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BK 6710 PG 825 - 827 (3) DOC# 30042549
This Document eRecorded: 03/10/2021 12:11:21 PM
Fee: \$26.00 Tax: \$1,500.00
Orange County, North Carolina
MARK CHILTON, Register of Deeds by MOLLY KEMPA

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax: \$1,500.00

Parcel Identifier No.: 9788-37-5461

Verified by _____ County on the ____ day of _____, 20__

By: _____

This instrument was prepared by: **Bagwell Holt Smith P.A. (without title examination)**

Grantee's address (return to): **109 E. Franklin Street, Suite 200, Chapel Hill, NC 27514**

THIS DEED is made this 10th day of March, 2021, by and between

GRANTOR	GRANTEE
Mikell Properties, LLC, a North Carolina limited liability company	E. Franklin Street Property, LLC, a Delaware limited liability company
1416 Indian Woods Drive Neptune Beach, FL 32266-3150	109 E. Franklin Street, Suite 200 Chapel Hill, NC 27514

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 Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto Grantee in fee simple, all that certain parcel of land situated in Chapel Hill Township, Orange County, North Carolina and more particularly described in **Exhibit A** attached hereto and incorporated herein.

Submitted electronically by "Nexsen Pruet, LLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Orange County Register of Deeds.