



2013017691 00184

FORSYTH CO, NC FEE \$26.00
PRESENTED & RECORDED:

04-19-2013 02:50:13 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: OLIVIA DOYLE
ASST

BK: RE 3118

PG: 685-688

AFFIDAVIT OF CORRECTION OF TYPOGRAPHICAL OR OTHER MINOR ERROR
[N.C.G.S. 47-36.1]

Prepared by and return to: Thomas T. Crumpler, Esquire / Allman Spry Box #8

Each undersigned Affiant, jointly and severally, being first duly sworn, hereby swears or affirms that the GENERAL WARRANTY DEED recorded on August 9, 2010 at 2:23 p.m. in Book 2958, Page 1852, Forsyth County Registry, by and between FOWLER INVESTMENT COMPANY, as Grantor, and TIGHT LINES PARTNERS, LLC, as Grantee (the "Deed") contained the following *typographical or other minor error*:

The last paragraph of the legal description contained in Exhibit "A" attached to the Deed was erroneously omitted.

Affiant makes this Affidavit for the purpose of correcting the above-described instrument as follows:

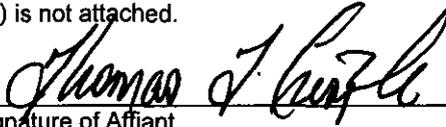
The legal description in the Deed is revised by adding the following paragraph at the end of the legal description: "The property described herein has been classified and, if appropriate, cleaned up as a brownsfields property under the North Carolina Brownsfields Property Reuse Act."

Affiant is knowledgeable of the agreement and the intention of the parties in this regard. Affiant is the (check one)

- Drafter of original instrument being corrected
- Closing attorney for transaction involving instrument being corrected
- Attorney for grantor/mortgagor named above in instrument being corrected
- Owner of the property described in instrument being corrected
- Other (Explain: _____)

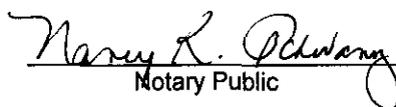
A copy of the original instrument (in part or in whole) () is / () is not attached.

Signature of Affiant _____
Print or Type Name: _____

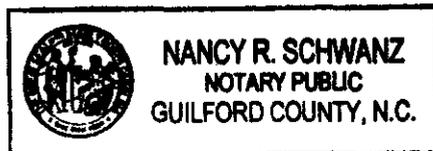

Signature of Affiant _____
Print or Type Name: Thomas T. Crumpler

State of North Carolina County of Forsyth

Signed and sworn to (or affirmed) before me, this the 19th day of April, 2013.

My Commission Expires: 4/1/2017

Notary Public

(Affix Official/Notarial Seal)



And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions: Easements, rights of way and restrictions of record, if any, and 2010 ad valorem taxes which are a lien, but are not yet due and payable.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be executed, the day and year first above written.

FOWLER INVESTMENT COMPANY,
a North Carolina corporation

By: Thomas H. Fowler
Name: THOMAS H. FOWLER
Title: PRESIDENT

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH

ss:

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: THOMAS H. FOWLER

Date: 8-9-10

Patti C. Huffman
Printed Name: PATTI C. HUFFMAN, Notary Public



My commission expires: 1-4-2011

EXHIBIT "A"

Beginning at a point located at the northeastern intersection of Broad Street and Holly Avenue, said point being the southwesternmost corner of the within described property, and running thence with the eastern right-of-way line of Broad Street, North 07° 26' 50" West 247.81 feet to pk nail set; thence leaving the eastern right-of-way of Broad Street and running with the southern boundary of a 16' alley, North 83° 00' 00" East 72.00 feet to a pk nail set; thence South 52° 00' 00" East 14.14 feet to a pk nail set; thence South 07° 00' 00" East 24.52 feet to a concrete nail set; thence North 83° 00' 00" East 18.69 feet to an existing iron pipe located in the northwestern corner of the property conveyed to Raymond C. Jones in Book 2409, Page 2702, Forsyth County Registry; thence with the western boundary of Jones and with the western boundary of property conveyed to Strawberry Fields Enterprises, LLC in Book 2446, Page 4135, South 07° 33' 29" East 216.02 feet to an existing iron pipe located in the northern right-of-way line of Holly Avenue; thence with the northern right-of-way of Holly Avenue, South 84° 32' 47" West 100.89 feet to the point and place of BEGINNING, containing .560 acre, more or less, and being designated as Tract 6 on a plat for West End Ventures, LLC, recorded in Plat Book 55 at Page 73, in the office of the Register of Deeds of Forsyth County, North Carolina.