

**2025023845 00032**

FORSYTH COUNTY NC FEE \$26.00  
 PRESENTED & RECORDED  
 07/11/2025 09:52:16 AM  
 LYNNE JOHNSON  
 REGISTER OF DEEDS  
 BY: CARLA B FLEMING, DPTY  
 BK: RE 3873  
 PG: 3004 - 3006

**CORRECTIVE NOTICE OR SCRIVENER'S AFFIDAVIT FOR  
 NOTICE OF TYPOGRAPHICAL OR MINOR ERROR  
 [N.C.G.S. 47-36.1(a)]**

Prepared by: Priority Title & Escrow, LLC, 641 Lynnhaven Parkway, Suite 200, Virginia Beach, VA 23452

Each undersigned Affiant, jointly and severally, being first duly sworn, hereby swears or affirms that the  
Deed (name or type of instrument) recorded on  
06/20/2023 (date) in Book 3759, Page 3232, Forsyth County Registry, by and between  
Alliance 2009, LLC (Grantor) and K4K, LLC (Grantee) (original parties)  
 contained typographical or minor error(s); and this Affidavit is made to give notice of the below corrective information:

Legal Description is incorrect. A corrected Legal Description is attached to this document as **Exhibit A**.

Affiant is knowledgeable of the agreement and the intention of the parties in this regard. Affiant is the (check one)

- ☒ Drafter or preparer of the previously recorded instrument  
☒ Closing attorney for transaction involving the previously recorded instrument  
☐ Attorney for grantor/mortgagor named above in the previously recorded instrument  
☐ Owner of the property described in the previously recorded instrument  
☐ Other (Explain: \_\_\_\_\_)

A copy of the previously recorded instrument (in part or in whole) ( ) is / (X) is not attached.

Signature of Affiant  
 Print or Type Name: Jodiana Fattorini

State of VA City of Virginia Beach  
 County of Virginia Beach

Signed and sworn to (or affirmed) before me, this the 11 day  
 of July, 2025

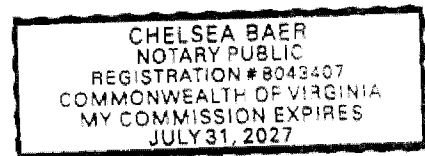
My Commission Expires:

7/31/27

Chelsea Baer  
 Notary Public

Chelsea Baer  
 Notary's Printed or Typed Name

(Affix Official/Notarial Seal)



August 31, 2018

submitted electronically by "Priority Title & Escrow, LLC"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Forsyth County Register of Deeds.

## Exhibit A

All the following described real estate, situated in the County of Forsyth and the State of North Carolina known and described as follows, to wit:

Tract 1:

Tax Block 2047-Lots 6R and 207E, Tax Block 2045-Lots 29C, 30C, 31C, 32C, and 33C, and Honeysuckle Lane (formerly James William Clayton, Sr. heirs property)

Being a portion of the property of Blue Oak Limited Partnership described in Deed Book 2106, Page 1583, said portion being all of Lots 29, 30, 31, 32, and 33 shown on plat of "Property of R.W. Clayton & J. E. Clayton" recorded in Plat Book 13, Page 191, and a portion of Lot 6 and a portion of Lot 7 shown on "Map showing the division of the remainder of the property of J. R. Clayton, decd., ..." recorded in Plat Book 11, Page 177, (deed and plats recorded in the Office of the Register of Deeds of Forsyth County, N.C.), said property being more particularly described as follows:

