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Workflow No. 0000043971-0001 RT



Doc ID: 023213580003 Type: CRP
Recorded: 11/08/2010 at 03:24:05 PM
Fee Amt: \$485.00 Page 1 of 3
Revenue Tax: \$460.00
Workflow# 0000043971-0001
Buncombe County, NC
Otto W. DeBruhl Register of Deeds
BK4833 PG1103-1105

Excise Tax \$460.⁰⁰ Recording Time, Book and Page

Tax Lot No.: _____ Parcel Identifier No.: 9665-02-9972-00000
Verified by: _____ County on the _____ day of _____

By: _____

Mail after recording to Scott E. Larson and Laura Lee Larson Collie Law Firm Box 79

This instrument was prepared by: Mark A. Pearson, Attorney at Law/Brock & Scott, PLLC

Brief description for the Index
Lot 9, Section II, Applewood Estates

NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 5th day of October, 2010, by and between

Grantor	Grantee
US Bank National Association, as Trustee for SASCO 2007-WF2	Scott E. Larson and Laura Lee Larson
Mailing Address: 3476 Stateview Blvd. Fort Mill, South Carolina 29715	Mailing Address: Property Address: 26 Moriah Lane Asheville, NC 28803
Enter in appropriate block for each party; name, address, and, if appropriate, character of entity, e.g. corporation or partnership.	

Notice per NCGS §105-317-2: The above mentioned property is not a primary residence of the Grantor.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey into the Grantee in fee simple, all that certain lot or parcel of land situated in the City of Asheville, _____ Township, Buncombe County, North Carolina and more particularly described as follows:

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LYING AND BEING in Limestone Township of Buncombe County, North Carolina and BEING all of Lot 9 of Section II, Applewood Estates, as shown on plat thereof recorded in Plat Book 56, at Page 159 of the Buncombe County, North Carolina Registry, reference to which plat is hereby made for a more particular description of said property.

Prior Grantor(s): STEPHEN D RICE
Property Address: 26 Moriah Lane, Asheville, NC 28803

The property hereinabove described was acquired by the Grantor by instrument recorded in Book 4792, Page 1564, Buncombe County Public Register of Deeds.

A map showing the above described property is recorded in Plat Book 56, Page 159.

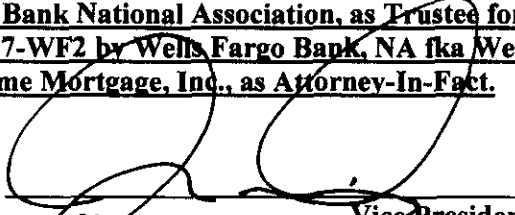
TO HAVE AND TO HOLD the aforesaid lot or parcel or land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

Easements, conditions, restrictions of record, and the 2011 Ad Valorem property taxes, a lien now due and payable.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

US Bank National Association, as Trustee for SASCO
2007-WF2 by Wells Fargo Bank, NA fka Wells Fargo
Home Mortgage, Inc., as Attorney-In-Fact.

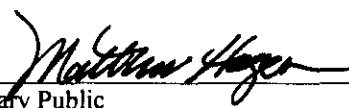
By: 
JASON WILSON Vice President
Vice President Loan Documentation

STATE OF IA
COUNTY OF B/K

I certify that the following person personally appeared before me this day, acknowledging to me that he/she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Jason Wilson - V.P. (title) for Wells Fargo Bank, NA fka Wells Fargo Home Mortgage, Inc. as Attorney in Fact for US Bank National Association, as Trustee for SASCO 2007-WF2 by Wells Fargo Bank, NA fka Wells Fargo Home Mortgage, Inc., Attorney in Fact.

Witness my hand and notarial seal, this 5th day of October, 2010.




Notary Public
Name: _____
My Commission Expires: _____

This notary acknowledgement made pursuant to new NCGS § 10B-40, § 10B-41, § 47-37.1(b). Effective December 1, 2005.
(Affix Notarial Seal/Stamp)

EXHIBIT A

Lying and being in Limestone Township, Buncombe County, North Carolina

BEING all of Lot 9, Section II, Applewood Estates, as shown on a plat of record in the Buncombe County Register of Deeds Office in Plat Book 56, at Page 159, reference to which being hereby made for a more particular description.

CONTAINING 0.94 +/- acres

AND BEING the same property as described in a Trustee’s Deed, dated June 16, 2012, said Trustee’s deed being recorded in Deed Book 4792 at Page 1564, of the Buncombe County Register of Deeds Office.

tcm/