

For Registration Willie L. Covington  
 Register of Deeds  
 Durham County, NC  
 Electronically Recorded  
 2015 Jul 31 11:46 AM NC Rev Stamp: \$ 3500.00  
 Book: 7757 Page: 584 Fee: \$ 26.00  
 Instrument Number: 2015025249  
 DEED

Excise Tax: \$3,500.00 Recording Time, Book and Page  
 Tax Lot No. \_\_\_\_\_ Parcel Identifier No. 106402

Mail after recording to: Grantee

This instrument was prepared by: David T. Pryzwansky, The Pryzwansky Law Firm, P.A.

Brief description for the Index: Presidential Apartments, Durham

**NORTH CAROLINA SPECIAL WARRANTY DEED**

THIS DEED made as of the 31<sup>st</sup> day of July, 2015, by and between

GRANTOR	GRANTEE
<p><b>Four W's, Inc.</b>, a North Carolina Corporation                       2004 W. Cumberland Street                      Dunn, NC 28334</p>	<p><b>1001 Ruby Street LLC</b>,                      a North Carolina limited liability company                       1000 East Cesar Chavez                      Austin, TX 78702</p>

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 Durham, Durham County, North Carolina and more particularly described as follows:

Submitted electronically by "The Pryzwansky Law Firm"  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Durham County Register of Deeds.

BEING all of Lots 1-8, inclusive, Block H as shown on that plat entitled "Map Showing Glendale Heights, known as the O.K. Ferrell Property" recorded in Plat Book 14, page 33, Durham County Registry.

This property is known as Presidential Apartments.

The Property conveyed herein does not include the primary residence of Grantor.

The Property was acquired by Grantor by deed recorded in Book 1201, page 777 and Book 1217, page 100, both Durham County Registry.

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 Grantor hereby warrants that Grantor has done nothing to impair the title as received by Grantor and that Grantor will forever warrant and defend the title against the lawful claims of all persons claiming by, through or under Grantor.

Title to the property hereinabove described is subject to the following exceptions:

This property is conveyed subject to restrictions and easements of record affecting said property and to 2015 ad valorem taxes and taxes for subsequent years.

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

Four W's, Inc. (corporate seal)

By: [Signature]  
Don G. Wellons, President

STATE OF NORTH CAROLINA :  
COUNTY OF SAMPSON :

I, a Notary Public, certify that Don G. Wellons, President of Four W's, Inc., a North Carolina corporation, personally came before me this day and being duly authorized acknowledged the execution of the foregoing instrument on behalf of the corporation.

Witness my hand and official seal, this the 21st day of July, 2015.

My Commission expires: 7-9-2018  
AFFIX SEAL - PUBLIC  
SAMPSON COUNTY, N.C.

[Signature]  
Notary Public