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FORSYTH COUNTY NC FEE \$26.00
 NO TAXABLE CONSIDERATION
 PRESENTED & RECORDED
 05/23/2024 12:26:34 PM
 LYNNE JOHNSON
 REGISTER OF DEEDS
 BY: CARLA B FLEMING, DPTY
 BK: RE 3808
 PG: 116 - 118

NORTH CAROLINA CORRECTIVE DEED

Excise Tax: **No Excise Stamps**

Parcel Identifier No.: **6844-18-5908.000**

Mail/Box to: **112 N. Marshall Street, Winston-Salem, NC 27101**

This instrument was prepared by: **Attorney Eric S. Ellison**

Brief description for the Index: **Lot Nos.: 502, 503 & 504, Longview Development, No. 2**

DEED made this 23rd day of May, 2024 by and between

GRANTOR	GRANTEE
<p>CORNELIUS PROPERTIES, LLC A Dissolved North Carolina Limited Liability Company which transfers the subject property pursuant to § 57D-6-07. Winding up & Peggy C. Cornelius, individually as the surviving Member/Manager of CORNELIUS PROPERTIES, LLC</p> <p><u>Mailing Address:</u> PO Box 1282 Pilot Mountain, NC 27041</p> <p>SUBJECT PROPERTY IS NOT THE GRANTOR'S PRIMARY RESIDENCE</p>	<p>Jose Morales Hernandez (Current property owner)</p> <p><u>Mailing/ Property Address:</u> 1539 Longview Drive Winston-Salem, NC 27107</p>

*****This Corrective Deed is being executed to correct the omission of 2 property lots that were not included in the deed recorded at Deed Book 2300, Page 282 Forsyth County Registry. It was the intent of all parties that Lot Nos. 502, 503, and 504 of Longview Development, No. 2 would be included. No new consideration has been exchanged.*****

Submitted electronically by "The Ellison Law Firm"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

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, full ownership interest in the real property described below, all that certain lot or parcel of land situated in the County of Forsyth, City of Winston-Salem, North Carolina and more particularly described as follows:

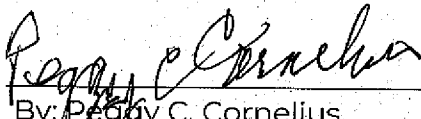
BEING KNOWN AND DESIGNATED as Lots Nos. 502, 503 and 504 as shown on the Map of LONGVIEW DEVELOPMENT, No. 2, recorded in Plat Book 1 at Page 39A in the Office of the Register of Deeds of Forsyth County, North Carolina, to which map reference is hereby made for a more particular description.

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 said Grantor does covenant that it is seized of said premises in fess and has the right to convey the same in fee simple, that the same are free and clear of all encumbrances and that it will warrant and defend the said title to the same against claims of all person whatsoever.

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

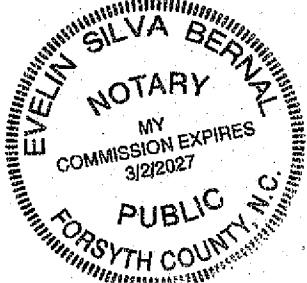
CORNELIUS PROPERTIES, LLC.

 (SEAL)
By: Peggy C. Cornelius
Title: Member/Manager

State of North Carolina)
)
County of Forsyth)

I, the undersigned, a Notary Public in and of said County and State aforesaid, do hereby certify that Peggy C. Cornelius, as Member/Manager of CORNELIUS PROPERTIES, LLC, a dissolved North Carolina Limited Liability Company personally appeared before me and acknowledged the execution of the foregoing instrument for the purpose stated therein and, in the capacity, indicated.

Witness my hand and Notarial stamp or seal this 23rd day of May, 2024.



My Commission Expires: 03-02-27
Notary Public: Evelin Silva Bernal

Peggy C. Cornelius (SEAL)
Peggy C. Cornelius

State of North Carolina)
)
County of Forsyth)

I, the undersigned, a Notary Public in and of said County and State aforesaid, do hereby certify that Peggy C. Cornelius personally appeared before me and acknowledged the execution of the foregoing instrument for the purpose stated therein and, in the capacity, indicated.

Witness my hand and Notarial stamp or seal this 23rd day of May, 2024.

My Commission Expires: 03-02-27
Notary Public: Evelin Silva Bernal

