

NORTH CAROLINA)  
 )  
 )  
 FORSYTH COUNTY)

PETITION TO CLOSE AND ABANDON  
PORTIONS OF BAITY STREET, W 32<sup>nd</sup>  
STREET, AND SILAS STREET

TO: HONORABLE MAYOR AND CITY COUNCIL OF THE CITY OF WINSTON-SALEM

The undersigned respectfully petitions the Honorable Mayor and City Council of the City  
of Winston-Salem as follows:

**I.**

Your petitioners declare that they each own one or more parcels of that real property described on the attached **Schedule I**, and that, except for the real property described on **Schedule I** there is no other real property abutting those portions of the rights-of-way of Baity Street, W 32<sup>nd</sup> Street, and Silas Street, which the petitioners want to have closed and abandoned, except the following, which is very close to, and may abut, the eastern portion of W 32<sup>nd</sup> Street described herein: Parcel ID 6826-99-6717, with a location address of 950 Reynolds Blvd, Winston-Salem, NC 27105, and with a listed owner of Reynolds R J Inc.

Please state your reason / purpose for closing a portion of said street / alleyway: (i) the right-of-way of Silas Street and the two portions of the right-of-way of W 32<sup>nd</sup> Street described herein (collectively, the “Unopened Rights-of-Way”) were never accepted for public use or opened to the public, and (ii) the portion of the right-of-way of Baity Street (the “Baity Street Portion”) is to be demolished in connection with development of the surrounding real property.

The Unopened Rights-of-Way were dedicated to the public use but were never accepted or opened for public use. The Baity Street Portion was dedicated to public use upon the public records appearing in the Office of the Register of Deeds of Forsyth County, North Carolina. Use of the Unopened Rights-of-Way and of the Baity Street Portion is unnecessary for the normal flow of traffic through the surrounding area.

**II.**

Your petitioners respectfully petition that the following described portions of said Baity Street, W 32<sup>nd</sup> Street, and Silas Street officially be closed and abandoned: **(insert property description of the property listed above)**

**See Attached Schedule II**

**III.**

No individual owning property in the vicinity of the aforesaid portions of Baity Street, W 32<sup>nd</sup> Street or Silas Street will be deprived of reasonable means of ingress to and from his property, nor is the closing thereof contrary to the public interest.

WHEREFORE, your petitioners respectfully request the City of Winston-Salem, acting through its City Council, to close and abandon for street purposes that portion of said Baity Street, W 32<sup>nd</sup> Street, and Silas Street described, all as provided by law, particularly by Section 160A-299 of the General Statutes of North Carolina.

RESPECTFULLY SUBMITTED, this the 23<sup>rd</sup> day of July, 2024.

WAKE FOREST UNIVERSITY,  
a North Carolina non-profit corporation

By: [Signature]  
Name: Christopher H. Kiwus  
Title: Vice President for Facilities, Real Estate  
and Planning

ATTESTED BY:

[Signature]  
Signature of Witness

ADMIN STAFF COORDINATOR  
Witness' Title

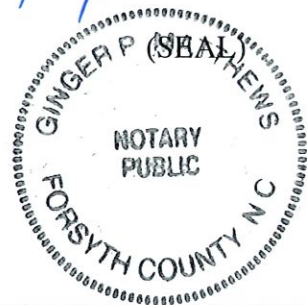
NORTH CAROLINA)  
Forsyth COUNTY)

I Christopher H. Kiwus, Vice President for Facilities, Real Estate and Planning of WAKE FOREST UNIVERSITY, being duly sworn, depose and says that WAKE FOREST UNIVERSITY is one of the petitioners in the above entitled matter; that I have read the foregoing petition and know the contents thereof; that the same is true of my own knowledge except as to those matters therein stated on information and belief and as to those matters, I believe it to be true.

[Signature]  
Christopher H. Kiwus, Vice President for  
Facilities, Real Estate and Planning,  
Wake Forest University

SWORN AND SUBSCRIBED before me, this the 23<sup>rd</sup>, day of July, 2024.

[Signature]  
Signature of Notary Public



My commission expires: August 4, 2026



RESPECTFULLY SUBMITTED, this the 23<sup>rd</sup> day of July, 2024.

DEACON BLVD. HOLDINGS VII, LLC,  
a North Carolina limited liability company

By: [Signature]  
Name: Christopher H. Kiwus  
Title: Manager

ATTESTED BY:

[Signature]  
Signature of Witness

ADMIN STAFF COORDINATOR  
Witness' Title

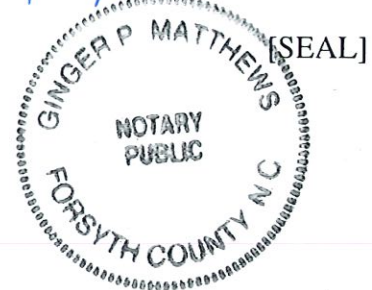
NORTH CAROLINA )  
Forsyth COUNTY)

I, Christopher H. Kiwus, Manager of DEACON BLVD. HOLDINGS VII, LLC, being duly sworn, depose and says that DEACON BLVD. HOLDINGS VII, LLC is one of the petitioners in the above entitled matter; that I have read the foregoing petition and know the contents thereof; that the same is true of my own knowledge except as to those matters therein stated on information and belief and as to those matters, I believe it to be true.

[Signature]  
Christopher H. Kiwus, Manager,  
Deacon Blvd. Holdings VII, LLC

SWORN AND SUBSCRIBED before me, this the 23<sup>rd</sup>, day of July, 2024.

