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FORSYTH COUNTY NC FEE \$26.00
PRESENTED & RECORDED
06/30/2022 03:39:59 PM
LYNNE JOHNSON
REGISTER OF DEEDS
BY: CHELSEA B POLLOCK, DPTY
BK: RE 3704
PG: 2726 - 2728

DRAWN BY: Heather Kiger Law, PLLC
MAIL TO: 1303 Ashleybrook Lane Winston-Salem, NC 27103

NORTH CAROLINA)
)
) PARTIAL RELEASE
FORSYTH COUNTY)

THIS PARTIAL RELEASE, made this 21st day of June, 2022, by **Pinnacle Bank, a Tennessee Bank**, hereinafter called "Noteholder", and **V. Leigh Properties, LLC**, hereinafter called "Grantee":

WITNESSETH:

WHEREAS, **V. Leigh Properties, LLC**, executed certain deed of trust dated the 19th day of January, 2022, in the original amount of \$270,000.00, respectively and recorded on the 19th day of January, 2022, in Book 3670, Page 1759, in the Office of the Register of Deeds of Forsyth County, North Carolina, to, Hugh M. Queener, Trustee to secure the payment of a note or notes to **Pinnacle Bank, a Tennessee Bank** (one of both of which may apply to the below described property); and an Assignment of Rents dated the 19th day of January, 2022, and recorded the 19th day of January, 2022 in Book 3670, Page 1772, Forsyth County, North Carolina registry.

WHEREAS, the Noteholder has agreed, at the request of Grantee to release from the lien of said deeds of trust so much of the land therein conveyed as is hereinafter described;

NOW, THEREFORE, the Noteholder, for Ten Dollars (\$10.00) and other valuable considerations, do hereby remise, release and forever quitclaim unto the Grantee, its successors and assigns, all right, title and interest which they, or either of them, may have in the following described lot or parcel of land lying and being in the County of Forsyth, State of North Carolina, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO

TO HAVE AND TO HOLD said land and premises to the Grantee and its successors and assigns, free and discharged from the lien of said Deed of Trust. This Deed of Release shall affect only the title to the land herein described.

IN WITNESS WHEREOF **Pinnacle Bank, a Tennessee Bank**, the Noteholder, have caused this Deed of Release to be signed in their respective corporate names by their authorized officer, all on the day and year first above written.

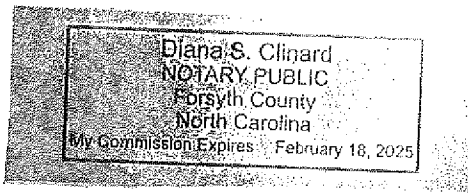
NOTEHOLDER:
Pinnacle Bank, a Tennessee Bank

By: [Signature]
Name: GARY BOWMAN
Title: SVP

NORTH CAROLINA - Forsyth COUNTY

I, Diana S. Clinard, a Notary Public of Forsyth County, North Carolina, do hereby certify that Gary Bowman personally appeared before me this day and acknowledged that (s)he is the SVP (title) of **Pinnacle Bank, a Tennessee Bank**, and by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its SVP (title).

Witness my hand and official stamp or seal, this the 21st day of June, 2022.



Diana S. Clinard Notary Public
My Commission Expires: 2/18/2025

EXHIBIT "A"

Being known and designated as Lot Nos. 58 & 59 as shown on the plat of the A. E. Holton Homeplace as recorded in Plat Book 2, at Page 9-A, Forsyth County Registry, reference to which plat is hereby made for a more particular description.