

Prepared by & Return To:
Sperry & Hatley, P.C.
15801 Brixham Hill Avenue
Suite 225
Charlotte, NC 28277

NORTH CAROLINA

COUNTY OF FRANKLIN

Declaration of Intent
to Affix the Manufactured Home
to Real Property
(pursuant to N.C.G.S. 47-20.7)

The undersigned Owners hereby certify and declare as follows:

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

Manufacturer - Make	_____	Serial Number	_____
Year / Model or Series	_____	Manufacturer's Certificate of Origin	
Vehicle Identification Number		#	_____
<u>GCW1437 99 NC A/B -</u>			

2. Said home has been or will be placed upon Real Property, which is owned by Owners pursuant to deed recorded in Book 1 3 8 9, Page 3 1 1, Franklin County Registry, more particularly described as follows (including tax parcel or map identification):

Lot No. 7 of Deer Crest Subdivision as per plat recorded in Plat Record Cabinet No. 2, Slide 117-A, in the office of the Register of Deeds of Franklin County, to which plat reference is hereby made for greater certainty of description.

This conveyance is made subject to those certain Restrictive and Protective Covenants, Private Road Maintenance Provision and Reservation of Easements applicable to Deer Crest Subdivision as set forth in Declaration recorded in Deed Book 850, Page 223, Franklin County Registry. By acceptance of this Deed and execution of collateral documents, the purchasers acknowledge receipt of a copy of the above Declaration and a copy of the Private Road Disclosure Statement given pursuant to N.C.G.S. 136-102.6(F).

3. It is Owners' express intention that the Home be considered and treated as Real Property for all purposes, and that any conveyances of or encumbrances upon the Real Property shall include the Home as a permanent improvement thereto.
4. Either:
X (a) the Home has never been titled by the North Carolina Department of Transportation, Division of Motor Vehicles and the original Manufacturer's Certificate of Origin (____) is or (X) is not attached, or
____ (b) the title has been surrendered and canceled by said Division of Motor Vehicles.
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 -356.

Owners covenant that this Declaration may be relied upon by lenders, purchasers, attorneys certifying title to said property, Title Insurance companies insuring title to said Real Property (including the home as a permanent improvement) and others dealing with said Owners, their successors and assigns unless and until an instrument severing the improvement is recorded in the aforesaid Registry.

Submitted electronically by "Sperry & Hatley, PC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Franklin County Register of Deeds.

IN WITNESS WHEREOF, the undersigned have set their hand(s) and seal(s), this the 25 day of
October, 2024

Michael Miller (SEAL)
Michael Miller

Virginia Hicks Miller AKA Virginia Hicks Pruett (SEAL)
Virginia Hicks Miller A/K/A Virginia Hicks Pruett

NORTH CAROLINA
COUNTY OF Vance

Sworn and subscribed by Michael & Virginia Miller, before me, a Notary Public, this the 25 day of
October, 2024. Further, I, Connie I Ryman, a notary public of the above county and
state, hereby certify that Michael & Virginia Miller
personally came before me this day and acknowledged the due execution of this Declaration.

Connie I. Ryman
Notary Public

My Commission Expires: 11/27/2027

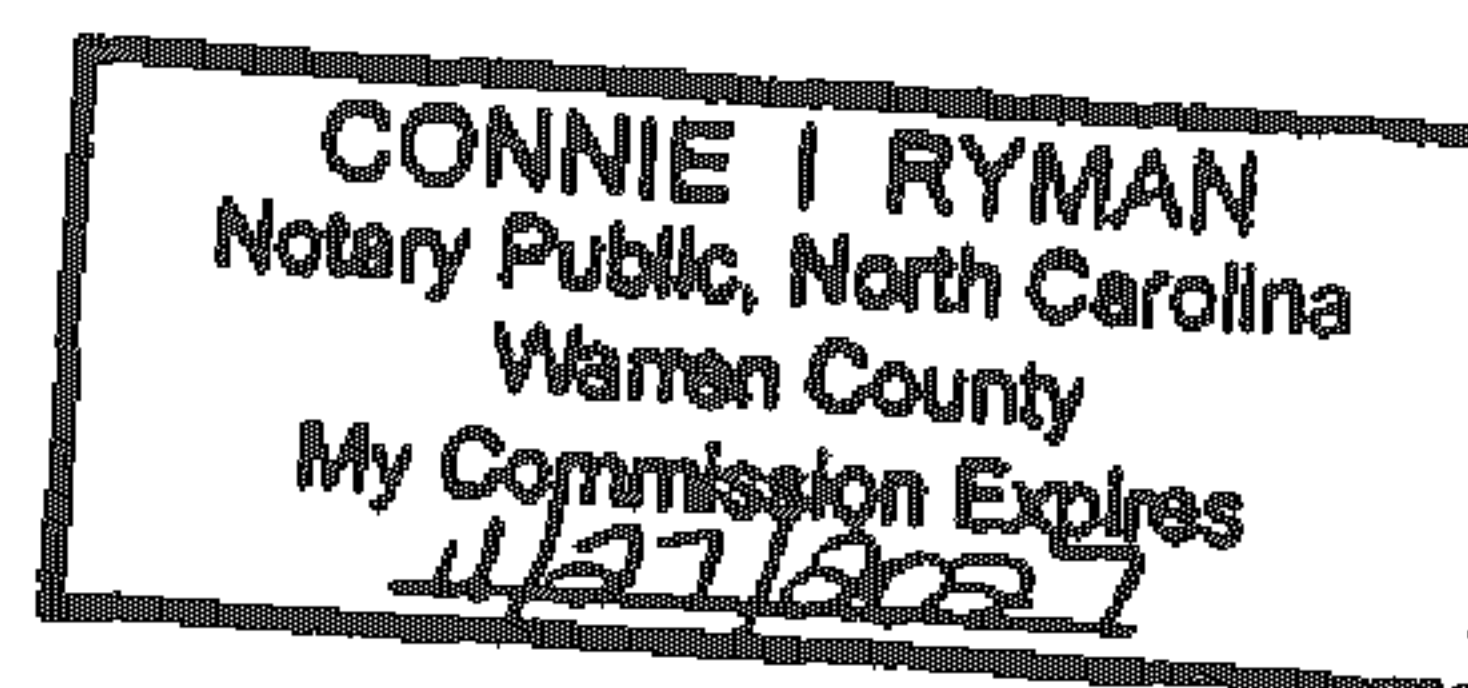


EXHIBIT "A"
Property Description

Lot No. 7 of Deer Crest Subdivision as per plat recorded in Plat Record Cabinet No. 2, Slide 117-A, in the office of the Register of Deeds of Franklin County, to which plat reference is hereby made for greater certainty of description.

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Property 1:
015854

109 Nature Trail, Louisburg, NC 27549