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This Deed drafted by: IRA W. Jones
Mail this Deed to: DUDLEY HUMPHREY P.O. Box 2860, WINSTON-SALEM, N.C.
(Name) (Street & Number) (City) (State) (Zip)

STATE OF NORTH CAROLINA
COUNTY OF FORSYTH
QUITCLAIM DEED

Know all Men by These Presents, That Winston-Salem Southbound Railway Company, a
North Carolina corporation,

of Forsyth County, N.C. in consideration of Ten (\$10.00 and o.v.c.) Dollars
received of A and A Realty Company, a North Carolina corporation,
has hereby released and forever quitclaimed, unto A and A Realty Company

its successors
~~and~~ and assigns forever, all such right, title and interest, as it has ~~XXXX~~ in or to all that parcel of land lying in
Winston Forsyth North Carolina, described as follows
(Township) (County) (State)

Record of poor quality due to condition of original document.

BEGINNING at a point within the land of the Winston-Salem Southbound Railway Company, said point being in the north line of Corporation Parkway and at right angles to and 50 feet distant eastwardly from a point in the center line of main track of said Railway at station 143 plus 38.73 and at Mile Post 3 plus 446.73 feet, as measured from Winston-Salem, North Carolina; thence through the land of said Railway Company as follows: parallel with and 50 feet distant eastwardly from the center line of said track N. 12 deg. 44' 30" E. 461.30 feet to a point; thence S. 70 deg. 41' 30" E. 227.22 feet to a point; thence curving to the left with a radius of 707.07 feet for a distance of 266.56 feet (Chord bears S. 81 deg. 29' 30" E. 264.98 feet) to a point, said point being 60 feet distant westwardly from the eastern line of said land; thence parallel with and 60 feet distant westwardly from said line S. 12 deg. 44' 30" W. 447.16 feet to a point in the aforesaid north line of Corporation Parkway; thence continuing through said land, with the north line of said Parkway N. 78 deg. 09' 30" W. 490.06 feet to the point of Beginning and containing 4.93 acres, more or less, as shown on Plan N-30280, dated March 18, 1963, print of which is hereto attached and made a part hereof.

The purpose of this Quitclaim Deed is to release and declare null and void the provisions in the deed from the Grantor to the Grantee herein, dated April 8, 1963, as follows: "But if Grantee shall not have constructed and placed in operation a modern, high-speed ready-mix concrete plant on the above described tract of land within two (2) years from the date of this deed, then Grantee shall reconvey the above-described tract of land to Grantor for a consideration of TWENTY THREE THOUSAND FOUR HUNDRED SEVENTEEN DOLLARS and FIFTY CENTS (\$23,417.50) by Warranty Deed and free from incumbrances; said deed shall be delivered ten (10) days after mailing of written demand therefor from Grantor to Grantee."

NO TAXABLE
CONSIDERATION

TO HAVE AND TO HOLD the above-released premises unto the said A and A Realty Company
its successors ~~and~~ and assigns, to Winston-Salem Southbound Railway Company and their only proper use and behoof
forever, so that neither nor any person, in its name and behalf, shall or will hereafter claim or demand any right
or title to the premises, or any part thereof; but they and each of them shall, by these presents, be excluded and forever barred

BOOK 1168P0060

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IN WITNESS WHEREOF,

ha hereunto set hand(s) and seal(s), this _____ day of _____, 19____, has caused
IN TESTIMONY WHEREOF, Winston-Salem Southbound Railway Company
these presents to be signed by its Vice President and has caused its Common Seal to be affixed hereto, this the
day of February, 19 76 & Gen. Mgr. WINSTON-SALEM SOUTHBOUND RAILWAY COMPANY

(Seal) _____ (Seal)
(Seal) _____ (Seal)
(Seal) _____ (Seal)

Attest: [Signature] Asst. Secretary By Terence O'Brien Vice President & General Mgr.

STATE OF NORTH CAROLINA - FORSYTH COUNTY
This 18th day of February, 19 76, personally came before me, PEGGY K. PARKER,
a notary public, Ira W. Jones who, being by me duly sworn, says that he
knows the common seal of Winston-Salem Southbound Railway Company and is acquainted with Terence O'Brien who is
the Vice President of said Corporation, and that he, the said Ira W. Jones is the Asst.
Secretary of the said Corporation, and saw the said Vice President sign the foregoing or annexed instrument, and saw the said Common
Seal of said Corporation affixed to said instrument by said Vice President and that he, the said Ira W. Jones (Name of Secretary or Assistant Secretary)

signed his name in attestation of the execution of said instrument in the presence of said Vice President
President of said corporation.
I certify that I am not a party to the attached instrument.
WITNESS my hand and notarial seal or stamp, this 18th day of February, 19 76

My commission expires 4-11-76 Peggy K. Parker Notary Public

STATE OF NORTH CAROLINA - FORSYTH COUNTY.
I, _____, a Notary Public of said County and State,
do hereby certify that _____ each personally appeared before me this day and acknowledged the
due execution of the foregoing quitclaim deed.
Witness my hand and notarial seal or stamp this the _____ day of _____, 19 ____.

SEAL OR STAMP
My Commission Expires: _____ Notary Public
STATE OF NORTH CAROLINA - FORSYTH COUNTY.
I, _____, a Notary Public of said County and State,
do hereby certify that _____
grantors, each personally appeared before me this day and acknowledged the execution of the foregoing quitclaim deed of conveyance.
Witness my hand and notarial seal or stamp, this the _____ day of _____, 19 ____.

SEAL OR STAMP
My Commission Expires: _____ Notary Public
STATE OF NORTH CAROLINA - FORSYTH COUNTY
The foregoing certificate of Peggy K. Parker N.P. Forsyth Co.
N.C. (here give name and official title of the officer signing the certificate passed upon)
is (are) certified to be correct. This the 8 day of March, 19 76

Stamps \$ _____ paid.
Probate and filing fee \$ 3.50 paid.
Eunice Ayers, Register of Deeds
By Jessie Golden Deputy-Register

PRESENTED FOR
REGISTRATION
AND RECORDED
MAR 8 3 29 PM '76
EUNICE AYERS
REGISTER OF DEEDS
FORSYTH CTY. N.C.

Permanent Address of Grantee(s)

A and A Realty Company

TO

RAILWAY COMPANY

WINSTON-SALEM SOUTHBOUND

FROM

QUITCLAIM DEED

BOOK 1 768P0061

Record of poor quality due to
condition of original document.