

Prepared by and Return to: Kimberly P. Thomas, Warren Shackleford & Thomas, PLLC 343 S. White Street, Wake Forest, NC, 27587

NORTH CAROLINA
COUNTY OF FRANKLIN

**DECLARATION OF INTENT
TO AFFIX THE MANUFACTURED HOME
TO REAL PROPERTY**

The undersigned James H. Perry, Owners. hereby certify as follows:

1. We are the owners of that certain manufactured home ("Home") described as follows:

Manufacturer or Make: 2010 Clay MH
Year / Model or Series: 2010 Clay MH, serial # OHCO19824NC
Vehicle Identification Nos.: 775067100080909

Said Home has been or will be placed upon the following described Real Property, located in Franklin County, North Carolina:

BEING all of Lot 35 as shown on plat entitled "Property Survey for May Enterprises", a copy of which is recorded in Plat Record File 3, Slide 91-15, Franklin County Registry.

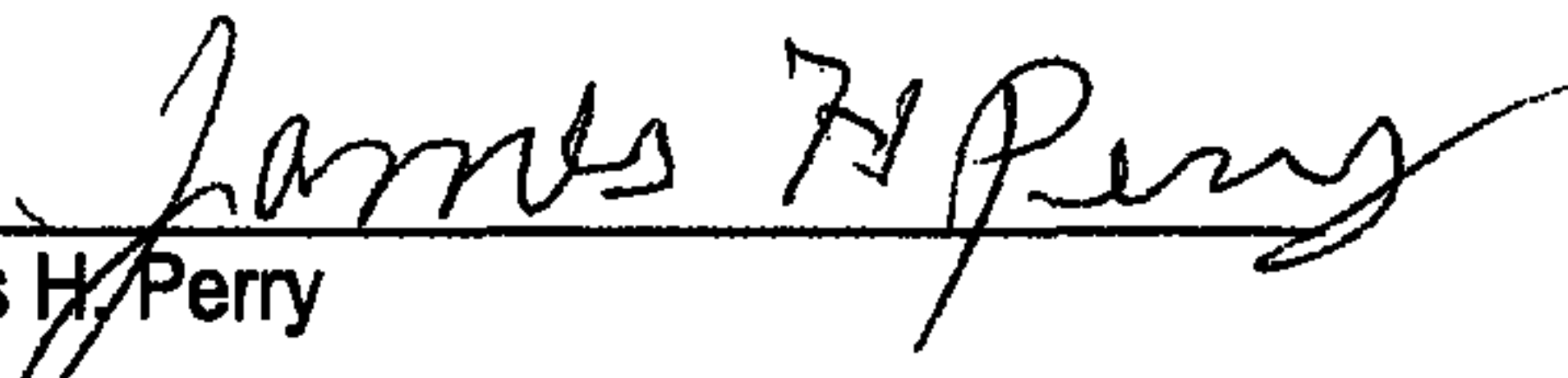
Property Address: 1163 Schloss Road, Louisburg, NC 27549

2. The moving hitch, wheels, tongue and axle will be or have been removed and the Home has been or will be placed upon a permanent foundation. Permanent underpinning, roofing, porches, patios and other permanent structures have been or will be added to the Home and Real Property described above. The Home has been connected to water, sewer and other utilities serving the Real Property.
3. Either the Home has never been titled by the Division of Motor Vehicles or the title has been surrendered and canceled by the Division of Motor Vehicles.
4. It is our express intention that the Home be considered Real Property and a permanent improvement to the above described Real Property.
5. The Home has been or will hereafter be listed, assessed and taxed as real property for ad valorem taxes in the above County in which the Real Property is located. (N.C.G.S. 105-273(13) All personal property taxes for the Home for years prior to the above have been paid in full pursuant to N.C.G.S. 105-355 and B356.
6. That the following constitute all the liens or security interests upon the Home: Not applicable.

submitted electronically by "warren, shackleford & Thomas, P.L.L.C."
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Franklin County Register of Deeds.

Owners make this Declaration under penalty of perjury and understands that this Affidavit will be relied upon by lenders, by purchasers and others dealing with said Owners, their successors and assigns, by the attorneys certifying title to said property, by Title Insurance companies requested to insure title to said Real Property (including the home as a permanent improvement) and by the Department of Transportation, Division of Motor Vehicles, in order to cancel title to said Home and convert same to Real Property.

IN WITNESS WHEREOF, the undersigned have set their hand and seal the 14th day of August, 2025.

