

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax: \$30,500.00

Parcel Identifier No. 0746414491. Verified by _____ County on the ____ day of _____, 20__

Mail/Box to: Barry D. Mann of Manning Fulton & Skinner, PA (Box 133)

This instrument was prepared by: Thomas T. Crumpler, Esquire

Brief description for the Index: 101 J. Morris Commons Lane, Morrisville, NC

THIS DEED made this 31st day of July, 2020, by and between

<i>GRANTOR</i>	<i>GRANTEE</i>
FRONT STREET – TOWN HALL, LLC, a Delaware limited liability company 201 West Fourth Street Winston-Salem, NC 27101	TOWN HALL COMMONS HOLDINGS LLC, a Delaware limited liability company c/o Tri Properties, LLC 5425 Page Road, Suite 100 Durham, NC 27703

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 Town of Morrisville, Wake County, North Carolina and more particularly described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED
 HEREIN BY REFERENCE.**

The property hereinabove described was acquired by Grantor by instrument recorded in Book 16659, page 00537.

All or a portion of the property herein conveyed ___ includes or X does not include the primary residence of a Grantor.

ASDL#422395

Submitted electronically by "Manning Fulton & Skinner, P.A."
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the Wake County Register of Deeds.