[Signature]  
Signature of Notary Public



My commission expires: August 4, 2026

Date Petition Received in Engineering Office:

---

Signature of Engineering Office staff member verifying information in this petition:

---

DATE PETITION RECEIVED IN CITY CLERK'S OFFICE: \_\_\_\_\_

FEE PAID: \_\_\_\_\_

AUTHORIZED AGENT

The authorized agent may be the petitioner or another person designated by the petitioner to answer questions and to represent the petition at public hearings. All correspondence will be sent to this agent.

Name: Luke Dickey / Stimmel Associates, PA

Mailing Address: 601 N. Trade Street, Suite 200  
Winston-Salem, NC 27101

Daytime telephone number (landline and/or mobile): (336) 723-1067

## **SCHEDULE I**

### **Baity Street Portion**

#### **Wake Forest University**

- 503 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-88-6351)
- 505 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-88-5361)
- 519 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-88-2391)
- 613 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-88-1318)
- 615 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-78-9352)
- 619 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-78-8342)
- 0 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-7338)
- 404 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-8387)
- 499 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-98-4490)
- 0 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-8515)
- 433 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-5555)
- 477 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-3565)
- 521 Baity Street, Winston-Salem, NC (Parcel ID 6826-88-0585)
- 0 Baity Street, Winston-Salem, NC (Parcel ID 6826-78-8555)

#### **Deacon Blvd. Holdings VII, LLC**

- 513 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-88-4341)

### **Portions of W 32 Street (Unopened ROW)**

#### **Wake Forest University**

- 411 Deacon Blvd, Winston-Salem, NC (Parcel ID 6826-99-5047)
- 1008 Reynolds Blvd, Winston-Salem, NC (Parcel ID 6826-89-5270)
- 0 N Cherry Street, Winston-Salem, NC (Parcel ID 6826-79-2428)

### **Silas Street (50' Unopened ROW)**

#### **Wake Forest University**

- 0 N Cherry Street, Winston-Salem, NC (Parcel ID 6826-79-2428)
- 1194 Reynolds Blvd, Winston-Salem, NC (Parcel ID 6826-69-9975)
- 1100 Reynolds Blvd, Winston-Salem, NC (Parcel ID 6826-79-9879)

**SCHEDULE II**

[Unopened Rights-of-Way and the Baity Street Portion to be Closed (4 portions)]

*[see 12 attached pages]*



Portion of Baity Street Closure, Legal Description:

That certain parcel of land, being the eastern portion of Baity Street as shown in Plat Book 3, Page 77, Forsyth County Registry, being in Winston Township, Forsyth County, North Carolina, and being more particularly described as follows:

BEGINNING at a 1/2-inch iron pipe, having NC Grid NAD83 coordinates N: 868,481.79 E: 1,628,992.88 found at the southeastern corner of that Wake Forest University parcel as recorded in Deed Book 2102 Page 787 and described as Lots 42 through 54 in Plat Book 3, Page 77, save and except the portion conveyed in Deed Book 1292, Page 1007, Forsyth County Registry, such parcel further identified as Tax Parcel 6826-88-8515;

Thence with the western boundary line of Wake Forest University parcel as recorded in Deed Book 738, Page 275, Forsyth County Registry, said parcel further identified as Tax Parcel 6826-98-4490, S 00°06'22" E, a distance of 39.92 feet to a 3/4-inch iron pipe found at the northeastern corner of Wake Forest University parcel as recorded as Tract 1 in Deed Book 2563, Page 2473 and described as Lots 55 through 63A in Deed Book 3, Page 77, save and except the portion conveyed in Deed Book 1292, Page 1005, Forsyth County Registry, such parcel further identified as Tax Parcel 6826-88-8387;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-8387, the following four (4) courses: 1) N 89°02'35" W, a distance of 4.17 feet to a computed point; 2) along a curve to the right with a chord bearing S 84°18'44" W, a chord length of 86.41 feet, and a radius of 50.00 feet to a computed point; 3) along a curve to the left with a chord bearing N 62°28'42" W, a chord length of 22.36 feet, and a radius of 25.00 feet to a computed point; and 4) N 89°02'35" W, a distance of 138.64 feet to a computed point at the northeastern corner of Wake Forest University parcel as recorded in as Tract 2 in Deed Book 2563, Page 2473, Forsyth County Registry, and further identified as Tax Parcel 6826-88-7338;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-7338, N 89°02'35" W, a distance of 50.00 feet to a 3/8-inch iron pipe found at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 3786, Page 2474, Forsyth County Registry, and further identified as Tax Parcel 6826-88-6351;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-6351, N 89°02'35" W, a distance of 119.02 feet to a 1/2-inch iron pipe found at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 3786, Page 2462, Forsyth County Registry, and further identified as Tax Parcel 6826-88-5361;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-5361, N 89°02'35" W, a distance of 60.96 feet to a 3/4-inch iron pipe found at the northeastern

corner of Deacon Blvd. Holdings VII, LLC parcel as recorded in Deed Book 2832, Page 1914, Forsyth County Registry, and further identified as Tax Parcel 6826-88-4341;

Thence with the northern boundary line of said Deacon Blvd. Holdings VII parcel identified as 6826-88-4341, N 89°02'35" W, a distance of 180.07 feet to a 1/2-inch iron pipe set at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 2926, Page 2815 and described as lots 77 through 80 and 127 through 130 in Plat Book 3, Page 77, Forsyth County Registry, and further identified as Tax Parcel 6826-88-2391;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-2391, N 89°02'35" W, a distance of 119.92 feet to a 1/2-inch iron pipe found at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 3786, Page 2450, Forsyth County Registry, and further identified as Tax Parcel 6826-88-1318;

