

Excise Tax: \$17,200 (Paid in Wake County)

Prepared by:

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SPECIAL WARRANTY DEED

This SPECIAL WARRANTY DEED is made effective the 31st day of October, 2019, between **SAM'S REAL ESTATE BUSINESS TRUST**, a Delaware statutory trust, with an address of 2101 S.E. Simple Savings Drive, Bentonville, AR 72716 ("Grantor"); and **G&I IX 1101 SHILOH LLC**, a Delaware limited liability company, with an address of 2101 W. Commercial Blvd., Suite 1200, Fort Lauderdale, FL 33309 ("Grantee").

WITNESSETH:

THAT GRANTOR, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, to it in hand paid by Grantee, the receipt whereof is hereby acknowledged, does hereby forever grant, bargain, sell, convey and confirm to Grantee, and its successors and assigns, a certain tract of land, together with all improvements and fixtures of any kind thereon, including, but not limited to, a retail building, situated, lying, and being in the City of Morrisville, Wake and Durham County, North Carolina, as more particularly described to wit:

See Exhibit "A" attached hereto and made a part hereof ("Property");

TO HAVE AND TO HOLD said Property unto Grantee, and its successors and assigns, forever, with all tenements, appurtenances and hereditaments thereunto belonging, subject to easements, conditions, restrictions and other matters of record.

submitted electronically by "Moss Woods PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Wake County Register of Deeds.