

513 FEE:\$ 23.00  
FORSYTH CO, NC PRESENTED & RECORDED: 04/30/2003 3:45PM  
DICKIE C. WOOD REGISTER OF DEEDS BY: THOMAS  
STATE OF NC REAL ESTATE EXTX:\$ 224.00  
BK2346 PG3622 - PG3625

DRAFTED BY: EDWARD R. GREEN - NELSON, BOYLES, NIBLOCK & GREEN  
RETURN TO: Grantees 4955 LaCrest Court Winston Salem NC 27105  
MAIL TAX BILLS TO: Grantees-4955 La Crest, Winston-Salem, NC 27105  
Block 3006 Lot 130

STATE OF NORTH CAROLINA

CORPORATION DEED

COUNTY OF FORSYTH

Stamps: \$ 224.<sup>00</sup>

THIS CORPORATION DEED, made this 14<sup>th</sup> day of March, 2003 by OAKWOOD MOBILE HOMES, INC., a Corporation of the State of North Carolina, party of the first part, to GEOVANNI Q. OLMEDO and wife, JOYCE A. MORRISON, party of the second part,

WITNESSETH:

That said party of the first part in consideration of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION (\$10.00 OVC) to it paid by party of the second part, receipt of which is hereby acknowledged, has bargained and sold and by these presents does bargain, sell and convey to said party of the second part and his heirs and assigns, a certain tract or parcel of land in Forsyth County, North Carolina, bounded as follows:

SEE ATTACHED EXHIBIT A

TO HAVE AND TO HOLD the aforesaid tract, parcel or lot of land, all privileges and appurtenances thereto belonging to the said party of the second part and their heirs and assigns, to them only use and behoof forever;

AND THE SAID party of the first part covenants to and with the said party of the second part and their heirs and assigns, that it is seized of said premises in fee, and has right to convey the same in fee simple; that the same are free from all encumbrance, and that it will warrant and defend the said title to the same against the claims of all persons whatsoever, except easements, restrictions and rights of way of record, if any, and taxes for year 2003 which have been prorated to date of closing.

IN WITNESS WHEREOF the said party of the first part has caused these presents to be signed by its proper authorized officer the day and year first above written.

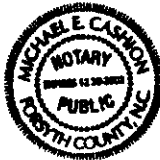
OAKWOOD MOBILE HOMES, INC.

BY: ME DAL  
Title: VP

STATE OF NORTH CAROLINA  
COUNTY OF FORSYTH

I, MICHAEL E. CASHION, a Notary Public, certify that MIKE E. TAYLOR, personally came before me this day and acknowledged that (s)he is VICE PRESIDENT of OAKWOOD MOBILE HOMES, INC., a North Carolina Corporation, and that (s)he as VICE PRESIDENT, being authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand AND official seal, this the 18 day of MARCH, 03, 2003.



[Signature]  
Notary Public

My Commission Expires: 12/30/07

STATE OF NORTH CAROLINA - ~~STONES~~ <sup>Forsyth</sup> COUNTY  
The foregoing certificate of Michael E. Cashion, NP is certified to be correct. This the 30 day of April, 2003.

FORSYTH COUNTY REGISTER OF DEEDS

DICKIE C. WOOD, REGISTER OF DEEDS

BY: [Signature] Deputy/Assistant

## Exhibit "A" Description

All that parcel of land lying in Middlefork Township, County of Forsyth and State of North Carolina, containing 2.250 acres, more or less, as shown on a survey dated April 18, 1984 by Gupton-Skidmore Associates, and being described more particularly as follows:

