

ORDINANCE #94-18

AN ORDINANCE ACCEPTING DEDICATION OF PROPERTY OWNED BY TWM REALTY INVESTORS, INC. TO THE VILLAGE OF PINEHURST, NORTH CAROLINA.

THAT WHEREAS, TWM Realty Investors, Inc. own certain property fronting on the south side of Monticello Drive and east of the intersection of Monticello Drive with N.C. Highway No. 5 and are desirous of dedicating said property to the Village of Pinehurst; and

WHEREAS, TWM Realty Investors, Inc. has presented a deed effecting such dedication to the Village Council of the Village of Pinehurst; and

WHEREAS, the Village of Pinehurst maintains streets open to general public use within the corporate limits, which also form an integral part of the Village road and street network, and receives an annual allocation of the State gasoline tax to maintain such streets; and

WHEREAS, said property will form an integral part of the Village road and street network;

NOW, THEREFORE, BE IT ORDAINED AND ESTABLISHED by the Village Council of the Village of Pinehurst, North Carolina in regular session assembled this 20th day of June, 1994, as follows:

SECTION 1. That, pursuant to N.C.G.S. Chapter 160A, Article 15, the property offered for dedication by a deed from TWM Realty Investors, Inc. dated May 16, 1994, a copy of which is attached hereto and made a part hereof, the same as if included verbatim in this ordinance, is hereby accepted as a public street and right-of-way of the Village of Pinehurst, North Carolina.

SECTION 2. That this Ordinance shall be and the same is hereby effective from and after the date of its adoption.

THIS ORDINANCE is passed and adopted this 20th day of June, 1994.

(Municipal Seal)

VILLAGE OF PINEHURST
VILLAGE COUNCIL

183732

Attest:

By: *Charles L. Mangers*
Charles L. Mangers, Mayor

Mary H. McGraw
Mary H. McGraw, Village Clerk

I, Mary H. McGraw, Village Clerk of the Village of Pinehurst, do hereby certify that this is a true and accurate copy of an Ordinance adopted by the Village Council on June 20, 1994.

Approved as to form:

WITNESS MY HAND AND OFFICIAL SEAL
this 15th day of July, 1994.

John B. Clayton
John B. Clayton, Village Attorney

Mary H. McGraw
Mary H. McGraw
Village Clerk

North Carolina--Moore County

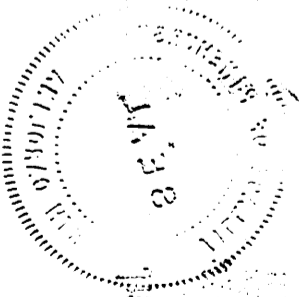
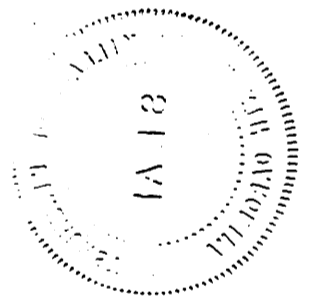
The foregoing attached copy of the ordinance of The Village of Pinehurst has been certified by Mary H. McGraw. This 15th day of July, 1994.

Judith M. Adams, Register of Deeds
Judy D. Martin Assistant

Mary H. McGraw
MRS. JUDITH M. ADAMS
REGISTER OF DEEDS
MOORE COUNTY, N.C.
JUL 15 8 05 AM '94

8.00 pd.
Village of Pinehurst, Nc 28374
PO Box 5589
Moore County, N.C.

1944
0101



Jul 15 8 05 AM '94

STATE OF NORTH CAROLINA

GENERAL WARRANTY DEED

COUNTY OF MOORE

MRS. JUDITH M. ADAMS
REGISTER OF DEEDS
MOORE COUNTY, N.C.

THIS GENERAL WARRANTY DEED, made this 16th day of May, 1994, by and between TWM REALTY INVESTORS, INC., a North Carolina corporation (hereafter "Grantor") and VILLAGE OF PINEHURST, a body corporate and politic (hereafter "Grantee").