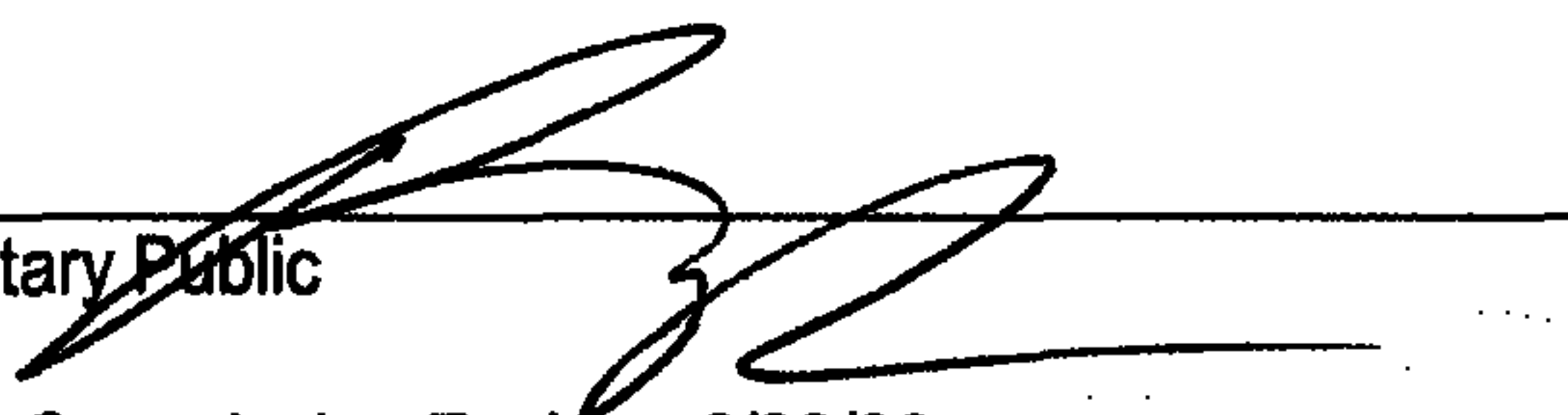

James H. Perry

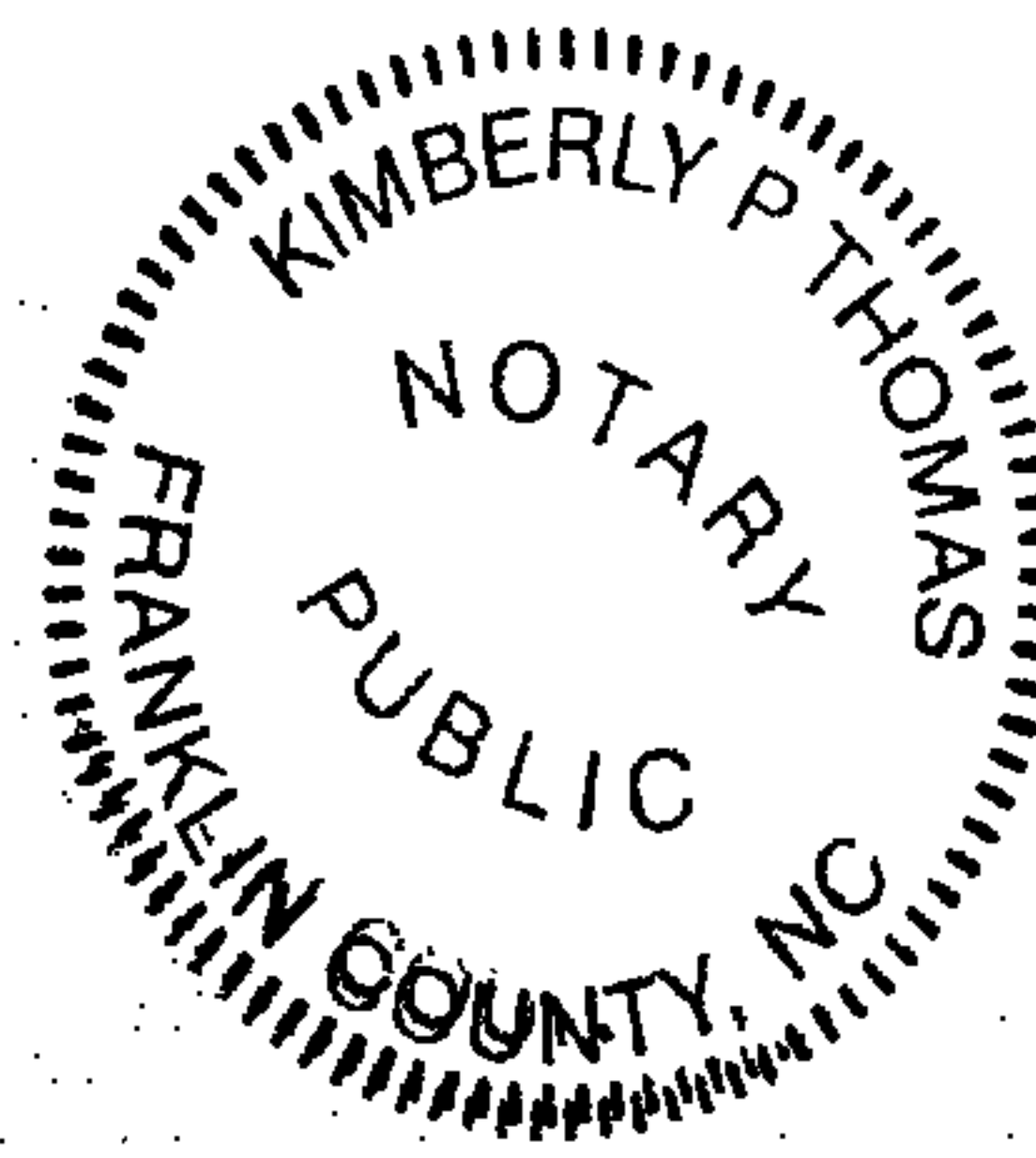
STATE OF NORTH CAROLINA

COUNTY OF WAKE

I, Kimberly P. Thomas a Notary Public, do hereby certify that James H. Perry personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 14th day of August, 2025.


Notary Public
My Commission Expires: 6/30/26



MVR-46G (Rev 09/13)

North Carolina Division of Motor Vehicles

AFFIDAVIT FOR REMOVAL OF MANUFACTURED HOME FROM VEHICLE REGISTRATION FILES

VEHICLE SECTION

Year 2010	Make Clay	Body Style MH	Title Number 775067100080909
Vehicle Identification (Serial) Number OHC019824NC		Manufacturer	Model Name Clay

OWNER SECTION

Affiant 1 ID# _____ **James H. Perry**
Full Legal Name of Affiant 1 (First, Middle, Last Suffix)

Affiant 2 ID# _____
Full Legal Name of Affiant 2 (First, Middle, Last Suffix)

Residence Address (Individual) Business Address (Firm)

City and State _____ Zip Code _____ Tax County _____

LIEN SECTION

FIRST LIEN		SECOND LIEN	
Date of Lien	Lienholder ID#	Date of Lien	Lienholder ID#
Lien Holder Name		Lien Holder Name	
Address		Address	
City	State	City	State
Zip Code		Zip Code	

Affidavit of Registered Owner(s)

I/We, the owner(s) of the above described manufactured home, hereby certify that the moving hitch, wheels, and axles have been removed and that the home has been placed upon a permanent foundation of land owned or leased according to G.S. 20-109.2. The home is now to be considered real property as defined in G.S.105.273 (13)(i). I/We have attached a tax record showing the home listed for ad valorem taxes as real property pursuant to Article 17 of Ch.105 of the G.S. I/We affirm that a notice of cancelation (if applicable) was sent to the last known address of owner listed on certificate of title prior to filing this affidavit with the Division.