Thence with the northern boundary line of said Wake parcel identified as 6826-88-1318, N 89°02'35" W, a distance of 230.13 feet to a 1/2-inch iron rod found at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 3786, Page 2454, Forsyth County Registry, and further identified as Tax Parcel 6826-78-9352;

Thence with the northern boundary line of said Wake parcel identified as 6826-78-9352, N 89°02'35" W, a distance of 94.97 feet to a 1/2-inch iron pipe found at the northeastern corner of Wake Forest University parcel as recorded in Deed Book 3786, Page 2466 and described as Lots 92 through 95 and 112 through 115 in Plat Book 3, Page 77, Forsyth County Registry, and further identified as Tax Parcel 6826-78-8342;

Thence with the northern boundary line of said Wake parcel identified as 6826-78-8342, N 89°02'35" W, a distance of 65.84 feet to a computed point in the southern right-of-way boundary of Baity Street (40' public right-of-way);

Thence a new line in and across said Baity Street, N 00°54'31" E, a distance of 40.17 feet to a computed point in the southern boundary line of Wake Forest University parcel as recorded in Deed Book 2248, Page 3768 and described as Lots 14 through 18 in Plat Book 3, Page 77, Forsyth County Registry, and further identified as Tax Parcel 6826-78-8555;

Thence with the southern boundary line of said Wake parcel identified as 6826-78-8555, S 89°01'51" E, a distance of 89.88 feet to a 3/8-inch iron pipe found at the southwestern corner of Wake Forest University Parcel as recorded in Deed Book 2593, Page 1764 and described as Lots 19 through 28 in Plat Book 3, Page 77, Forsyth County Registry, and further identified as Tax Parcel 6826-88-0585;

Thence with the southern boundary line of said Wake parcel identified as 6826-88-0585, S 89°01'51" E, a distance of 299.83 feet to a 1/2-inch iron pipe set at the southwestern corner of Wake Forest University parcel as recorded in Deed Book 3663, Page 2796, Forsyth County Registry, and further identified as Tax Parcel 6826-88-3565;



Thence with the southern boundary line of said Wake parcel identified as 6826-88-3565, S 89°01'51" E, a distance of 269.81 feet to a #5 rebar found at the southwestern corner of Wake Forest University parcel as recorded in Deed Book 3663, Page 2799, Forsyth County Registry, and further identified as Tax Parcel 6826-88-5555;

Thence with the southern boundary line of said Wake parcel identified as 6826-88-5555, S 89°01'51" E, a distance of 119.71 feet to a 1/2-inch iron pipe set at the southwest corner of said Wake parcel identified as 6826-88-8515;

Thence with the southern boundary of said Wake parcel identified as 6826-88-8515 the following four (4) courses: 1) S 89°01'51" E, a distance of 279.60 feet to a computed point; 2) along a curve to the left with a chord bearing N 64°24'17" E, a chord length of 22.36 feet, and a radius of 25.00 feet to a computed point; 3) along a curve to the right with a chord bearing S 82°23'09" E, a chord length of 86.41 feet, and a radius of 50.00 feet to a computed point; and 4) S 89°01'51" E, a distance of 4.17 feet to the Point of Beginning, containing 1.167 acres.



NORTH CAROLINA SURVEYORS BOUNDARY AND GPS CERTIFICATIONS

I, KIM R. LILLY, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 2102, PAGE 787; DEED BOOK 2248, PAGE 3768; DEED BOOK 2563, PAGE 2473; DEED BOOK 2593, PAGE 1764; DEED BOOK 2832, PAGE 1914; DEED BOOK 2926, PAGE 2815; DEED BOOK 3663, PAGES 2786 AND 2799; DEED BOOK 3786, PAGES 2450, 2454, 2462, 2466, AND 2474; AND PLAT BOOK 3, PAGE 77); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN DEED BOOK 738, PAGE 275; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:39,676; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).

THIS 22<sup>ND</sup> DAY OF JULY, A.D. 2024.

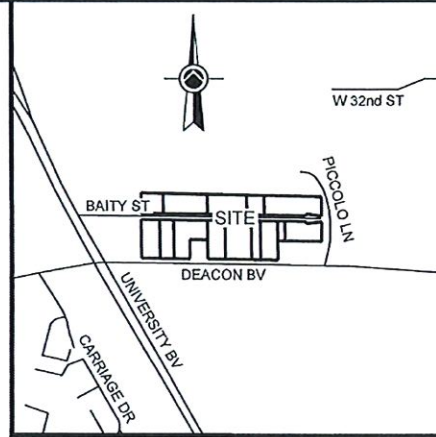
I, KIM R. LILLY, FURTHER CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

- 1) CLASS OF SURVEY: URBAN LAND (CLASS A)
- 2) POSITIONAL ACCURACY: 0.06'
- 3) TYPE OF GPS FIELD PROCEDURE: GPS/VRS
- 4) DATES OF SURVEY: NOVEMBER 9, 2023
- 5) DATUM/EPOCH: NAD 83 (NRS 2011)
- 6) PUBLISHED/FIXED-CONTROL USE: NONE
- 7) GEOID MODEL: GEOID 12B
- 8) COMBINED GRID FACTOR(S): 0.99994792
- 9) UNITS: US FEET



