

Type: CONSOLIDATED REAL PROPERTY
Recorded: 6/28/2023 12:40:34 PM
Fee Amt: \$26.00 Page 1 of 4
Granville County, NC
Kathy M. Taylor Reg of Deeds

BK 1952 PG 363 - 366

Prepared By and Return to: McGill Law Office, PC,
PO Box 1205,
Hillsborough, NC 27278

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

NORTH CAROLINA
COUNTY OF Granville

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 CMH Manufacturing, Inc
Year / Model or Series ROC743926NC AB 2025
Vehicle Identification Number (if title
was ever filed with DMV) _____
Serial Number _____
Manufacturer's Certificate of Origin # _____

2. Said home has been or will be placed upon Real Property, recorded in Granville County Registry, more particularly described as follows (including tax parcel or map identification):

See Attached Exhibit "A"

Property Address: 3053 Sterl Carrington Road, Oxford, NC 27565

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:
XX(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 () 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.

6. Any remaining lien is secured solely by a duly recorded deed of trust on the land, including permanent improvements. Any lien on the manufactured home shall be perfected and have priority in the manner provided for a lien on real property.

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.

IN WITNESS WHEREOF, the undersigned have set their hand(s) and seal(s), this the 28 day of June, 2023

Jeffrey L. Hedgepeth (SEAL)
Jeffrey L. Hedgepeth

Sonja Hedgepeth (SEAL)
Sonja Hedgepeth

State of NC
County of Durham

Signed and sworn to (or affirmed) before me this day JEFFREY L. HEDGEPEETH AND SONJA HEDGEPEETH, and I certify that each of the aforesaid person(s) personally appeared before me this day acknowledging to me that he or she signed the foregoing document.

Date: 6/28/23

Melissa McGill Davis
Melissa McGill Davis, Notary Public
Notary's Printed or Typed Name

(Official/Notarial Seal) My commission expires: 11/24/24

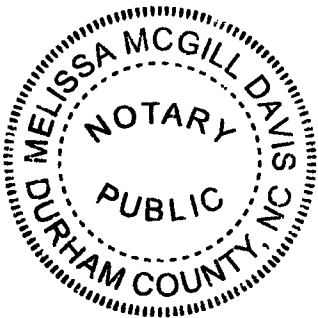


EXHIBIT “A”

Lying and being in Oxford Township, Granville County, North Carolina, being Lot 2, containing 1.413 acres, more or less, as described by plat of survey entitled ‘MINOR SUBDIVISION FOR UNITED LAND OF AMERICA’ surveyed by CMP, Professional Land Surveyors on October 4, 2022, which plat of survey recorded in Plat Book 51, Page 185, Granville County Registry, is incorporated herein as part of this description by reference thereto.

CERTIFICATE OF ORIGIN
MANUFACTURED HOME

CMH MANUFACTURING, INC.

IDENTIFICATION NUMBER

ROC743926NC - AB

TRADE	NAME	MODEL	YEAR	DATE OF TITLE TRANSFER
CLAYTON		57ROC28563AH23	2023	4/27/2023
WIDTH	LENGTH	LENGTH	WEIGHT	INVOICE
336"	60	56	39200	743926 - A
	(INCLUDING HITCH)	(EXCLUDING HITCH)		

The undersigned certifies that: The home is the property of the manufacturer; this is the first transfer; and ownership (subject to payment being received) is properly transferred to the following:

DEALER:

CMH HOMES, INC.
DBA: CLAYTON HOMES-ROXBORO
3970 DURHAM RD
ROXBORO, NC 27574

MANUFACTURER:

CMH MANUFACTURING, INC.
Rockwell
508 PALMER RD
ROCKWELL, NC 28138

No. 24079

BY: Kevin Clayton