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FORSYTH CO. NC FEE \$26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED
12/28/2016 01:35:12 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: OLIVIA DOYLE
ASST

BK: RE 3325

PG: 2546 - 2548

STATE OF NORTH CAROLINA

FORSYTH COUNTY

Prepared by: Spilman Thomas & Battle, PLLC, 110 Oakwood Drive, Winston-Salem, NC 27103
Return to: Spilman Thomas & Battle, PLLC, 110 Oakwood Drive, Winston-Salem, NC 27103 (Box #29)

PARTIAL RELEASE DEED

THIS PARTIAL RELEASE DEED, made and entered into this 28 day of December, 2016, by Branch Banking and Trust Company, hereinafter called Mortgagee, and I-40/Union Cross RE, LLC, a North Carolina limited liability company, hereinafter referred to as Mortgagor.

WITNESSETH

WHEREAS, Mortgagor heretofore executed to Mortgagee, a certain **Deed of Trust**, dated March 25, 2011, and recorded on March 28, 2011 in Book 2995, Page 1152, Forsyth County Registry (the "Deed of Trust"), to secure a certain indenture; and

WHEREAS, Mortgagor has requested Mortgagee to release from the lien of said deed of trust so much of the land therein conveyed as is hereinafter described, and Mortgagee has agreed to release from the lien of said deed of trust so much of the land therein conveyed as is hereinafter described.

NOW, THEREFORE, Mortgagee, for and in consideration of the sum of Ten and no/100 (\$10.00) Dollars to it paid by Mortgagor, has remised and released and by these presents do remise, release and forever quitclaim unto the said Mortgagor and its heirs and assigns certain lands situate in the County of Forsyth, State of North Carolina, and more particularly described as follows:

See attached Exhibit A incorporated herein.

TO HAVE AND TO HOLD said lands to it, Mortgagor, and its heirs and assigns, free and discharged from the lien of said deed of trust herein above referred to.

But it is understood and agreed that this release shall apply only to so much of said lands as are herein expressly described and conveyed, and that the remainder of said lands shall remain subject to the lien of said deed of trust, and shall remain in full force and effect.

When reference is made to the Indenture Trustee, any Party or Parties, or to the Mortgagee, the singular shall include the plural and the masculine shall include the feminine or the neuter.

IN TESTIMONY WHEREOF, said Mortgagee, has hereunto executed this Partial Release Deed the day and year first above written.

Mortgagee:

Branch Banking and Trust Company

By: [Signature] (SEAL)
Name: David B. LeBlanc
Title: SVP

NORTH CAROLINA

GUILFORD COUNTY

I, HANNA K. JOY, Notary Public for ROCKINGHAM County, North Carolina, certify that DAVID B. LEBLANC personally came before me this day and acknowledged that he/she is SENIOR VICE president of Branch Banking and Trust Company, a banking corporation, and that he/she as SENIOR VICE president, being authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official seal, this the 19th day of DECEMBER 2016.

Hanna K. Joy
Notary Public

Printed name: Hanna K. Joy

My commission expires:

6/12/2018

SEAL:

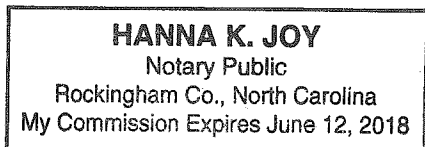


EXHIBIT A

Legal Description

Lying in Kernersville Township, Forsyth County, North Carolina, and being more particularly described as follows:

BEING THAT CERTAIN tract of land designated as Common Area (for Stormwater Management) as shown on that plat entitled "Final Plat for: Smith Crossing" recorded in Plat Book 65, Page 134, Forsyth County Registry, North Carolina.