*Kim R. Lilly*  
 PROFESSIONAL LAND SURVEYOR

L-3612  
 LICENSE NUMBER



VICINITY MAP (SCALE: 1" = 1000')

NOTES:

1. BEING PARCEL NUMBERS 6826-78-8342, 6826-78-8555, 6826-78-9352, 6826-88-0585, 6826-88-1318, 6826-88-2391, 6826-88-3565, 6826-88-5361, 6826-88-5555, 6826-88-6351, 6826-88-7338, 6826-88-8387, 6826-88-8515, AND 6826-98-4490 CURRENTLY OWNED BY WAKE FOREST UNIVERSITY; AND 6826-88-4341, CURRENTLY OWNED BY DEACON BLVD. HOLDINGS VII, LLC; RECORDED IN DEED BOOK 738, PAGE 275; DEED BOOK 3786, PAGE 2466; DEED BOOK 2248, PAGE 3768; DEED BOOK 3786, PAGE 2454; DEED BOOK 2593, PAGE 1764; DEED BOOK 3786, PAGE 2450; DEED BOOK 2926, PAGE 2815; DEED BOOK 3663, PAGE 2786; DEED BOOK 3786, PAGE 2462; DEED BOOK 3663, PAGE 2799; DEED BOOK 3786, PAGE 2474; DEED BOOK 2563, PAGE 2473; DEED BOOK 2102, PAGE 787; AND DEED BOOK 2832, PAGE 1914; IN FORSYTH COUNTY REGISTER OF DEEDS.
2. ALL DISTANCES ARE HORIZONTAL GROUND, UNLESS OTHERWISE NOTED.
3. INFORMATION SHOWN HEREON IS FROM DIRECT FIELD DATA COLLECTED NOVEMBER 9, 2023 TO JANUARY 22, 2024.
4. AREA TO BE CLOSED AND ABANDONED: 1.167 ACRES (50,839 SQ. FT.)

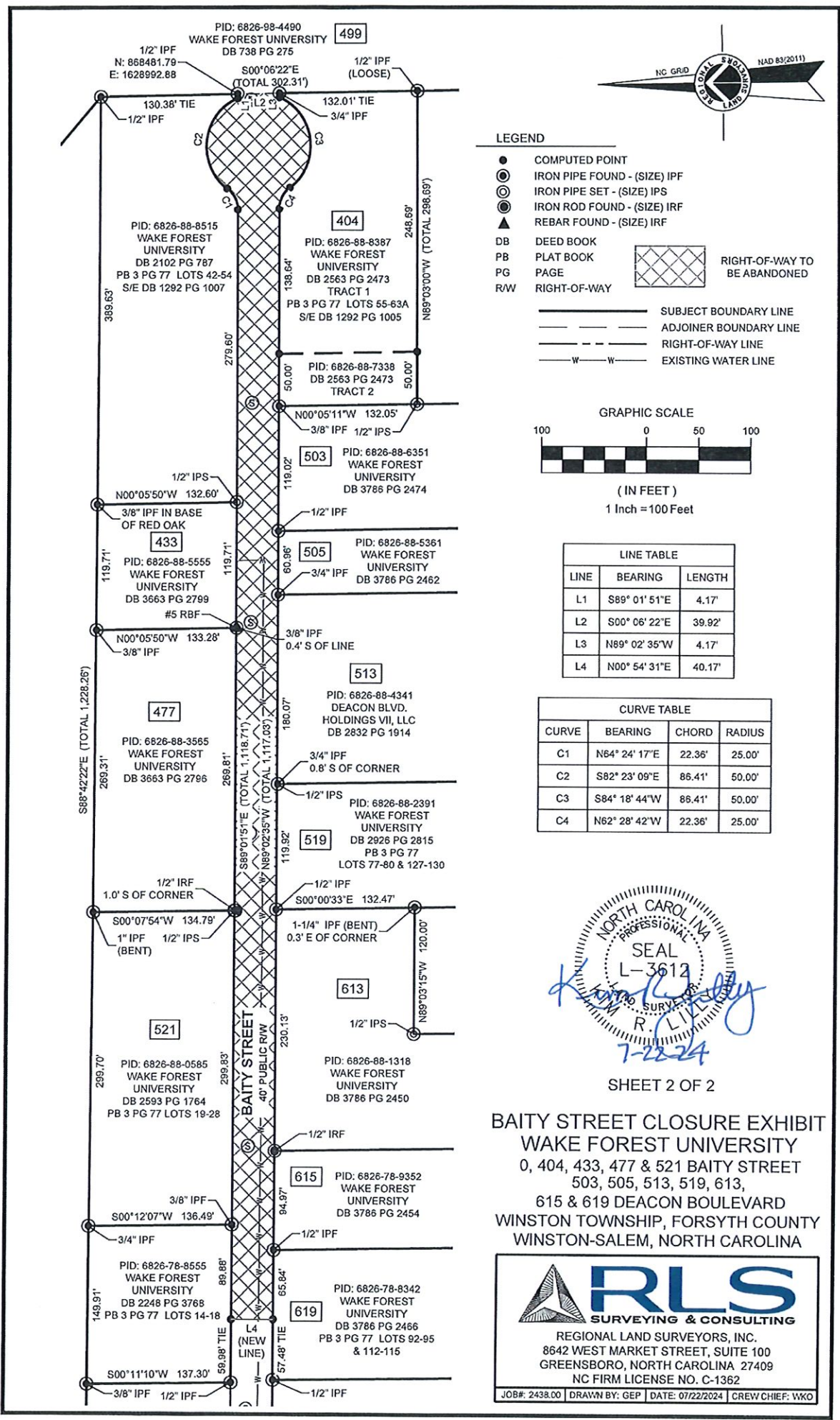
SHEET 1 OF 2

**BAITY STREET CLOSURE EXHIBIT**  
**WAKE FOREST UNIVERSITY**  
 0, 404, 433, 477 & 521 BAITY STREET  
 503, 505, 513, 519, 613,  
 615 & 619 DEACON BOULEVARD  
 WINSTON TOWNSHIP, FORSYTH COUNTY  
 WINSTON-SALEM, NORTH CAROLINA

