

**2024017272 00129**

FORSYTH COUNTY NC FEE \$26.00

STATE OF NC REAL ESTATE EXT

**\$1.00**

PRESENTED & RECORDED

05/29/2024 03:17:29 PM

**LYNNE JOHNSON**

REGISTER OF DEEDS

BY: OLIVIA DOYLE, ASST

**BK: RE 3808**

**PG: 3492 - 3494**

STATE OF NORTH CAROLINA  
COUNTY OF FORSYTH

DEED IN LIEU

Drawn By: Samantha K. Brumbaugh

Return To: Daniel R. Hansen, 101 South Tryon Street, Suite 2200, Charlotte, NC 28280

Revenue Stamps:

THIS DEED, made this the 29th day of May, 2024, by and between 3O's Equity, LLC, a North Carolina limited liability company, hereinafter called "Grantor" and Employers Mutual Casualty Company, hereinafter called "Grantee."

WITNESSETH:

That Grantor, in consideration of the sum of One Dollar (\$1.00) and the full and complete release of all liability of Note dated May 11, 2023, and the cancellation of debts, obligations, costs, and charges heretofore existing under and by virtue of the terms of that certain Deed of Trust recorded in Book 3754, Page 2667-2672, Forsyth County Registry, to Michael L. Burt, Original Trustee, securing said Note and the cancellation of record by Grantee of said Deed of Trust and delivery of said cancelled Note to Grantor, the receipt of which is acknowledged, hereby grant, bargain, sell, and convey unto the said Grantee, and unto its successors in such office as such, and its assigns, all that certain parcel of land located in Forsyth County, State of North Carolina, which is more particularly described as follows:

**SEE ATTACHED EXHIBIT A.**

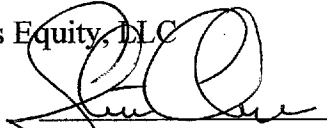
TO HAVE AND TO HOLD the hereinabove described property and all privileges and appurtenances thereto belonging to the said Grantee, and his successors in such office, as such, and his assigns, forever, in fee simple.

This deed is an absolute conveyance, the Grantor having sold said land to the Grantee for consideration, in addition to the above recited consideration, being in full satisfaction of all notes, debts or obligations secured by that certain Deed of Trust executed by Grantor to Michael L. Burt, as Original Trustee, as recorded in Book 3754, Page 2667-2672, Forsyth County Registry.

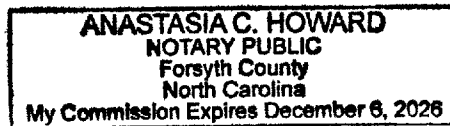
Grantor covenants with the Grantee that it is seized of said premises in fee and has the right to convey same; that the same are free and clear from all encumbrances except as to real property taxes owed to Forsyth County Tax Department and a judgment in favor of Alliance Architecture of the Triad, PC.

IN WITNESS WHEREOF, the Grantor has hereto caused this Deed to be signed in its corporate name by its duly authorized officer.

3O's Equity, LLC

By:  (SEAL)

Steven Ohm  
Member

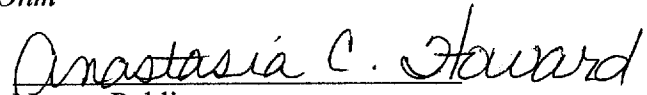


NORTH CAROLINA  
COUNTY OF FORSYTH

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: *Steven Ohm*

Date 5/24/2024

(SEAL)

  
Notary Public  
My Commission Expires: 12/6/2026

**EXHIBIT A**  
**LEGAL DESCRIPTION**

Being known and designated as Lot 2 as shown on the certain plat titled FINAL PLAT FOR:  
CLEMMONS TOWN CETNER LEWISVILLE CLEMMONS ROAD, recorded in Plat Book 62,  
Pages 130-131, Forsyth County Registry.

Property Address: 3487 Genry Lane, Clemmons, NC  
PIN#: 5893-04-0489