Per G.S. 105-273(b)(6-7) The affiant is (i) the record owner of the real property on which the home is affixed or (ii) a lessee that has entered into a lease property with a primary term of at least 20 years for the real property on which the home is affixed.

The deed to the land upon which the home is permanently affixed is described in deed recorded in Franklin County Registry, Book 1298, Page 225 (or legal description is attached to this affidavit).

I/We request that the North Carolina title number 775067100080909 be cancelled.

Signature of Registered Affiant(s): James H. Perry

County Franklin State North Carolina

Sworn and subscribed by James H. Perry, before me, a Notary Public, this the 14th day of August, 2025.
Further, I, Kimberly P. Thomas, a Notary public of the above county and state, hereby certify that James H. Perry, personally came before me this day and acknowledged the due execution of this Affidavit.

Notary Public:

Printed Name: Kimberly P. Thomas

My Commission Expires: 6/30/26

Affidavit of Lienholder

I/We acknowledge and consent to the application for cancellation of the above described North Carolina title, that the home is now real property and that our lien is hereby released from the manufactured home. Any remaining lien is secured solely by duly recorded deed of trust on the land, including permanent improvements.

Name and Signature of Lienholder

Affidavit of the Division of Motor Vehicles

This is to certify that the title for the above described manufactured home has been cancelled with an indication that the home is now real property according to the provisions set for the under G.S. 20-109.2(a) or (a1).

Branch Agent Signature: [Signature]

Branch Office Number: 081 Date: 9-16-25

No Right of Action – A person damaged by the cancellation of a certificate of title pursuant to NCGS 20-109.2(a1) does not have a right of action against the Division.