**RLS**  
 SURVEYING & CONSULTING  
 REGIONAL LAND SURVEYORS, INC.  
 8642 WEST MARKET STREET, SUITE 100  
 GREENSBORO, NORTH CAROLINA 27409  
 NC FIRM LICENSE NO. C-1362

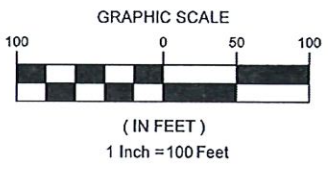
JOB#: 2438.00 | DRAWN BY: GEP | DATE: 07/22/2024 | CREW CHIEF: WKO





**LEGEND**

- COMPUTED POINT
  - ⊙ IRON PIPE FOUND - (SIZE) IPF
  - ⊙ IRON PIPE SET - (SIZE) IPS
  - ⊙ IRON ROD FOUND - (SIZE) IRF
  - ▲ REBAR FOUND - (SIZE) IRF
  - DB DEED BOOK
  - PB PLAT BOOK
  - PG PAGE
  - R/W RIGHT-OF-WAY
- RIGHT-OF-WAY TO BE ABANDONED
- SUBJECT BOUNDARY LINE  
 ADJOINER BOUNDARY LINE  
 RIGHT-OF-WAY LINE  
 EXISTING WATER LINE



LINE TABLE		
LINE	BEARING	LENGTH
L1	S89° 01' 51"E	4.17'
L2	S00° 06' 22"E	39.92'
L3	N89° 02' 35"W	4.17'
L4	N00° 54' 31"E	40.17'

CURVE TABLE			
CURVE	BEARING	CHORD	RADIUS
C1	N64° 24' 17"E	22.36'	25.00'
C2	S82° 23' 09"E	86.41'	50.00'
C3	S84° 18' 44"W	86.41'	50.00'
C4	N62° 28' 42"W	22.36'	25.00'



SHEET 2 OF 2

**BAITY STREET CLOSURE EXHIBIT**  
**WAKE FOREST UNIVERSITY**  
 0, 404, 433, 477 & 521 BAITY STREET  
 503, 505, 513, 519, 613,  
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 WINSTON TOWNSHIP, FORSYTH COUNTY  
 WINSTON-SALEM, NORTH CAROLINA

**REGIONAL LAND SURVEYORS, INC.**  
 8642 WEST MARKET STREET, SUITE 100  
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 NC FIRM LICENSE NO. C-1362

JOB#: 2438.00 | DRAWN BY: GEP | DATE: 07/22/2024 | CREW CHIEF: WKO



Portion of W. 32nd Street Closure Near Shorefair Drive, Legal Description:

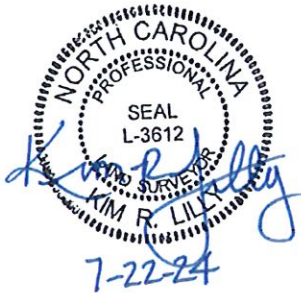
That certain parcel of land, being an unopened portion of West 32nd Street, lying between Tax Parcels 6826-89-5270 and 6826-99-5047, being in Winston Township, Forsyth County, North Carolina and being more particularly described as follows:

BEGINNING at a concrete monument with brass cap having NC Grid NAD83 coordinates N:869,446.63 E: 1,629,653.53 found at a southwesterly corner of R. J. Reynolds, Inc. parcel as recorded in Deed Book 932, Page 192, Forsyth County Registry;

Thence with a new line across West 32nd Street, S 62°27'53" W, a distance of 109.38 feet to a computed point in the northern boundary line of that Wake Forest University parcel as recorded in Deed Book 754, Page 437, Forsyth County Registry and further identified as Tax Parcel 6826-99-5047;

Thence with the northern boundary line of said Wake parcel 6826-99-5047, S 89°39'54" W, a distance of 507.18 feet to a computed point in a westerly boundary line of Wake Forest University parcel as recorded in Deed Book 754, Page 437, and in Deed Book 932, Page 195, Forsyth County Registry and further identified as Tax Parcel 6826-89-5270;

Thence with the easterly and southerly boundary line of said Wake parcel identified as 6826-89-5270 the following two (2) courses: 1) N 04°46'17" E, a distance of 50.20 feet to a computed point; and 2) N 89°39'54" E, a distance of 600.00 feet to the Point of Beginning, containing 0.635 acres.