Beginning at an existing iron rod within the graveled roadbed of Coral Drive (formerly East Street) marking the intersection of the southern right of way line of Coral Drive with the eastern line of Lot 6 and the western line of Lot 7 shown on "Map showing the division of the remainder of the property of J. R. Clayton, decd., ..." recorded in Plat Book 11, Page 177, said existing iron rod marking a corner of the property of Wal-Mart Real Estate Business Trust described in Deed Book 2124, Page 1543, said existing iron rod also being located South 00° 00' 37" West 14.28 feet from an existing bent axle within the graveled roadbed of Coral Drive marking the northwest corner of said Lot 7, said axle also being in the southern line of Lot 3 shown on "Map of W. W. Clayton dec. Property Subdivided" recorded in Plat Book 9, Page 61 and also marking another corner of said Wal-Mart Real Estate Business Trust property, and running thence from said beginning point with the line of said Wal-Mart Real Estate Business Trust property South 89° 05' 46" East 48.52 feet to an iron rod set; thence continuing with the line of said Wal-Mart Real Estate Business Trust property South 00° 17' 03" West 475.72 feet to an iron rod set in the northern right of way line of Harmony Street marking a corner of said Wal-Mart Real Estate Business Trust property, said iron rod set being located South 84° 21' 44" West 0.13 feet from an iron rod set marking the present eastern terminus of the northern right of way line of Harmony Street and the northwest corner of the property of Blue Oak Limited Partnership described in the Resolution Ordering the Closing of a Portion of Harmony Street recorded in Deed Book 2110, Page 1825, said iron rod set also being located South 84° 21' 44" West 129.03 feet from an iron rod set marking a corner of said Wal-Mart Real Estate Business Trust property and the former eastern terminus of the northern right of way line of Harmony Street located North 65° 14' 20" West 1887.28 feet from an existing axle marking the northeast corner of Lot J shown on plat of Subdivision of North Summit Square recorded in Plat Book 35, Page 95, said existing axle having NAD 83 Coordinates of North 890035.1932 and East 1625426.1062 per said plat; thence with the northern right of way line of Harmony Street South 84° 21' 44" West 30.05 feet to an iron rod set marking the southeast corner of the property of Frances J. Hester described in Tract 1 - Deed Book 1558, Page 1400, said iron rod set being located North 84° 21' 44" East 15.92 feet from an existing iron rod marking the southwest corner of Lot 7 shown on "Map showing the division of the remainder of the property of J. R. Clayton, decd., ..." - Plat Book 11, Page 177; thence with the eastern line of said Hester property North 00° 37' 32" East 201.10 feet to an existing iron rod marking the northeast corner of said Hester property; thence with the northern line of said Hester property South 84° 21' 38" West 18.58 feet to an existing solid iron in the western line of said Lot 7, said existing solid iron also marking the northeast corner of Lot 42 shown on plat of "Property of R. W. Clayton & J. E. Clayton" recorded in Plat Book 13, Page 191, said Lot 42 being the property of Frances J. Hester described in Tract 2, Deed Book 1558, Page 1400; thence with the northern line of Lots 42, 41, 40, 39, 38, 37, 36, 35, and 34 - Plat Book 13, Page 191 South 84° 21' 38" West 291.64 feet to an existing axle marking the northwest corner of said Lot 34, said existing axle being in the western line of Lot 6 shown on said "Map showing the division of the remainder of the property of J. R. Clayton, decd., ..." and the eastern line of Lot 24 - Block "H" shown on plat of "Part of J. R. Clayton's Property" recorded in Plat Book 4, Page 10; thence with the western line of said Lot 6 and the eastern lines of said Lot 24 - Block "H", Car Fare Drive (formerly "C" Street), and Lots 16 through 19 - Block "G" shown on said plat of "Part of J. R. Clayton's Property" North 17° 29' 00" West 148.59 feet to an existing iron pipe marking the southeast corner of Lot 33 shown on said plat of "Property of R. W. Clayton & J. E. Clayton" - Plat Book 13, Page 191; thence with the

## Exhibit A

(Continued)

northern line of said Lot 19 Block "G" and the southern line of Lots 33, 32, 31, 30, and 29 - Plat Book 13, Page 191 South 70° 16' 46" West 122.62 feet to an existing axle marking the southwest corner of said Lot 29 and the southeast corner of Lot 18- Plat Book 13, Page 191; thence with the eastern line of Lots 18, 19, and 20- Plat Book 13, Page 191 North 19° 28' 35" West 73.17 feet to an existing iron pipe marking the northeast corner of said Lot 20; thence with the eastern line of Lots 21, 22, and 23- Plat Book 13, Page 191 North 19° 13' 15" West 75.09 feet to an existing iron pipe marking the northeast corner of said Lot 23; thence with the eastern line of Lots 24, 25, 26, and 27 - Plat Book 13, Page 191 North 19° 24' 10" West 81.36 feet to an existing axle in the southern right of way line of Coral Drive marking the northwest corner of said Lot 29 - Plat Book 13, Page 191; thence with said southern right of way line and the northern line of Lots 29, 30, 31, 32, and 33 - Plat Book 13, Page 191 South 89° 10' 00" East 138.81 feet to an existing iron rod marking the northeast corner of said Lot 33 in the western line of Lot 6 shown on said "Map showing the division of the remainder of the property of J. R. Clayton, decd., ..." - Plat Book 11, Page 177; thence continuing with the southern right of way line of Coral Drive South 89° 05' 46" East 387.74 feet to the point and place of beginning. Containing 3.3690 acres more or less.

Bearings in this description are North Carolina Grid Bearings based on plats dated 6/18/93 prepared by the Engineering Division of the City of Winston-Salem, N.C. for the right of way acquisition of Hanes Mill Road.

Save and Except that portion of Honeysuckle Lane that may revert to the ownership of Wal-Mart Real Estate Business Trust due to the closing of Honeysuckle Lane as Ordered in Resolution recorded in Book 2150, Page 10, Forsyth County Registry.

Save and Except the property conveyed to Wal-Mart Real Estate Business Trust in North Carolina General Warranty Deed recorded 9/23/2003 in Book 2405 Page 1645, Forsyth County Registry.

Tract II:

Tax Block 6329-Lot 001B

Being a portion of the property of Blue Oak Limited Partnership described in Deed Book 2106, page 1586 and being known and designated as Lot No. 1B, as set out upon that certain plat entitled "Oak Summit-Section 1- "Revised Lot 1" and recorded in Plat Book 44, page 189 (the "Plat") in the office of the Register of Deeds of Forsyth County North Carolina, containing 1.057 acres more or less, to which reference is made for a more particular description.

Parcel ID: 682931-3155 and 6829-31-1200

Being all and the same lands and premises conveyed to Alliance 2009 LLC, a Delaware Limited Liability Company by Blue Oak Limited Partnership, a North Carolina Limited Partnership in a Special Warranty Deed dated 02/23/2009 and recorded 11/01/2012 in Book 3089 Page 238, Document Number 2012048755, in the Land Records of Forsyth County, NC.