W I T N E S S E T H :

That the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee, its successors and assigns, all that certain lot or parcel of land situated in the Village of Pinehurst, Sandhills Township, Moore County, North Carolina and more particularly described as follows:

A certain tract or parcel of land in Sandhills Township, Moore County, Pinehurst, North Carolina, fronting on the south side of Monticello Drive and east of the intersection of Monticello Drive with N. C. Highway No. 5, bounded on the east and west by Grantor, and on the south by Harris Blake, described as follows:

BEGINNING at an iron stake in the south line of Monticello Drive (60 feet wide) said beginning corner being located S. 57 deg. 28' 36" E. 164.07 feet from an iron stake at the north corner of an 11.24 acre tract of land deeded to TWM Realty Investors, Inc. by Deed recorded in Book 687, page 396, in the Moore County Registry, running thence from the beginning, as the common line of the 11.24 acre tract and the south line of Monticello Drive as it curves to the right, having a radius of 952.75 feet, an arc distance of 60.04 feet, a chord of S. 50 deg. 43' 55" E. 60.04 feet to an iron stake in said common line; thence as a new line, as it curves to the left, having a radius of 168.00 feet, an arc distance of 257.19 feet, a chord of S. 6 deg. 36' 57" E. 232.80 feet to a point of tangency; thence S. 50 deg. 28' 24" E. 160.67 feet to a point of curve; thence as a curve to the right, having a radius of 195.45 feet, an arc distance of 256.96 feet, a chord of S. 12 deg. 48' 33" East 238.85 feet to an iron stake in the common line of Grantor and Harris Blake; said iron stake being the northeast corner of a 19,486 square foot parcel to be an extension of Parker Lane; thence as the common line of Grantor and Harris Blake, N. 59 deg. 48' 24" W. 60.38 feet to an iron stake, the northwest corner of the 19,486 square foot parcel; thence as a new line, as it curves to the left, having a radius of 135.45 feet, an arc distance of 172.46 feet, a chord of N. 13 deg. 59' 52" W. 161.04 feet to a point of tangency; thence N. 50 deg. 28' 24" W. 160.67 feet to a point of curve; thence as a curve to the right, having a radius of 228.00 feet, an arc distance of 351.17 feet, a chord of N. 6 deg. 20' 57" W. 317.47 feet to the beginning, containing 40,793 square feet, more or less and being a portion of Grantor's 11.24 acre tract recorded in Book 687, at page 396, in the Moore County Registry.

183733

MAL PO Box 5589, Pinehurst, NC 28374
TAX ADDRESS Same
RECORDING \$ 10.00
STAMP
TOTAL \$ 10.00 pd.

TO HAVE AND TO HOLD the aforesaid parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for ad valorem taxes and zoning.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

TWM REALTY INVESTORS, INC.

(Corporate Seal)

By: George R. Turner
President

Attest:

Alex MacWilliam
Secretary

STATE OF FLORIDA, COUNTY OF INDIAN RIVER

I, a Notary Public of the County and State aforesaid, certify that ALEX MACWILLIAM, JR., personally came before me this day and acknowledged that he is Secretary of TWM Realty Investors, Inc., a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by him as its Secretary.

Witness my hand and notarial seal, this the 17th day of May, 1994.

Jean Ann Miller
Notary Public

My commission expires: _____

JAMES E. HOLSHOUSER, JR.
ATTORNEY AT LAW
NORTH CAROLINA
28374

North Carolina--Moore County

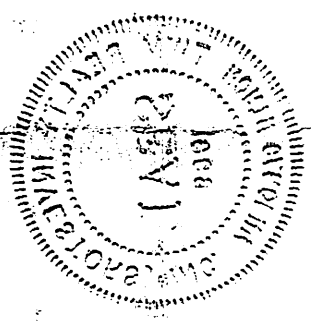
The foregoing certificate of Jean Ann Miller, Notary Public, is certified to be correct. This 15th day of July, 1994.

Judith M. Adams, Register of Deeds
Judy D. Martin Assistant

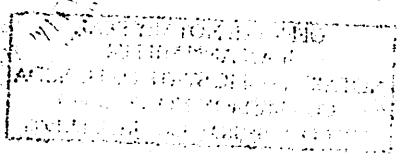
OFFICIAL NOTARY SEAL
JEAN ANN MILLER
NOTARY PUBLIC STATE OF FLORIDA
COMMISSION NO. CC336489
MY COMMISSION EXP. JAN. 14, 1998

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