



20170130000018490 DEED  
Bk:RB6256 Pg:528  
01/30/2017 01:26:00 PM 1/3

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aw

FILED Mark Chilton  
Register of Deeds, Orange Co., NC  
Recording Fee: \$26.00  
NC Real Estate TX: \$550.00

NA

*This property is not the primary residence of the Grantor*

NORTH CAROLINA

Revenue: \$550.00

ORANGE COUNTY

Tax Parcel Id Nos.: 9777588990 & 9777598290

JP

THIS DEED, made this the 20<sup>th</sup> day of January, 2017, by and between SHERYL-MAR CO., LLC, a North Carolina limited liability company, 87 Norwood Road, Chapel Hill, North Carolina 27516, party of the first part, and WOOTEN DEVELOPMENT COMPANY, a North Carolina corporation, Post Office Box 10907, Goldsboro, North Carolina 27532, party of the second part;

WITNESSETH:

That the said party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration paid by the said party of the second part, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does bargain, sell and convey to the party of the second part, its successors and assigns, those certain lots or parcels of land situated in the Town of Carrboro, Orange County, North Carolina, and more particularly described as follows:

*Prepared by & return to:  
L. E. (Trey) Taylor III, Attorney at Law  
Warren, Kerr, Walston, Taylor & Smith, L.L.P.  
PO Box 1616, Goldsboro, North Carolina 27533-1616*



Being all of Lot No. 4 and Lot No. 5, Rock Haven Center, as per plat entitled "Recombination Lots 1, 4, 5 and 6, Rock Haven Center, " thereof recorded in Plat Book 86, Page 143, Orange County Registry. And being a portion of Tract One in the General Warranty Deed to Sheryl-Mar Co., LLC dated March 16, 2001 and recorded in Book 2219, Page 578 of the Orange County Registry.

This conveyance is made subject to that certain Declaration of Covenants, Conditions and Restrictions dated October 18, 2000 and recorded in Book 2151, Page 329 of the Orange County Registry, as amended by Amendment dated December 15, 2010 and recorded in Book 5080, Page 35 of the Orange County Registry.

This conveyance is also made subject to all matters shown on the aforesaid map or plat and all easements and restrictions, if any, appearing of record in the chain of title and the 2017 Orange County and Town of Carrboro ad valorem taxes which shall be prorated between the parties.

TO HAVE AND TO HOLD the aforesaid lots or parcels of land and all privileges and appurtenances thereto belonging to the said party of the second part, its successors and assigns, to their only use and behoof forever.

And the said party of the first part covenants for itself and for its successors and assigns, to and with the said party of the second part, its successors and assigns, that it is seized of said premises in fee and has the right to convey the same in fee simple; that the same are free and clear of all encumbrances, except as noted above; and that it will warrant and defend the title to the same against the lawful claims of all persons whomsoever.



IN TESTIMONY WHEREOF, the said party of the first part has caused this Deed to be executed, by authority duly given, this the day and year first above written.

SHERYL-MAR CO., LLC

By: James L. Hodgin, Member/Manager (SEAL) <sup>MANAGER</sup>  
James L. Hodgin, Member/Manager

By: Nancy T. Hodgin member/mgr. (SEAL)  
Nancy T. Hodgin, Member/Manager

NORTH CAROLINA  
ORANGE COUNTY

I, Wayne R. Hadler, a Notary Public for ORANGE County, North Carolina, hereby certify that James L. Hodgin and Nancy T. Hodgin, each personally came before me this day and acknowledged that they are Members/Managers of SHERYL-MAR CO., LLC and acknowledged, on behalf of SHERYL-MAR CO., LLC, the due execution of the foregoing instrument.

WITNESS my hand and official seal, this the 25 day of January, 2017.

Wayne R. Hadler  
Notary Public

My commission expires:  
May 22 2020

