

For Registration Sharon A. Davis  
Register of Deeds  
Durham County, NC  
Electronically Recorded  
2016 Aug 18 03:48 PM NC Rev Stamp: \$ 464.00  
Book: 8001 Page: 821 Fee: \$ 26.00  
Instrument Number: 2016028241  
DEED

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: 464.00  
Tax Parcel ID No. 113178,112293 & 112279 \_\_\_\_\_ Verified by \_\_\_\_\_  
County \_\_\_\_\_  
on the \_\_\_\_ day of \_\_\_\_\_, 20 \_\_\_\_ By: \_\_\_\_\_

Mail/Box to Grantee: 200 Killingsworth Drive, Cary, NC 27518

This instrument was prepared by Darin P. Meece, Attorney \_\_\_\_\_

Brief description for the Index: 1211 Gilbert Street, Durham, NC 27703; 2212 E. Main Street, Durham, NC 27703; 101 S. Guthrie Avenue, Durham, NC 27703

The deed made the latest day set forth in the notary acknowledgment below, by and between

**GRANTOR: RENTAL HOLDINGS, LLC, A North Carolina Limited Liability Company**  
whose mailing address is 4302 Schley Road, Hillsborough, NC 27278

**GRANTEE: PROVA DEVELOPMENT, LLC, A North Carolina Limited Liability Company**  
whose mailing address is 200 Killingsworth Drive, Cary, NC 27518

*[Include mailing address for each Grantor and Grantee; marital status of each individual Grantor and Grantee; and type of entity, e.g., corporation, limited liability company, for each non-individual Grantor and Grantee.]*

**WITNESSETH:**

For valuable consideration from Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby gives, grants, bargains, sells and conveys unto Grantee in fee simple, subject to the Exceptions and Reservations hereinafter provided, if any, the following described property located in the City of Durham, County of Durham, State of North Carolina, more particularly described as follows:

**SEE ATTACHED EXHIBIT "A"**

Said property having been previously conveyed to Grantor by instrument(s) recorded in Book 3559, Page 438, and in Book \_\_\_\_\_, Page \_\_\_\_\_ and being reflected on plat(s) recorded in Map/Plat Book 3, page/slide 170.

All or a portion of the property herein conveyed \_\_\_ includes or x does not include the primary residence of a Grantor.

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple, subject to the Exceptions and Reservations hereinafter and hereinabove provided, if any.

And Grantor hereby warrants that Grantor is seized of the premises in fee and has the right to convey same in fee simple, that title

is marketable and is free and clear of encumbrances other than as set forth herein, and that Grantor will forever warrant and defend the title against the lawful claims of all persons or entities whomsoever.

This conveyance is made subject to the following Exceptions and Reservations:

All references to Grantor and Grantee as used herein shall include the parties as well as their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by context.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

**RENTAL HOLDINGS, LLC**

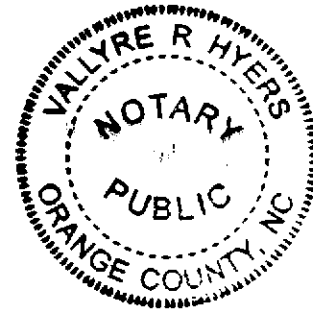
By: *Richard A. Vickers*  
RICHARD A. VICKERS, Managing Member

State of NC  
County of Orange

I, the undersigned Notary Public of the County and State aforesaid, certify that RICHARD A. VICKERS personally came before me this day and acknowledged that he is the Managing Member of RENTAL HOLDINGS, LLC and that by authority duly given and as the act of such entity, he or she signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 16<sup>th</sup> day of August, 2016.

My Commission Expires: 11/22/16 *[Signature]* Notary Public

(Official/Notarial Seal)



## EXHIBIT A

## Tract 1

Beginning at a point along the inside line of the sidewalk on the Northern side of Wolfe Street, said point of beginning being South 86° 29' East 260 feet from the intersection of the inside line on the northern side of Wolfe Street and the inside line on the Eastern side of Spruce Street near the City of Durham, said point of beginning being the southeast corner of lot No. 7 of the plat hereinafter referred to and running thence from the point of beginning along the eastern corner of said lot No. 7 North 5° East 124 feet to a stake, the Northeast corner of said lot No. 7; thence South 84° 30' East 53-5/10 feet to a stake; thence South 5° West 121-5/10 feet to the inside line of the sidewalk on the northern side of Wolfe Street; thence along the inside line of the side walk on the Northern side of Wolfe Street North 86° 29' West 53-5/10 feet to a point of beginning, and being lot No. 8 of the R.T. Howerton, Jr., Hillcrest property, recorded in Plat Book 3, page 170, office of Register of Deeds for Durham County, to which reference is hereby made. See also the following deeds: book of Deeds 49, at page 266.

## Tract 2

BEGINNING at a stake on Reams Avenue, J.F. Pleasant's northeast corner, thence with Reams Street 50 feet East to a stake on Briggs Street; thence with Briggs Street South 3° West 171 feet to a stake; thence West 50 feet to a stake; thence North 2° West 171.5 feet to a stake; the point and place of BEGINNING, containing about ½ acre, more or less, and being a part of Lot 21 of DRIVER LAND

## Tract 3

BEGINNING at the corner formed by the intersection of the southern boundary of Reams Street (now called East Main Street) with the eastern line of Guthrie Avenue in East Durham and running thence with Reams Street east 260 feet to Lynn's corner; thence south 3° west 181.5 feet to a stake; thence west 50 feet to J.O. Pleasants southeast corner (now J.F. Pleasants); thence with J.O. Pleasants line north 3° East 78' to J.O. Pleasants northeast corner at a stake (now, J.F. Pleasants); thence with J.O. Pleasants line (now J.F. Pleasants) west 200 1/3 feet to a stake on the east side of Guthrie Avenue; thence with East side of Guthrie Avenue North 2° West 103 ½ feet to a stake, the south side of Reams Street being a part of the land conveyed to J.F. Pleasants by the Durham Land and Security Company by Deed recorded in Book 16 at Page 455, to which said deed reference is hereby made as a part of the description of said property.