

18  
EN  
✓  
FORSYTH CO, NC 67 FEE: \$ 12.00  
PRESENTED & RECORDED: 01/25/1999 11:56AM  
DICKIE C. WOOD REGISTER OF DEEDS BY: WILLIA  
NO TAXABLE CONSIDERATION  
28603 2147 - 2145

Prepared by: Wayne M. Bach, P. O. Box 2428, Hickory, NC

STATE OF NORTH CAROLINA

WARRANTY DEED

COUNTY OF FORSYTH

THIS WARRANTY DEED, made this 21 day of January, 1999, by and between MID SOUTH WATER SYSTEMS, INC., a North Carolina Corporation, licensed as a Public Utility, hereinafter called the "Grantor", and MID SOUTH INDUSTRIES, INC., of Post Office Box 127, Sherrills Ford, Catawba, North Carolina, 28673, hereinafter called the "Grantee";

WITNESSETH:

That the Grantor, for and in consideration of the sum of ONE HUNDRED (\$100.00) DOLLARS, and other good and valuable consideration to him in hand paid by the Grantee, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell, convey and confirm unto the Grantee, his heirs and/or successors and assigns, premises in \_\_\_\_\_ Township, Forsyth County, North Carolina, described as follows:

See Attached Schedule "A"

For further reference to title, see Deed Book 1632, Page 1567, Forsyth County Register of Deeds.

DRAFTER OF THIS INSTRUMENT DID NOT SEARCH THE TITLE AND IS NOT THE CLOSING AGENT.

TO HAVE AND TO HOLD the above-described premises, together with all the appurtenances thereunto belonging or in any wise appertaining, unto the Grantee, his heirs and/or successors and assigns forever.

And the Grantor covenants that he is seized of said premises in fee and has the right to convey the same in fee simple; that said premises are free from encumbrances (with the exceptions above stated, if any); and that he will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

When reference is made to the Grantor or Grantee, the singular shall include the plural and the masculine shall include the feminine or the neuter.

BK2047PG2143

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal the day and year first above written.

MID SOUTH WATER SYSTEMS, INC.

BY: Thomas Carroll Weber  
THOMAS CARROLL WEBER, President

ATTEST:

Dare M. Kimbrough  
Dare M. Kimbrough, Assistant Secretary  
(Corporate Seal)

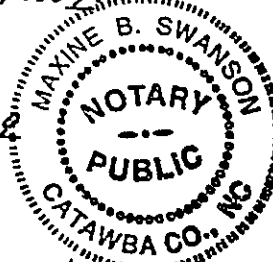
STATE OF NORTH CAROLINA  
COUNTY OF Catawba

I, Maxine B. Swanson a notary public in and for said county and state, hereby certify that Dare M. Kimbrough personally came before me this day and acknowledged that she is Assistant Secretary of MID SOUTH WATER SYSTEMS, INC. a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by her as the Assistant Secretary.

WITNESS my hand and notarial seal this 2nd day of January, 1999

Maxine B. Swanson  
Notary Public

My commission expires: 8-2-99



STATE OF NORTH CAROLINA  
COUNTY OF FORSYTH

The foregoing certificate(s) of Maxine B. Swanson, NP is certified to be correct. This instrument was presented for registration this 2nd day of January, 1999, at        o'clock        M., and duly recorded in the Office of the Register of Deeds for        County in Book        at Page       .

This 2nd day of January, 1999,  
DICKIE C. WOOD, REGISTER OF DEEDS  
Register of Deeds.

By: James J. Han  
Deputy Ass't Register of Deeds

BK2047PG2144

SCHEDULE "A"

Being known and designated as the "Plant Site" on the plat of Pinebrook Manor, Section I, recorded in Plat Book 32, page 124, in the office of the Register of Deeds of Forsyth County, North Carolina, and described as follows:

BEGINNING at an iron stake in the right-of-way line of Creeksedge Court, the northwest corner of Lot 31 of above said plat and running thence with the western line of Lot 31, South  $00^{\circ} 13' 12''$  West and crossing an iron stake at 96.88 feet, a total distance of 120.08 feet to a point in Mill Creek in the northern line of R. O. Grubbs; thence running with the northern line of R. O. Grubbs and along the approximate centerline of Mill Creek the four (4) following courses and distances: South  $78^{\circ} 21' 07''$  West 61.37 feet to a point, South  $75^{\circ} 13' 24''$  West 138.49 feet to a point, North  $66^{\circ} 55' 33''$  West 43.96 feet to a point, and North  $05^{\circ} 51' 26''$  West 63.05 feet to a point, the southernmost corner of Lot 30 of said plat; thence with the line of Lot 30, North  $60^{\circ} 08' 50''$  East and crossing an iron stake at 30.15 feet, a total distance of 228.09 feet to an iron stake in the right-of-way line of Creeksedge Court; thence with the right-of-way line of Creeksedge Court on a curve to the left, said curve having a radius of 50 feet, an arc distance of 53.01 feet to the point and place of BEGINNING.

BK2047PG2145