

630



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Fee Amt: \$26.00 Page 1 of 6
Franklin County North Carolina
Brandi S. Davis Register of Deeds

BK **1841** PG **630-635**

By: Linda J. Marshall, Deputy

MANUFACTURED HOME AFFIDAVIT OF AFFIXATION

Record and Return ☐ by Mail ☐ by Pickup to:
FINAL DOCS T7408-01F

4101 WISEMAN BLVD BLDG 108
SAN ANTONIO, TX 78251-4200

This Instrument Prepared By:

JESUS ESPINA-VELOSA

Preparer's Name

2701 WELLS FARGO WAY,

Preparer's Address 1

MINNEAPOLIS, MN 554670000

Preparer's Address 2

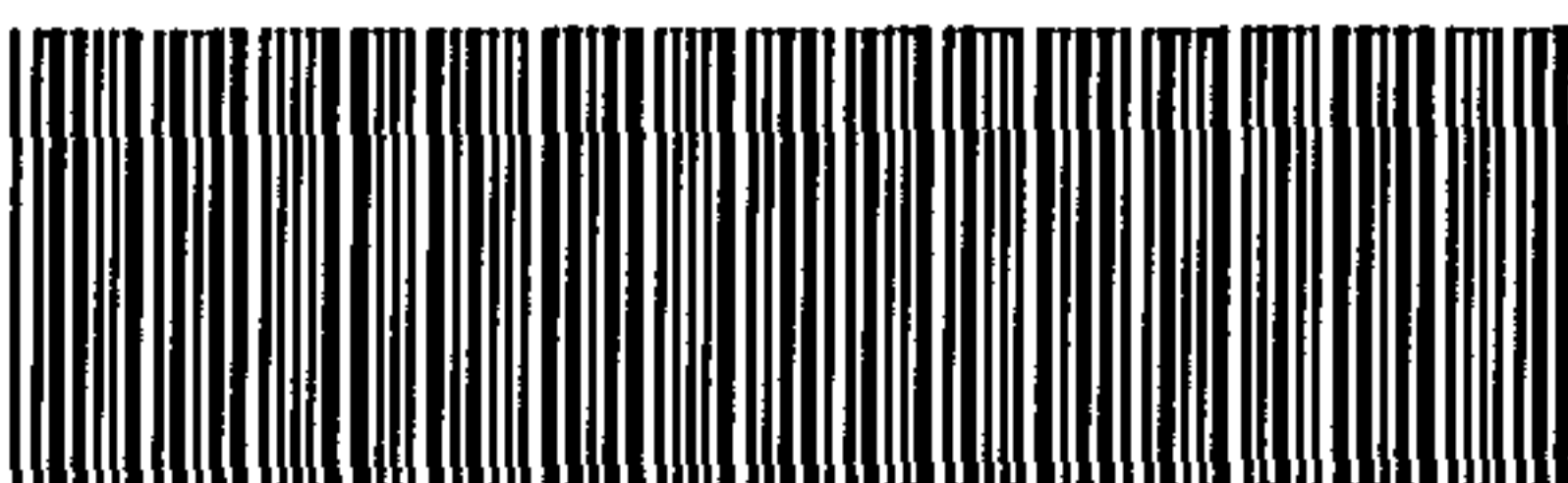
ATTENTION COUNTY CLERK: This instrument covers goods that are or are to become fixtures on the Land described herein and is to be filed for record in the records where conveyances of real estate are recorded.

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Initial:

SD BB

NMFL # 7111 (MAHA) Rev 2/4/2008



SCOTT H BRAINARD and Beth Ann Brainard

[type the name of each Homeowner signing this Affidavit]:

being duly sworn, on his or her oath state as follows:

1. Homeowner owns the manufactured home ("Home") described as follows:

USED	2001 FLEETWOOD HOMES		CANYON LAKE 4603F	060 x 027
New/Used	Year	Manufacturer's Name	Model Name or Model No.	Length x Width

NCFL146A11648CL13 NCFL146B11648CL13

Serial No.	Serial No.	Serial No.	Serial No.
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2. The Home was built in compliance with the federal Manufactured Home Construction and Safety Standards Act.

3. If the Homeowner is the first retail buyer of the Home, Homeowner is in receipt of (i) the manufacturer's warranty for the Home, (ii) the Consumer Manual for the Home, (iii) the Insulation Disclosure for the Home, and (iv) the formaldehyde health notice for the Home.

