

DEED OF DEDICATION AND ACCEPTANCE

Parcel: N/A – Rights of Way

Revenue Stamps: \$0.00

If checked, the property includes the primary residence of at least one of the parties depicted as party of the first part. (N.C. Gen. Stat. § 105-317.2)

STATE OF NORTH CAROLINA

COUNTY OF BRUNSWICK

THIS DEED OF DEDICATION AND ACCEPTANCE, made and entered into this the \_\_\_\_ day of \_\_\_\_\_, 2026 by and between DFC SUMMERS WALK LLC, a Florida limited liability company, the Grantor (the address of the Grantor is: 13000 Sawgrass Village Circle, Suite 24, Building 5, Ponte Vedra, Florida 32082); and THE TOWN OF SHALLOTTE, a governmental entity created and existing under the laws of the State of North Carolina and which is duly created and existing under the laws of the State of North Carolina, party of the second part the Grantee (the address of the Grantee is: PO Box 2287, Shallotte, NC 28459).

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Prepared by Ward and Smith, P.A., 127 Racine Drive, University Corporate Center (28403), Post Office Box 7068, Wilmington, NC 28406-7068  
Please return to Ward and Smith, P.A., 127 Racine Drive, University Corporate Center (28403), Post Office Box 7068, Wilmington, NC 28406-7068  
Attention: Justin M. Lewis

No opinion on title is rendered by Ward and Smith, P.A., without a separate written opinion on title from Ward and Smith, P.A

WITNESSETH:

That the Grantor in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations paid to the Grantor by Grantee, the receipt and sufficiency of which hereby are acknowledged, has dedicated, granted, bargained, sold and conveyed and by these presents does dedicate, grant, bargain, sell and convey unto the Grantee, and Grantee by signing below does hereby accept the Grantor's offer of dedication and conveyance, the following described property to wit:

All those certain tracts or parcels of land lying and being situated in Brunswick County, North Carolina, and being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

This dedication and acceptance is made subject to easements of record or on the ground, restrictive covenants of record, and ad valorem taxes for the current year, if any and on a prorated basis.

TO HAVE AND TO HOLD said property and all privileges and appurtenances thereunto belonging to the Grantee, Grantees successors and assigns, forever.

And the Grantor covenants that (i) Grantor has done nothing to affect such title to the aforesaid property as was received by Grantor; (ii) Grantor has the full right, title and authority to make this offer of dedication and conveyance to the Grantee; and, (iii) subject to the matters set forth above, agrees to warrant and defend the title to said property against the lawful claims of all persons claiming by, through or under Grantor, but no further.

Grantee, by signing this instrument, does so in order to formally evidence its acceptance of the Grantor's offer of dedication and conveyance of the subject property identified and more particularly described in Exhibit A.

IN TESTIMONY WHEREOF, Grantor and Grantee have caused this instrument to be executed under seal in such form as to be binding, this the day and year first above written.

DFC SUMMERS WALK LLC

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

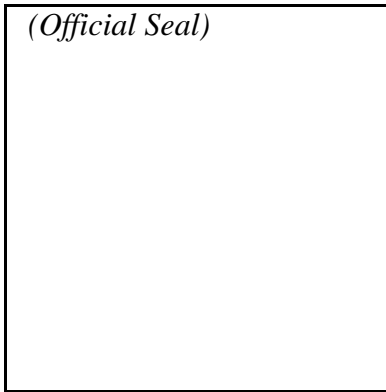
I certify that the following person personally appeared before me this day, acknowledging to me that he signed the foregoing document for the purpose(s) stated therein, in the capacity indicated therein: \_\_\_\_\_.

Date: \_\_\_\_\_

\_\_\_\_\_  
*Signature of Notary Public*

\_\_\_\_\_  
Notary's printed or typed name

My commission expires: \_\_\_\_\_



Notary seal or stamp must appear within this box.

ACCEPTANCE OF DEED

This Deed of Dedication was accepted by The Town of Shallotte on the \_\_\_\_\_ day of \_\_\_\_\_, 2026.

