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FORSYTH CO. NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
07/15/2016 01:38:45 PM
C. NORMAN HOLLEMAN
REGISTER OF DEEDS
BY: OLIVIA DOYLE
ASST

BK: RE 3297

PG: 759 - 761

**CORRECTIVE DEED
NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$ NTC

Parcel Identifier No. 5896-86-5248.00 Verified by _____ County on the ____ day of _____, 20__

By: _____

Mail/Box to: Grantee

This instrument was prepared by: Weber Stegall & Grewal, PLLC, 445 Dolley Madison Road, Suite 102, Greensboro, NC

Brief description for the Index: _____

THIS DEED made this 14th day of June, 2016, by and between

GRANTOR
Candita C. Cline and spouse, Clinton G. Cline
270 Yacht Road
Mooresville, NC 28117

GRANTEE
Scott D. Lawhon , unmarried
5050 Fleetwood Circle
Winston-Salem, NC 27106

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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, parcel of land or condominium unit situated in the City of Winston-Salem, _____ Township, Forsyth County, North Carolina and more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference.

Property Address: 5050 Fleetwood Circle, Winston-Salem, NC 27106

The purpose of this Corrective Deed is to add the legal description which was omitted in deed recorded June 15, 2016 in Book 3291 Pages 2915-2916, Forsyth County Registry. The property is hereby made subject to the lien of the Deed of Trust in favor of Atlantic Bay Mortgage Group, LLC recorded in Book 3291 Pages 2917-2930, Forsyth County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1734 page 2086. All or a portion of the property herein conveyed includes or X does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book _____ page _____.

Submitted electronically by "Weber Stegall & Grewal, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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.

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, other than the following exceptions:

This conveyance is made subject to all easements, rights-of-way, and restrictions of record or visible upon the described property, and to ad valorem taxes for the current year.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

 (Entity Name) Candita C. Cline (SEAL)
 Print/Type Name: Candita C. Cline

By: _____
 Print/Type Name & Title: _____ Clinton G. Cline (SEAL)
 Print/Type Name: Clinton G. Cline

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

State of North Carolina - County or City of Forsyth

I, the undersigned Notary Public of the County or City of Forsyth and State aforesaid, certify that Candita C. Cline and spouse, Clinton G. Cline personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 14th day of June, 2016.

My Commission Expires: 8/10/19
 (Affix Seal)

BRIAN T. CLIFFORD
 NOTARY PUBLIC
 Guilford County
 North Carolina
 My Commission Expires 8/10/19

Brian T. Clifford Notary Public
 Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____
 (Affix Seal)

 Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally came before me this day and acknowledged that _____ he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, _____ he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____
 (Affix Seal)

 Notary's Printed or Typed Name

EXHIBIT A

Beginning at an iron stake on the south side of the Brookstown Road, said iron stake being north 79 degrees 19 minutes west and 322.0 feet westwardly from an iron stake on the south side of the aforesaid Road, S.I. Craft's old northwest corner on the south side of the Brookstown Road; running thence south 14 degrees 04 minutes west along Hicks 639.79 feet to an iron stake a new corner in Hicks' line; thence north 67 degrees 09 minutes west a new line 115.63 feet to an iron stake a new corner; thence north 12 degrees 18 minutes east a new line 613.35 feet to an iron on the south side of the Brookstown Road; thence south 79 degrees 19 minutes east along the south side of the Brookstown Road 136.46 feet to an iron stake the point of BEGINNING; including one half of the Brookstown Road for the actual corners being points in the aforesaid road containing 1.86 acres, more or less.

The parcel of land described above is a part of the tract of land conveyed to M. C. Hicks by Lula Pfaff by deed recorded in the Office of the Register of Deeds of Forsyth County, North Carolina in book 60 of deeds at page 29.

FOR INFORMATIONAL PURPOSES ONLY

Property address: 5050 Fleetwood Circle, Winston-Salem, NC 27106