

BR
SAS



20181227000241570 DEED
Bk:RB6560 Pg:498
12/27/2018 03:44:18 PM 1/2

FILED Mark Chilton
Register of Deeds, Orange Co, NC
Recording Fee: \$26.00
NC Real Estate TX: \$1596.00

aw

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 1,596.00

Parcel Identifier No. 9789-30-7871 Verified by LHB County on the ___ day of _____, 20__
By: _____

This instrument was prepared by: BAGWELL HOLT SMITH P.A.
Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

Grantee's address (return to): P.O. Box 1198, Carrboro, NC 27510

THIS DEED is made this 20th day of December, 2018, by and between

GRANTOR	GRANTEE
WHITEGATE PROPERTIES, LLC A North Carolina limited liability company	THE ALTRIDGE GROUP, LLC A North Carolina limited liability company Property Address: 1-3 Bolin Heights Terrace Chapel Hill, NC 27514

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.

WITNESSETH, 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 in fee simple, all that certain lot or parcel of land situated in the **Orange County**, North Carolina and more particularly described as follows:

ALL those certain tracts of land shown on the plat entitled "Recombination of Lots 1, 2 & 3 Bolin Heights", prepared by Dale D. Faulkner, RLS, dated March 30, 1987, revised April 24, 1987 and recorded in Plat Book 47, Page 86, Orange County Registry, to which plat reference is hereby made for a more particular description of same.

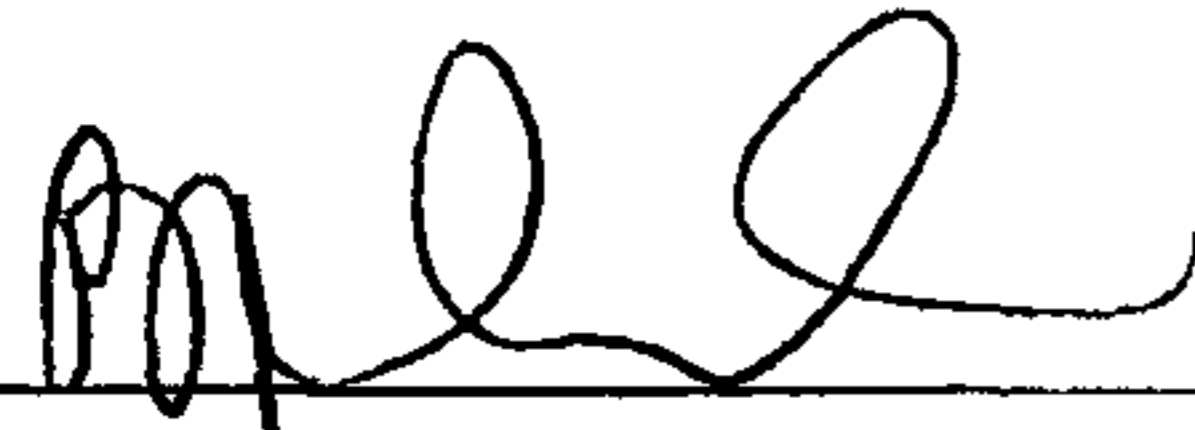
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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, excepting ad valorem taxes for the current year, restrictive covenants of record affecting the property, utility easements and rights of way of record, of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

WHITEGATE PROPERTIES, LLC
A North Carolina limited liability company

Address: 105 HUNTINGTON DR
CHAPEL HILL, NC 27514

By: 
BRADLEY J. GIBSON, Manager

Pursuant to N.C.G.S. §105-317.2, the Seller/Grantor states as follows:

The property conveyed herein _____ includes X does not include (initial one) the primary residence of one or more of the Grantors. Grantor's address is provided above.

Orange County, North Carolina

I hereby certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: **BRADLEY J. GIBSON, Manager**

Date: 12/26/2018

Melina K. Orce
Melina K. Orce, Notary Public
Printed Name of Notary Public
My commission expires: 8/15/2022

(Official Seal)