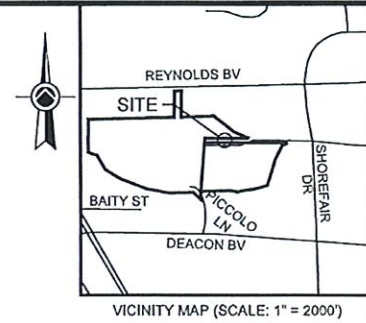
NORTH CAROLINA SURVEYORS BOUNDARY AND GPS CERTIFICATIONS

I, KIM R. LILLY, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 754, PAGE 437 AND DEED BOOK 932, PAGE 195); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN DEED BOOK 932, PAGE 192; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:39,676; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).

THIS 22<sup>ND</sup> DAY OF JULY, A.D. 2024.

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- 1) CLASS OF SURVEY: URBAN LAND (CLASS A)
- 2) POSITIONAL ACCURACY: 0.06'
- 3) TYPE OF GPS FIELD PROCEDURE: GPS/VRS
- 4) DATES OF SURVEY: NOVEMBER 9, 2023
- 5) DATUM/EPOCH: NAD 83 (NSRS 2011)
- 6) PUBLISHED/FIXED-CONTROL USE: NONE
- 7) GEOID MODEL: GEOID 12B
- 8) COMBINED GRID FACTOR(S): 0.99994792
- 9) UNITS: US FEET



*Kim R. Lilly*  
 PROFESSIONAL LAND SURVEYOR  
 L-3612  
 LICENSE NUMBER

SHEET 1 OF 2

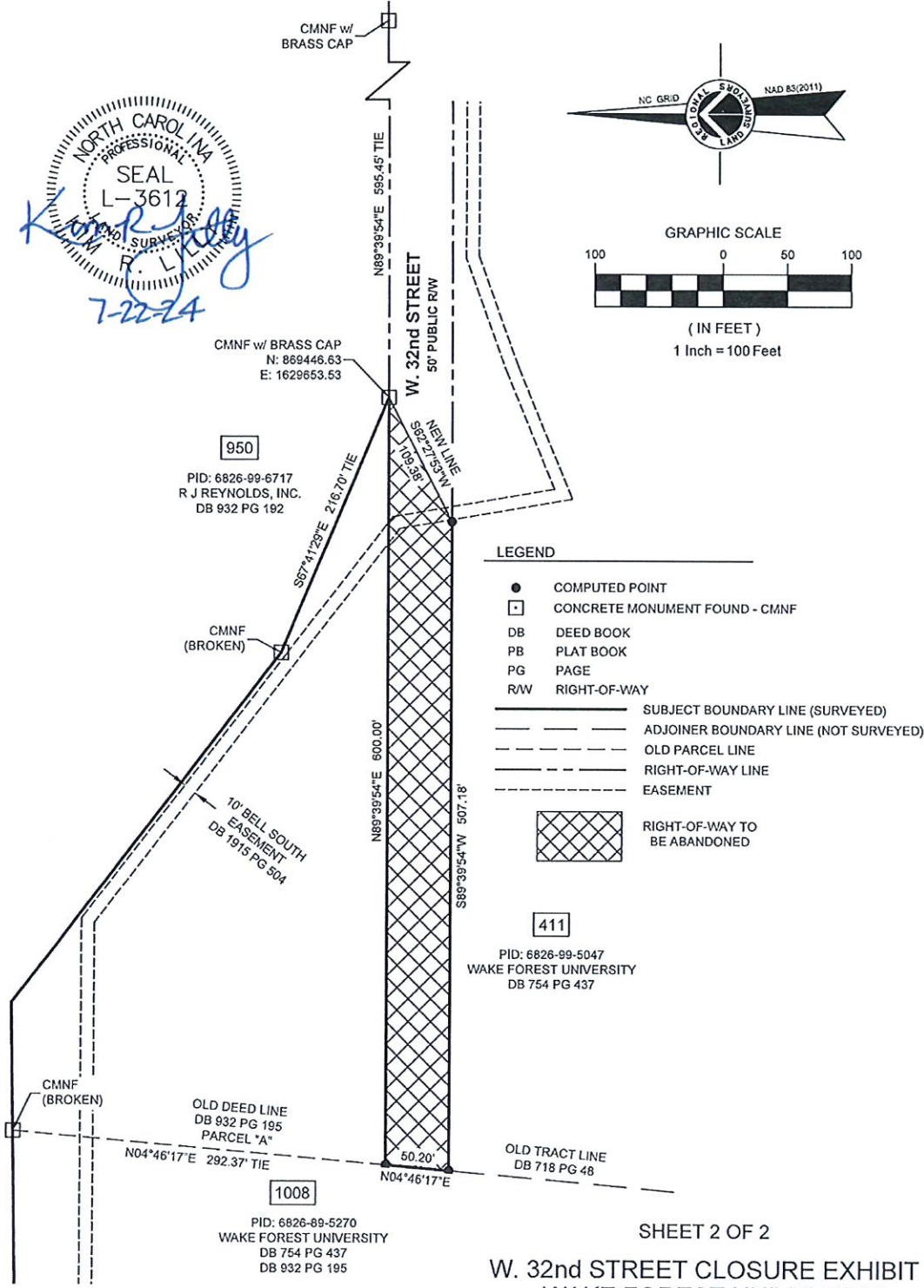
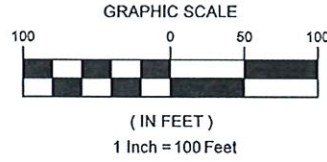
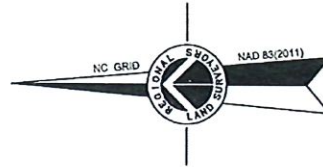
W. 32nd STREET CLOSURE EXHIBIT  
 WAKE FOREST UNIVERSITY  
 411 DEACON BOULEVARD  
 & 1008 REYNOLDS BOULEVARD  
 WINSTON TOWNSHIP  
 FORSYTH COUNTY  
 WINSTON-SALEM,  
 NORTH CAROLINA