The Town of Shallotte

\_\_\_\_\_

\_\_\_\_\_, 2026

TOWN OF SHALLOTTE

By: \_\_\_\_\_  
Name: \_\_\_\_\_  
Title: \_\_\_\_\_

STATE OF NORTH CAROLINA  
COUNTY OF \_\_\_\_\_

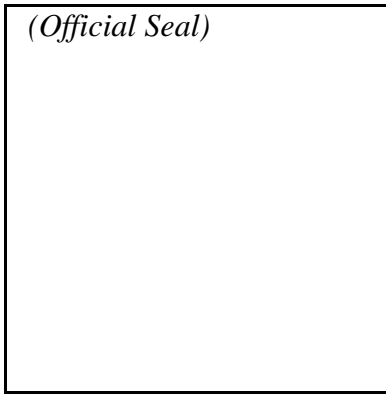
I certify that the following person personally appeared before me this day, acknowledging to me that he/she signed the foregoing document for the purpose(s) stated therein, in the capacity indicated therein: \_\_\_\_\_.

Date: \_\_\_\_\_

\_\_\_\_\_  
*Signature of Notary Public*

\_\_\_\_\_  
Notary's printed or typed name

My commission expires: \_\_\_\_\_



Notary seal or stamp must appear within this box.

## EXHIBIT A

All those certain tracts or parcels of land lying and being situated in Brunswick County, North Carolina, and being more particularly described as follows:

### PARCEL 1

All that certain tract or parcel of land lying and being situated in Brunswick County, North Carolina, and being shown and identified as "**Summerwalk Road**" on the plat recorded in Map Cabinet 176, at Pages 12-16 in the office of the Register of Deeds of Brunswick County.

### PARCEL 2

All that certain tract or parcel of land lying and being situated in Brunswick County, North Carolina, and being shown and identified as "**Swimming Lane**" on the plat recorded in Map Cabinet 176, at Pages 12-16 in the office of the Register of Deeds of Brunswick County.

### PARCEL 3

All that certain tract or parcel of land lying and being situated in Brunswick County, North Carolina, and being shown and identified as "**Getaway Lane**" on the plat recorded in Map Cabinet 176, at Pages 12-16 in the office of the Register of Deeds of Brunswick County.

### PARCEL 4

All that certain tract or parcel of land lying and being situated in Brunswick County, North Carolina, and being shown and identified as "**Breaking Waves Road**" on the plat recorded in Map Cabinet 176, at Pages 12-16 in the office of the Register of Deeds of Brunswick County.

## AFFIDAVIT

STATE OF NORTH CAROLINA  
COUNTY OF BRUNSWICK

DFC SUMMERS WALK LLC, a Florida limited liability company, with an office and place of business in Ponte Vedra, Florida, hereinafter referred to as Affiant, being first duly sworn, hereby deposes and says under oath as follows:

1. That it is the owner of certain property located in Shallotte Township, Brunswick County, North Carolina, known as Summers Walk Subdivision, Phase 2, containing lots numbering 33 thru 41, 42, 44 thru 50, 63 thru 104 and 106 thru 120, as more particularly described in a Deed of Dedication in favor of The Town of Shallotte of even date wherewith.
2. That it has caused to be installed rights-of-way through the property hereinafter described and referenced;

The road, street, and cul-de-sac rights of way shown as "Summerwalk Road", "Swimming Lane", "Getaway Lane", and "Breaking Waves Road" on the map of "Summers Walk Phase 2" recorded in Map Book 176, Pages 12-16 of the Brunswick County Registry, reference to which map is hereby made for a more particular description.

3. All the work which has been performed in the construction and installation of said rights-of-way, above, has been fully paid for and there are now no liens of any kind including any lien for labor or material against the subdivision property which would in any way jeopardize title of Affiant to the property in said subdivision nor are there any legal actions pending against Affiant or any contractor arising out of any work performed in said subdivision or rights-of-way installed therein which would in any way jeopardize title to the subdivision located therein.

IN WITNESS WHEREOF, the Affiant has caused this instrument to be duly executed by its authorized officer(s) this \_\_\_\_\_ day of \_\_\_\_\_, 2026.

DFC SUMMERS WALK LLC

By: \_\_\_\_\_  
\_\_\_\_\_, Manager

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, a Notary Public of the County and State aforesaid, do hereby certify that \_\_\_\_\_ personally came before me this day and acknowledged that he is \_\_\_\_\_ of DFC Summers Walk LLC being authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official seal, this the \_\_\_\_\_ day of \_\_\_\_\_, 2025.

\_\_\_\_\_  
Signature of Notary Public

(Notary Seal)

\_\_\_\_\_  
Printed or Typed Name of Notary Public

My Commission Expires: \_\_\_\_\_