

Unofficial Document

THIS INSTRUMENT WAS PREPARED BY:

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AFTER RECORDING THIS INSTRUMENT
SHOULD BE RETURNED TO:

Gibson, Dunn & Crutcher LLP
200 Park Avenue
New York, New York 10166
Attention: Steven D. Klein, Esquire

EXCISE TAX: \$ 5,044.00

TAX PARCEL ID. NO.: 9880353973 *2LB*

SPECIAL WARRANTY DEED
[CHAPEL HILL MOB]

THIS SPECIAL WARRANTY DEED, is made and executed as of the 15 day of May, 2019, by **CHP CHAPEL HILL NC MOB OWNER, LLC**, a Delaware limited liability company, whose address is 450 South Orange Avenue, Orlando, FL 32801 (hereinafter referred to as the "**Grantor**"), to **EPC SPARTI LLC**, a Delaware limited liability company, whose address is 4500 Dorr Street, Toledo, Ohio 43615 (hereinafter referred to as the "**Grantee**");

WITNESSETH:

That the Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other valuable considerations, the receipt and sufficiency of which are hereby acknowledged by these presents does grant, bargain, sell, alien, remise, release, convey, and confirm unto the Grantee that certain piece, parcel or tract of land situated in Orange County, North Carolina more particularly described as follows, to wit:

909996NC 43

Deed - TOA - Chapel Hill MOB; Chapel Hill, NC

8747616

submitted electronically by "First American Title Insurance Company, Charlotte NCS" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Orange County Register of Deeds.

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