BEGINNING AT AN IRON STAKE, northwest corner of said parcel, said point being the Northeast corner of the property of Tommy M. Alphin (Record Book 1380 at page 999) and the Northwest corner of the property of R.L. Fletcher (Record Book 1377 at page 1151) and being the Southeast corner of the property of Stanley E. Norris (Deed Book 1189, page 666) and Southwest corner of Sunny Terrace Section One (Plat Book 26, page 22) and being located North 05° 04' 13" East 1124.83 feet from an iron stake located in the North right of way line of Day Road; and running from said place of beginning with the South line of R.L. Fletcher South 56° 40' 21" East 330.67 feet to an iron stake; running thence South 05° 04' 13" West 286.88 feet to an iron stake located in the North line of the property of Gregory D. Fox; running thence with the North line of the property of Gregory D. Fox North 73° 47' 48" West 296.86 feet to an iron stake located in the East line of the property of Tommy M. Alphin; and running thence with the East line of the property of Tommy M. Alphin North 05° 04' 13" East 386.11 feet to the place of beginning.

Together with a perpetual and non-exclusive right of way and easement for ingress and regress (including the right to have same traversed by public utility lines and the right to maintain same for vehicular traffic) over and across a parcel of land 20 feet in width and 769.06 feet in length leading from the Northeast corner of aforesaid 2.250 acre parcel to a access and utility easement (hereinafter described and sometimes referred to as La-Crest Court), the North line of which easement is described more particularly as follows:

Beginning at an iron stake, Northeast corner of aforesaid 2.250 acre parcel and running thence with the South line of the property of R.L. Fletcher South 56° 40' 21" East 679.06 feet to an iron stake located in the West line of culdesac at the Northern terminus of 60 foot access easement hereafter described \_\_\_\_\_ and

TOGETHER with a perpetual and nonexclusive right of way and easement for ingress and egress (including the right to have same traversed by public utility lines and the right to maintain same for vehicular traffic over and across a parcel of land designated as LaCrest Court on aforesaid survey by GuptonSkidmore Associates, said street being described more particularly as follows:

BEGINNING at an iron stake located in the North right of way line of Day Road, said point being located the three (3) following courses and distances along the North right of way line of Day Road from the old Southeastern corner of the property of Powell Day with the Southwestern corner of the property of Stanley E. Morris (Deed Book 1216, page 1542 Tax Lot 111, Block 3010, Forsyth County Tax Maps): (1) North  $53^{\circ} 34' 53''$  West 658.68 feet to an iron stake; (2) North  $54^{\circ} 26' 49''$  West 106.44 feet to an iron stake; and (3) North  $67^{\circ} 39' 16''$  West on a curve to the left a chord distance of 91.43 feet to an iron stake, aforesaid point of Beginning; and running thence on a curve to the left North  $00^{\circ} 33' 03''$  East \* a chord distance of 137.26 feet to an iron stake; running thence North  $09^{\circ} 13' 09''$  West 398.80 feet to an iron stake; running thence on a curve to the right North  $14^{\circ} 03' 52''$  East a chord distance of 19.76 feet to an iron stake; running thence on a curve to the left North  $06^{\circ} 07' 59''$  East a chord distance of 57.01 feet to an iron stake; running thence on a curve to the left North  $55^{\circ} 30' 39''$  West a chord distance of 55.71 feet to an iron stake; running thence on a curve to the left South  $63^{\circ} 41' 38''$  West a chord distance of 55.61 feet to an iron stake; running thence on a curve to the left South  $11^{\circ} 13' 46''$  East a chord distance of 77.18 feet to an iron stake, running thence on a curve to the right South  $32^{\circ} 30' 10''$  East a chord distance of 19.76 feet to an iron stake; running thence South  $09^{\circ} 13' 09''$  East 398.80 feet to an iron stake; running thence on a curve to the right South  $00^{\circ} 41' 31''$  West \* a chord distance of 118.57 feet to an iron stake located in the North right of way line of Day Road; and running thence with the North right of way line of Day Road on a curve to the right South  $81^{\circ} 17' 56''$  East a chord distance of 60.03 feet to an iron stake, the place of BEGINNING. Aforesaid street being designated La-Crest Court of aforesaid survey.

\*Curve Data as follows: Delta =  $22^{\circ} 39' 08''$ ;  
Tangent = 75.00'; Radius = 374.45'; L = 148.04'; and  
C = 147.08'.