STATE OF NORTH CAROLINA

DEED OF EASEMENT

COUNTY OF POLK

THIS DEED OF EASEMENT of ingress, egress and regress, made this _____ day of _____, 2024, by POLK COUNTY, party of the first part, a body politic and corporate, created and existing under the laws of the State of North Carolina, (hereinafter called "Grantor"), to STEPS TO H.O.P.E., Inc., a North Carolina Non-Profit Corporation, (hereinafter called "Grantee");

W I T N E S S E T H :

THAT, WHEREAS, Grantor is the owner of two parcels of land containing 0.11 acres, more or less, (Tax Parcel C7-E12) and 0.74 acres, more or less, (Tax Parcel C7-E3) located in the Town of Columbus, Columbus Township, Polk County, North Carolina, as described in a deed recorded in Deed Book 158, Page 484, Polk County Registry; and

WHEREAS, Grantee is the owner of two certain parcels of land containing 0.68 acres, more or less, (Tax Parcel C7-E1) and 0.66 acres, more or less, (Tax Parcel C7-E9) located in the Town of Columbus, Columbus Township, Polk County, North Carolina, as described in deeds recorded in Deed Book 277, Page 1280, and Deed Book 472, Page 2498 Polk County Registry; and

WHEREAS, Grantee has requested the grant of an easement from Ward Street for the benefit of their said parcels and it is the desire of Grantor to grant and convey to the Grantee, their heirs and assigns, a perpetual, appurtenant, right of way and easement over, along and across an existing drive/parking area leading from Ward Street into the Grantee's parcels.

NOW THEREFORE, in consideration these premises and other good and valuable consideration, the receipt of which is hereby acknowledged, Grantor does hereby give, grant, transfer and convey to Grantee, their heirs and assigns, a perpetual, appurtenant, right or way and easement of ingress, egress and regress to serve as access for Grantees' parcels to and from Ward Street. A portion of the easement area may also

serve as parking for Grantees' buildings. Said easement area being more particularly described as follows:

BEING all that certain tract or parcel of land, designated as "Proposed Easement", containing 0.15 acres, more or less, as shown and delineated upon a plat entitled "Revised Survey For: Polk County, Columbus Twp., Polk Co., No. Car., dated December 1, 2022 and revised May 6, 2024, and prepared by Carolina Geospatial, PLLC, Professional Land Surveyor (L-5135), which Plat is duly recorded in Card File G Page 706, in the Office of the Register of Deeds for Polk County, North Carolina; reference being made to said recorded Plat for a full and complete metes and bounds description of said tract, pursuant to North Carolina General Statutes Section 47-30(g).

TO HAVE AND TO HOLD said perpetual, appurtenant, right of way and easement unto the Grantee, its successors and assigns, to its use thereof forever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal the day and year first above written.

POLK COUNTY

By: _____
Myron Yoder, Chairman
Polk County Board of Commissioners

ATTEST:

_____
Kristy Tipton, Clerk
Polk County Board of Commissioners

STATE OF NORTH CAROLINA
COUNTY OF POLK

I, _____, a Notary Public of the County and State aforesaid, certify that Kristy Tipton personally came before me this day and acknowledged that she is Clerk to the Polk County Board of Commissioners, a North Carolina body politic and corporate of the State of North Carolina, and by authority duly given and as the act of the County, the foregoing instrument was signed in its name by its Chairman, sealed with its official seal and attested to her as its Clerk.

Witness my hand and official stamp or seal, this _____ day of June, 2024.

SEAL-STAMP

_____(SEAL)
Notary Public
My commission expires:_____