NOTES:

1. BEING PARCEL NUMBERS 6826-89-5270 AND 6826-99-5047, CURRENTLY OWNED BY WAKE FOREST UNIVERSITY AND RECORDED IN DEED BOOK 754, PAGE 437 AND DEED BOOK 932, PAGE 195 IN FORSYTH COUNTY REGISTER OF DEEDS.
2. ALL DISTANCES ARE HORIZONTAL GROUND, UNLESS OTHERWISE NOTED.
3. INFORMATION SHOWN HEREON IS FROM DIRECT FIELD DATA COLLECTED NOVEMBER 9, 2023 TO JANUARY 22, 2024.
4. AREA TO BE CLOSED AND ABANDONED: 0.635 ACRES (27,660 SQ. FT.)

**RLS**  
 SURVEYING & CONSULTING  
 REGIONAL LAND SURVEYORS, INC.  
 8642 WEST MARKET STREET, SUITE 100  
 GREENSBORO, NORTH CAROLINA 27409  
 NC FIRM LICENSE NO. C-1362

JOB#: 2438.00 | DRAWN BY: GEP | DATE: 07/22/2024 | CREW CHIEF: WKO



**LEGEND**

- COMPUTED POINT
- ◻ CONCRETE MONUMENT FOUND - CMNF
- DB DEED BOOK
- PB PLAT BOOK
- PG PAGE
- RW RIGHT-OF-WAY
- SUBJECT BOUNDARY LINE (SURVEYED)
- - - ADJOINER BOUNDARY LINE (NOT SURVEYED)
- - - OLD PARCEL LINE
- - - RIGHT-OF-WAY LINE
- - - EASEMENT
- ▨ RIGHT-OF-WAY TO BE ABANDONED

950  
 PID: 6826-99-6717  
 R J REYNOLDS, INC.  
 DB 932 PG 192

411  
 PID: 6826-99-5047  
 WAKE FOREST UNIVERSITY  
 DB 754 PG 437

1008  
 PID: 6826-89-5270  
 WAKE FOREST UNIVERSITY  
 DB 754 PG 437  
 DB 932 PG 195

SHEET 2 OF 2

**W. 32nd STREET CLOSURE EXHIBIT**  
**WAKE FOREST UNIVERSITY**  
 411 DEACON BOULEVARD  
 & 1008 REYNOLDS BOULEVARD  
 WINSTON TOWNSHIP  
 FORSYTH COUNTY  
 WINSTON-SALEM,  
 NORTH CAROLINA

**RLS**  
 SURVEYING & CONSULTING  
 REGIONAL LAND SURVEYORS, INC.  
 8642 WEST MARKET STREET, SUITE 100  
 GREENSBORO, NORTH CAROLINA 27409  
 NC FIRM LICENSE NO. C-1362



Portion of Silas Street Closure, Legal Description:

That certain parcel of land, being an unopened and unimproved portion of Silas Street as shown in Plat Book 12, Page 110, Forsyth County Registry, lying between Tax Parcels 6826-69-9975, 6826-79-2428, and 6826-79-9879, being in Winston Township, Forsyth County, North Carolina and being more particularly described as follows:

BEGINNING at a concrete monument and PK nail having NC Grid NAD83 coordinates N: 869,890.92 E: 1,627,235.29 found at a northeasterly corner of that Wake Forest University parcel as recorded in Deed Book 1595, Page 1693, Forsyth County Registry, and further identified as Tax Parcel 6826-79-2428;

Thence with the northern boundary line of said Wake parcel S 89°18'39" W, a distance of 50.00 feet to a computed point at a southeasterly corner of Wake Forest University parcel as recorded in Deed Book 1595, Page 1683, Forsyth County Registry, and further identified as Tax Parcel 6826-69-9975;

Thence with the eastern boundary line of said Wake parcel identified as 6826-69-9975, N 00°54'52" W, distance of 163.17 feet to a computed point in the southern right-of-way boundary of Reynolds Boulevard (90' public right-of-way);

Thence with said southern right-of-way boundary of Reynolds Boulevard N 89°05'08" E, a distance of 50.00 feet to a computed point at the northwest corner of Wake Forest University parcel as recorded in Deed Book 1595, Page 1683, Forsyth County Registry, and further identified as Tax Parcel 6826-79-9879;

Thence with the western boundary line of said 6826-79-9879, S 00°54'52" E, a distance of 163.37 feet to the Point of Beginning, containing 0.187 acres.



**NORTH CAROLINA SURVEYORS BOUNDARY AND GPS CERTIFICATIONS**

I, **KIM R. LILLY**, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 1595, PAGE 1683); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN DEED BOOK 1595, PAGE 1693; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:39,676; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).

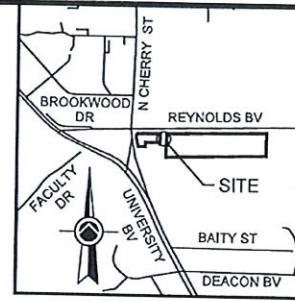
THIS 22<sup>ND</sup> DAY OF JULY, A.D. 2024.