4. The Home is or will be located at the following "Property Address":

55 POPLAR CREEK DRIVE, FRANKLINTON, FRANKLIN, NC 27525

Street or Route, City, County, State Zip Code

5. The legal description of the Property Address ("Land") is:

SEE TITLE attached "Schedule A"

THIS IS A PURCHASE MONEY SECURITY INSTRUMENT.

TAX STATEMENTS SHOULD BE SENT TO: WELLS FARGO HOME MORTGAGE, P.O. BOX 11701,
NEWARK, NJ 071014701

6. The Homeowner is the owner of the Land or, if not the owner of the Land, is in possession of the real property pursuant to a lease in recordable form, and the consent of the lessor is attached to this Affidavit.

7. The Home [X] is [] shall be anchored to the Land by attachment to a permanent foundation, constructed in accordance with applicable state and local building codes and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty, and permanently connected to appropriate residential utilities (e.g., water, gas, electricity, sewer) ("Permanently Affixed"). The Homeowner intends that the Home be an immoveable fixture and a permanent improvement to the Land.

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Initial: *SB* *BB*

NMFL # 7111 (MAHA) Rev 2/4/2008

8. The Home shall be assessed and taxed as an improvement to the Land.
9. Homeowner agrees that as of today, or if the Home is not yet located at the Property Address, upon the delivery of the Home to the Property Address:
 - (a) All permits required by governmental authorities have been obtained;
 - (b) The foundation system for the Home was designed by an engineer to meet the soil conditions of the Land. All foundations are constructed in accordance with applicable state and local building codes, and manufacturer's specifications in a manner sufficient to validate any applicable manufacturer's warranty.
 - (c) The wheels, axles, towbar or hitch were removed when the Home was, or will be, placed on the Property Address; and
 - (d) The Home is (i) Permanently Affixed to a foundation, (ii) has the characteristics of site-built housing, and (iii) is part of the Land.
10. If the Homeowner is the owner of the Land, any conveyance or financing of the Home and the Land shall be a single transaction under applicable state law.
11. Other than those disclosed in this Affidavit, the Homeowner is not aware of (i) any other claim, lien or encumbrance affecting the Home, (ii) any facts or information known to the Homeowner that could reasonably affect the validity of the title of the Home or the existence or non-existence of security interests in it.
12. A Homeowner shall initial only one of the following, as it applies to title to the Home:
[Closing and Agent: please refer to the Manufactured Home and Land Supplemental Closing Instructions for completion instructions]:
 - ☐ The Home is not covered by a certificate of title. The original manufacturer's certificate of origin, duly endorsed to the Homeowner, is attached to this Affidavit, or previously was recorded in the real property records of the jurisdiction where the Home is to be located.
 - ☒ The Home is not covered by a certificate of title. After diligent search and inquiry, the Homeowner is unable to produce the original manufacturer's certificate of origin.
 - ☐ The manufacturer's certificate of origin and/or certificate of title to the Home [] shall be [] has been eliminated as required by applicable law.
 - ☐ The Home shall be covered by a certificate of title.
13. This Affidavit is executed by Homeowner(s) pursuant to applicable state law.

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IN WITNESS WHEREOF, Homeowner(s) has executed this Affidavit in my presence and in the presence of the undersigned witnesses on this 1st day of February, 2012

February 2012
S.H.R.C.
Homeowner #1 (SEAL) W

Sai A. Benn

Beth Ann Brainard
Homeowner #2 (SEAL)
BETH ANN BRAINARD

Witness

Linda Benn

Homeowner #3 (SEAL)

Witness

Homeowner #4 (SEAL)

Witness

STATE OF North Carolina)
)
COUNTY OF Vance)

SS.:

On the 1st day of February in the year 2012
before me, the undersigned, a Notary Public in and for said State, personally appeared
Scott H. Brainard and Beth Ann Brainard
personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s)
whose name(s) is(are) subscribed to the within instrument and acknowledged to me that
he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on
the instrument, the individual(s), or the person on behalf of which the individual(s) acted, executed
the instrument.

