

Covington, Jeryl (Jeri)

RECEIVED
N.C. Dept. of ENR

From: Covington, Jeryl (Jeri)
Sent: Friday, September 08, 2006 10:41 AM
To: 'Tim Jewett'
Subject: GSO Transfer Station Property
Attachments: SCAN0169_000.pdf

SEP 12 2006

~~Winston-Salem~~

Attached is the recorded deed for the City of Greensboro transfer station property located at 6310 Burnt Poplar Road. Please let me know if you are unable to open the attachment. A duplicate copy will be mailed to your attention.

*Please let
me know if
additional legal
recordings are required.
Jeri
373-2787*

1 DEEDS 742149 \$12.00
2 DEEDS ADDN PGS \$6.00
1 PROBATE FEE \$2.00

RECORDED - 742149
KATHERINE LEE PAYNE
REGISTER OF DEEDS
GUILFORD COUNTY, NC
BOOK: 5892
PAGE(S): 0902 TO 0905
08/01/2003 10:02:15

GUILFORD COUNTY 8/ 1/2003
NC REAL ESTATE EXTX \$1736.00

GENERAL WARRANTY DEED

Address of Grantee: Real Estate Division P.O. Box 3136, Greensboro 27402
Excise Tax: \$1,736.00
Parcel ID No.: _____
Prepared by: Donald G. Sparrow; Sparrow, Wolf & Sparrow, PA

Plu Richardson

THIS DEED made this 31st day of July, 2003, by and between

PIEDMONT CORPORATE PARK LLC,
a North Carolina limited liability company,
hereinafter called GRANTOR,
and
CITY OF GREENSBORO,
hereinafter called GRANTEE.

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 unto the Grantee in fee simple, all that certain lot or parcel of land located in the City of Greensboro, Morehead Township, Guilford County, North Carolina, which is described as follows:

BEING ALL of Lot 1 of the Property of Joseph F. Freeman as per plat thereof recorded in Plat Book 83, Page 117, in the Office of the Register of Deeds of Guilford County, North Carolina; as further described in Exhibit 'A' attached hereto and incorporated herein by this reference.

SAVE AND EXCEPT any portion of said property that is located within the rights of way of Burnt Poplar Road and/or Chimney Rock Road.

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

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Exhibit A

ACL 94-7029-960-02

Beginning at an existing iron pipe at the northeastern corner of Grantor (now or formerly Piedmont Corporate Park, LLC, as described and recorded in Deed Book 5199, Page 291, and Deed Book 4286, Page 661, and being Lot 1 as shown on a map entitled "Joseph F. Freeman, Jr." and recorded in Plat Book 83, Page 117, in the Office of the Register of Deeds of Guilford County, N.C.), said existing iron pipe also being in the southern line of APAC-Carolina, Inc., as described and recorded in Deed Book 5427, Page 926, in said Guilford County Registry, said existing iron pipe also being in the western margin of Chimney Rock Road as shown in said Plat Book 83, Page 117; thence, along Grantor's eastern line, said recorded western margin of Chimney Rock Road, the following three (3) courses and distances: 1) South 24°58'29" West 475.07 feet to an existing iron pipe; thence, 2) South 27°19'35" West 117.89 feet to an existing iron pipe; thence, 3) South 24°52'06" West 86.48 feet to an existing iron pipe at a southeastern corner of Grantor; thence, along the southeastern line of Grantor, also being the northwestern intersection of said Chimney Rock Road and Burnt Poplar Road, as recorded in said Deed Book 4286, Page 661, along a curve to the right having a radius of 45.00 feet and an arc length of 53.31 feet, with a chord bearing and distance of South 58°54'03" West 50.25 feet to an existing iron pipe at a southeastern corner of Grantor, said existing iron pipe also being in the northern margin of Burnt Poplar Road as recorded in said Deed Book 4286, Page 661; thence, along the southern line of Grantor, said northern margin of Burnt Poplar Road, the following four (4) courses and distances: 1) South 88°25'07" West 94.21 feet to an existing iron pipe; thence, 2) North 89°20'40" West 112.70 feet to a point; thence, 3) North 86°11'53" West 165.56 feet to a point, thence, 4) South 64°52'13" West 0.61 feet to a point at the recorded southwestern corner of Grantor, said point also being in the eastern line of Transmontaigne Product Services, Inc., as described and recorded in Deed Book 3976, Page 1762, and Deed Book 4955, Page 372 in said Guilford County Registry; thence, along the western line of Grantor, said eastern line of Transmontaigne Product Services, Inc., North 01°39'30" East 803.17 feet to an existing iron pipe at the northwestern corner of Grantor, said existing iron pipe also being at an eastern corner of said Transmontaigne Product Services, Inc., said existing iron pipe also being at the southwestern corner of said APAC—Carolina, Inc.; thence, along Grantor's northern line, the southern line of said APAC—Carolina, Inc., South 75°48'30" East 704.41 feet to the point of beginning, containing 408,809 square feet (9.385 acres).

For further reference see Drawing G-875 on file with the City of Greensboro, Engineering and Inspections Department.

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