I, **KIM R. LILLY**, FURTHER CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

- 1) CLASS OF SURVEY: URBAN LAND (CLASS A)
- 2) POSITIONAL ACCURACY: 0.05'
- 3) TYPE OF GPS FIELD PROCEDURE: GPS/NRS
- 4) DATES OF SURVEY: NOVEMBER 9, 2023
- 5) DATUM/EPOCH: NAD 83 (NSRS 2011)
- 6) PUBLISHED/FIXED-CONTROL USE: NONE
- 7) GEOID MODEL: GEOID 12B
- 8) COMBINED GRID FACTOR(S): 0.99994792
- 9) UNITS: US FEET

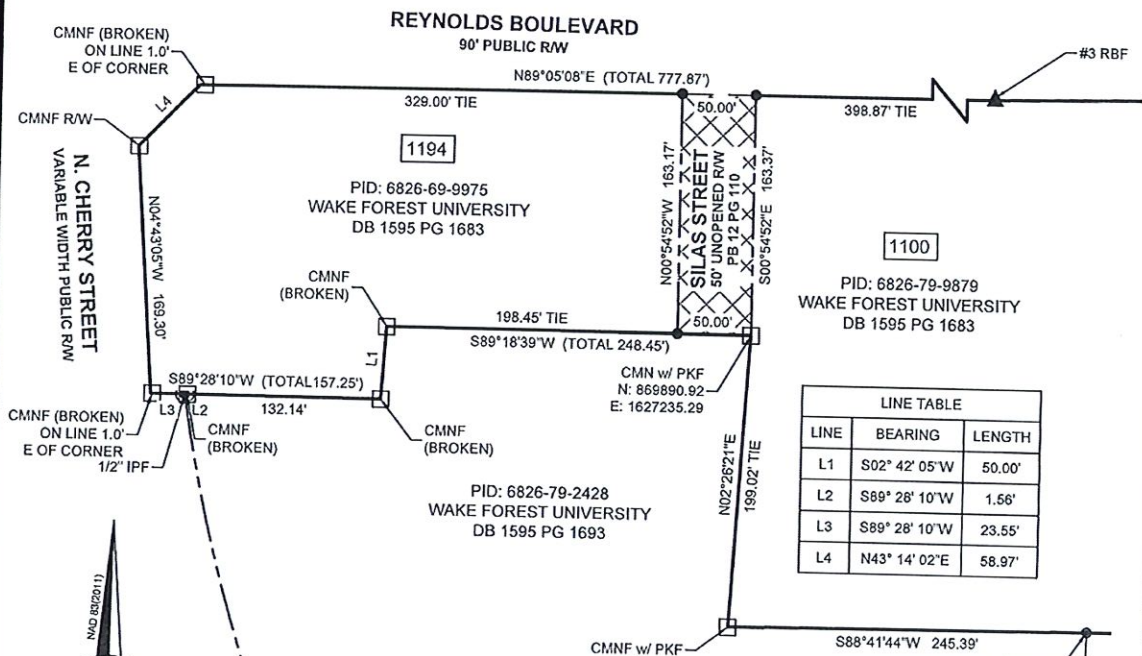


7-22-24



VICINITY MAP (SCALE: 1" = 2000')

*Kim R. Lilly*  
PROFESSIONAL LAND SURVEYOR  
L-3612  
LICENSE NUMBER

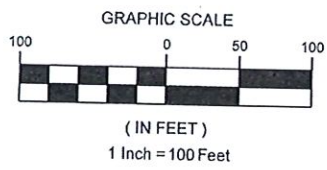


LINE TABLE		
LINE	BEARING	LENGTH
L1	S02° 42' 05" W	50.00'
L2	S89° 28' 10" W	1.56'
L3	S89° 28' 10" W	23.55'
L4	N43° 14' 02" E	58.97'



**LEGEND**

- SUBJECT BOUNDARY LINE
- ADJOINER BOUNDARY LINE
- RIGHT-OF-WAY LINE
- RIGHT-OF-WAY TO BE ABANDONED
- COMPUTED POINT
- IRON PIPE FOUND - IPF (SIZE NOTED)
- REBAR FOUND - RBF (SIZE NOTED)
- CONCRETE MONUMENT FOUND
- DB DEED BOOK
- PB PLAT BOOK
- PG PAGE
- R/W RIGHT-OF-WAY



**NOTES:**

1. BEING PARCEL NUMBERS 6826-69-9975, 6826-79-2428 & 6826-79-9879 CURRENTLY OWNED BY WAKE FOREST UNIVERSITY AND RECORDED IN DEED BOOK 1595, PAGES 1683 & 1693, IN FORSYTH COUNTY REGISTER OF DEEDS.
2. ALL DISTANCES ARE HORIZONTAL GROUND, UNLESS OTHERWISE NOTED.
3. INFORMATION SHOWN HEREON IS FROM DIRECT FIELD DATA COLLECTED NOVEMBER 9, 2023 TO JANUARY 22, 2024.
4. AREA TO BE CLOSED AND ABANDONED: 0.187 ACRES (8,164 SQ. FT.)

**SILAS STREET CLOSURE EXHIBIT**  
WAKE FOREST UNIVERSITY  
1100 & 1194 REYNOLDS BOULEVARD  
WINSTON TOWNSHIP  
FORSYTH COUNTY  
WINSTON-SALEM, NORTH CAROLINA

**RLS**  
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GREENSBORO, NORTH CAROLINA 27409  
NC FIRM LICENSE NO. C-1362

JOB#: 2438.00 DRAWN BY: GEP DATE: 07/22/2024 CREW CHIEF: WKO