Notary Signature

Notary Public, State of NC

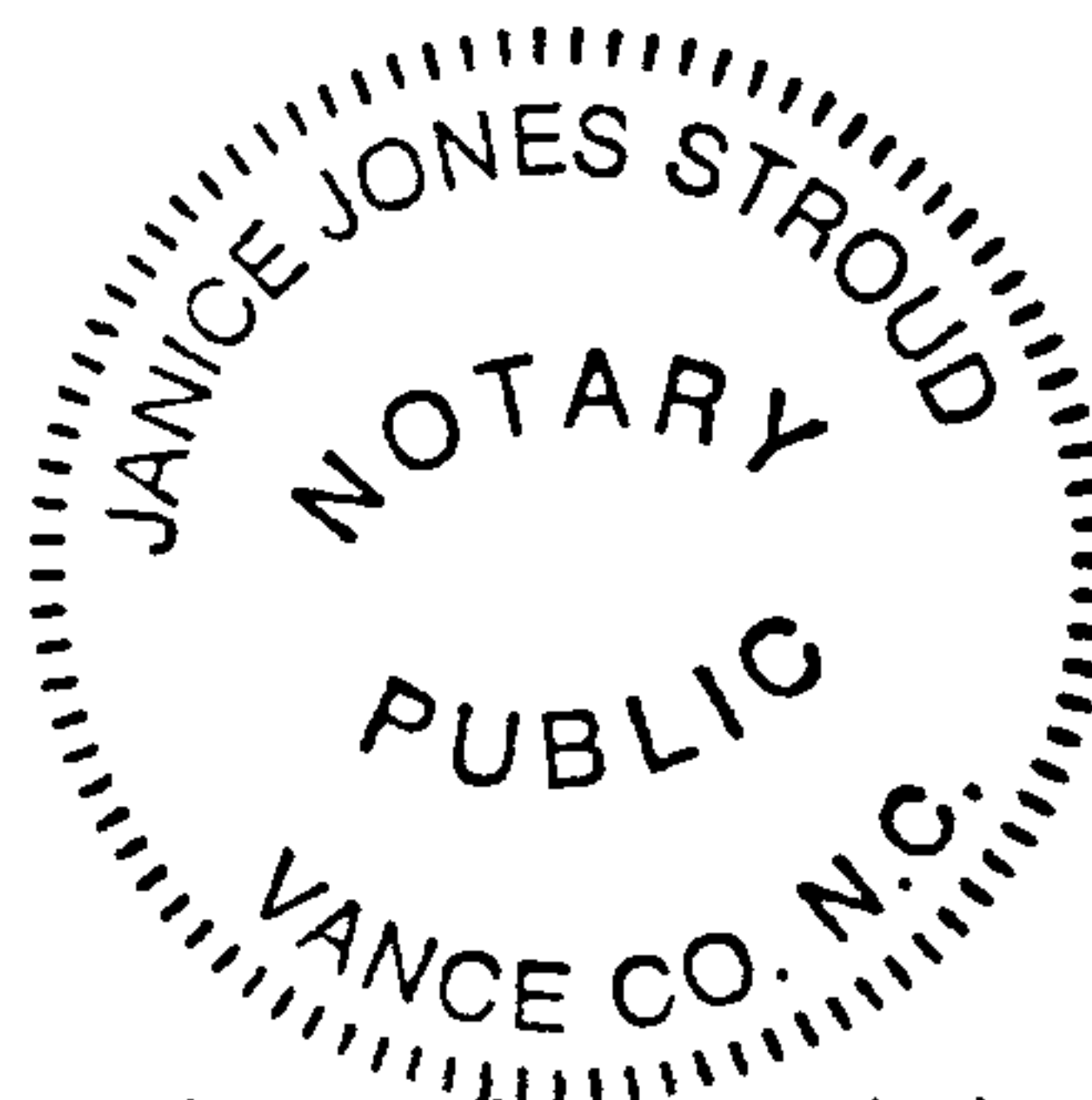
My Commission expires: 09-21-12

Official Seal:

Janice Jones Stroud

Notary Printed Name

Qualified in the County of Vance



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This page for use by California Notaries Public only.

State of California } ss.
County of

On before me, , personally appeared

, who
proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to
the within instrument and acknowledged to me that he/she/they executed the same in his/her/their
authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity
upon behalf of which the person(s) acted, executed the instrument. I certify under PENALTY OF
PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

_____(Seal)

035

"SCHEDULE A"

Being all of Lot 5 of Poplar Creek Subdivision, Phase One as shown on that plat recorded in Book of Maps 1999, Page 426, Franklin County Registry.

Also attached and conveyed herewith is a 2001 Fleetwood Canyon Lake Manufactured Home Model #4603F and bearing Serial # NCFL146A11648-CL13 and NCFL146B11648-CI13.