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BK1710 P1726

rafted by: ROBERT W. PORTER
 Mail to: GRANTEE 3401 FARRINGTON POINT DRIVE W.S., N.C. 27107
 (Name) (Street and Number) (City) (State) (Zip)
 Mail future tax bills to: Same
 (Name) (Street and Number) (City) (State) (Zip)

THIS CORPORATION DEED, made this 31st day of JANUARY, 1991, by K & M CONTRACTORS, INC.
 A NORTH CAROLINA CORPORATION a Corporation of Winston-Salem, Forsyth County,
 North Carolina, party of the first part, to JOHN M. ERDY and wife, BRENDA D. ERDY

of Forsyth County, North Carolina, part IES of the second part, WITNESSETH:
 that said party of the first part in consideration of TEN DOLLARS 00/100 AND OTHER VALUABLE CONSIDERATION
 (\$ 10.00 & OVC) and other valuable considerations to it paid by part IES of the second part, receipt of which is hereby
 acknowledged, has bargained and sold and by these presents does bargain, sell and convey to said part IES of the second part and
 THEIR heirs and assigns, a certain tract or parcel of land in BROADBAY Township, Forsyth County, North Carolina,

bounded as follows:
 BEGINNING at a nail in the center of a 60 foot private access easement named Farrington Point Drive, said iron
 stake marking the Southwestern corner of Michael D. Carter, Deed Book 1611, Page 840, Forsyth County Registry,
 said nail also being the Northwestern corner of the South Point Industrial Park Map recorded in Plat Book 30,
 Page 160, Forsyth County Registry; running thence with the Western line of South Point Industrial Park the
 following four courses and distances; South 03°16'00" West 113.69 feet to a point; South 37°16'30" East 61.36
 feet to a point; South 23°06'00" East 100.00 feet to an existing man hole; South 19°55'00" East 95.00 feet to
 an existing iron pin a new corner of Ramey Inc. now or formerly, South 68°06'40" West 224.86 feet to an
 existing iron pin in the Eastern right-of-way of U.S. Highway 311; running thence with the Eastern right-of-
 way line of U.S. 311 the following 3 courses and distances; North 20°56'15" West 189.19 feet to a concrete
 right-of-way monument; North 15°13'56" West 81.25 feet to a concrete right-of-way monument; North 15°09'48"
 West 194.87 feet to concrete right-of-way monument; running thence South 86°21'00" East 246.80 feet to the
 POINT AND PLACE OF BEGINNING. Containing 2.09 acres more or less according to a survey entitled Property of
 John Erdy and /or Assignees, Dated January 9, 1991, prepared by John Edward Beeson, RLS. Also being known and
 designated as Tax Lots 22K and 21G, Block 2597, Broadbay Township, Forsyth County Tax Reference. For further
 reference see Deed Book 1659, Page 3407, Forsyth County Registry.

Together with and subject to those easements and reservations as contained in Deed Book 1659, Page 3407,
 Forsyth County Registry. 2361 FARRINGTON POINT DRIVE W.S., N.C. 27107 BLOCK 2597 LOT 21G&22K

TOGETHER WITH AND SUBJECT TO that Dedication of Permanent Easement of Ingress and Egress, recorded in
 Book 1710, Page 1718, Forsyth County Registry.

TO HAVE AND TO HOLD the aforesaid tract, parcel or lot of land, all privileges and appurtenances thereto belonging to the said part
 ies of the second part and their heirs and assigns, to their only use and behoof forever;

AND THE SAID party of the first part covenants to and with the said parties of the second part and their heirs and
 assigns, that it is seized of said premises in fee, and has right to convey the same in fee simple; that the same are free from all
 encumbrance, and that it will warrant and defend the said title to the same against the claims of all persons whatsoever. SAVE AND EXCEPT
 EASEMENTS AND RESTRICTIONS OF RECORD, IF ANY AND 1991 AD VALOREM TAXES, TO BE PRO RATED.
 IN TESTIMONY WHEREOF the said party of the first part has caused these presents to be signed by its President, attested
 by its Secretary, and has caused its Common Seal to be affixed hereto.

(Corporate Seal or Stamp)

K&M CONTRACTORS, INC. A NORTH CAROLINA CORPORATION

Attest:

Cynthia B. Kimmer
 Secretary

By

Anthony T. Kimmer
 President

STATE OF NORTH CAROLINA - COUNTY OF FORSYTH

This 1st day of March, 1991, personally came before me, Jody H. Welch
 a notary public, CYNTHIA B. KIMMER who, being by me duly sworn, says that he knows the
 (Name of Secretary or Asst. Secretary)
 Common Seal of K&M CONTRACTORS, INC. and is acquainted with ANTHONY T. KIMMER
 who is the President of said Corporation, and that he, the said CYNTHIA B. KIMMER
 is the Secretary of the said Corporation, and saw the said President sign the foregoing instrument, and saw
 the Common Seal of said Corporation affixed to said instrument by said President, and that he, the said
CYNTHIA B. KIMMER signed his name in attestation of the execution of said instrument
 (Name of Secy. or Asst. Secy.)
 in the presence of said President of said Corporation.

Witness my hand and notarial seal or stamp this 1st day of March, 1991.

(Notarial Seal or Stamp)



OFFICIAL SEAL
 Notary Public, North Carolina
 COUNTY OF FORSYTH
 JODY H. WELCH

My commission expires:

October 10, 1992

My Commission Expires October 10, 1992

Notary Public

NORTH CAROLINA - Forsyth County

The foregoing (or annexed) certificate of Jody H. Welch, Notary Public, Forsyth County,
 (Here give name and official title of the officer signing the certificate passed upon)
 N. C.

is (are) certified to be correct. This the 1st day of March, 1991.

Probate and filing fees \$ 6.00 paid.

L. E. Spear, Register of Deeds

Deputy Assistant

STATE OF
 NORTH
 CAROLINA



REG. ESTATE
 EX-291
 182.00

L. E. Spear
 REGISTER OF DEEDS

FEB -1 1991

Jody H. Welch