

**2012029019 00009**

FORSYTH CO. NC FEE \$26.00  
GOVERNMENT  
PRESENTED & RECORDED  
07/03/2012 08:04:45 AM  
**C. NORMAN HOLLEMAN**  
REGISTER OF DEEDS  
BY: PATSY RUTH DAVIS  
DPTY

**BK: RE 3067**

**PG: 3677 - 3678**

**NO REVENUE STAMPS - GOVERNMENT EXEMPTION**

DRAWN BY: The O'Brien Law Firm Co., LPA

MAIL TO: 501 South Sharon Amity Road Suite 250, Charlotte, NC 28211

Grantor: Secretary of Housing and Urban, 40 Marietta Street Five Points Plaza, Atlanta, GA 30303

NOT GRANTOR'S PRIMARY RESIDENCE

Taxes: 2011 taxes in the amount of \$242.44

Property Address: 410 E 25th St., Winston Salem, NC, 27105

Tax Mailing Address: 26 Cocnut Circle Smithfield, NC 27577

FHA Case No.: 381-743585

File No.: NC12-0628-H

Tax ID#: 6836-35-7532.00

**SPECIAL WARRANTY DEED**

THIS DEED, made this 28 day of JUNE, 2012, by Secretary of Housing and Urban Development of Washington D.C., party of the first part, to G & H Rentals, LLC, party(ies) of the second part,

WITNESSETH: That the said party of the first part in consideration of TEN DOLLARS (\$10.00) amount and other considerations, to him paid by the said party(ies) of the second part, the receipt of which is hereby acknowledged, has bargained and sold and by these presents does bargain, sell and convey unto the said party(ies) of the second part, and the heirs and assigns of said party(ies) of the second part, all that certain lot or parcel of land situated in the County of Forsyth County, State of North Carolina, more particularly described as follows, to wit:

BEING ALL OF LOT 3 OF BON AIR, BLOCK 4, AS SHOWN ON PLAT THEREOF  
RECORDED IN MAP BOOK 3, PAGE (S) 25, FORSYTH COUNTY PUBLIC REGISTRY.  
TOGETHER WITH IMPROVEMENTS LOCATED THEREON; SAID PROPERTY BEING  
LOCATED AT 410 EAST 25TH STREET, WINSTON SALEM, NORTH CAROLINA.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land all privileges and appurtenances thereunto belonging to the said party(ies) of the second part and the heirs and assigns of said party(ies) forever.

SUBJECT to all covenants, restrictions, reservations, easements, conditions and rights appearing of record; and SUBJECT to any state of facts an accurate survey would show.

AND THE SAID PARTY of the first part doth covenant that he is seized of said premises in fee and has the right to convey same in fee simple; that he will WARRANT AND DEFEND the said title to the same against the claims of all persons claiming by, through and under him.

IN WITNESS WHEREOF the undersigned on this 25<sup>th</sup> day of June, 2012, has set his hand and seal as Authorized Agent for the Secretary of Housing and Urban Development, under authority and by virtue of a delegation of authority published at 70 FR 43171 (July 26, 2005).

SECRETARY OF HOUSING  
AND URBAN DEVELOPMENT OF  
WASHINGTON, D.C.  
HomeTelos, LP as Asset Manager  
Contractor for C-0-P-C-23632  
For HUD by: Ron Hutchison  
BY Hutchison, Senior Project Manager (SEAL)  
Name: RON HUTCHISON

Title: Designated Signatory for HomeTelos, LP,  
Asset Manager Contractor, Authorized Agent

STATE OF TENNESSEE  
COUNTY OF DAVIDSON

I, Kimie Perry, A Notary Public for said County and State, do hereby certify that Ron Hutchison, Designated Signatory for HomeTelos, LP, Asset Manager Contractor, Authorized Agent for the Secretary of Housing & Urban Development of Washington, D.C., and appeared before me this day whose authority is vested in it by 70 FR 43171 (July 18, 2005) and acknowledged that he signed the foregoing instrument on the day and year within mentioned for and on behalf of the Secretary of Housing and Urban Development of Washington, D.C.

Witness my hand and official seal this 25<sup>th</sup> day of June 2012.

(OFFICIAL SEAL)

KIMIE PERRY  
STATE  
OF  
TENNESSEE  
NOTARY  
PUBLIC  
COUNTY OF WILSON  
Kimie Perry, NOTARY PUBLIC

My Commission Expires: May 3, 2016

PREPARED BY THE O'BRIEN LAW FIRM CO., LPA, AS CLOSING AGENT FOR THE  
DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT