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20150812000161180 DEED  
Bk:RB6000 Pg:107  
08/12/2015 11:14:50 AM 1/7

FILED Mark Chilton  
Register of Deeds, Orange Co, NC  
Recording Fee: \$26.00  
NC Real Estate TX: \$1100.00

NH

FOR MULTIPLE PIN SHEET  
SEE BOOK 6000 PAGE 104

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: 1,100.00  
Tax Parcel ID No. \_\_\_\_\_ Verified by \_\_\_\_\_  
County \_\_\_\_\_  
on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ By: \_\_\_\_\_

Mail/Box to Grantee: 1606 Faucette Mill Road, Hillsborough, NC 27278

This instrument was prepared by: Darin P. Meece, Attorney

Brief description for the Index: 120+/- acres-Old Cedar Grove Road

THIS DEED, made this the 7<sup>th</sup> day of August, 2015, by and between

**GRANTOR: ENO RENTALS FOUR, LLC, and ENO RENTALS FIVE, LLC, North Carolina Limited Liability Companies, whose mailing address is 1535 Riverside Drive, Hillsborough, NC 27278,, and (herein referred to collectively as Grantor) and**

**GRANTEE: HILLSBOROUGH TENNIS CLUB, LLC, a North Carolina Limited Liability Company, whose mailing address is 1606 Faucette Mill Road, Hillsborough, NC 27278**

*[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 Hillsborough, County of Orange, State of North Carolina, more particularly described as follows:

SEE EXHIBIT A for description of 81 tracts

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.

ENO RENTALS FOUR, LLC

(Entity Name)  
> By: EVA F. KENNEDY / Eva F Kennedy (SEAL)  
Print/Type Name & Title: \_\_\_\_\_ Print/Type Name: \_\_\_\_\_

ENO RENTALS FIVE, LLC

> By: EVA F. KENNEDY / Eva F Kennedy (SEAL)  
Print/Type Name & Title: \_\_\_\_\_ Print/Type Name: \_\_\_\_\_

By: \_\_\_\_\_ (SEAL)  
Print/Type Name & Title: \_\_\_\_\_ Print/Type Name: \_\_\_\_\_

By: \_\_\_\_\_ (SEAL)  
Print/Type Name & Title: \_\_\_\_\_ Print/Type Name: \_\_\_\_\_

State of NC  
County of Person

(Official/Notarial Seal)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document, AS THE DULY AUTHORIZED MEMBER/MANAGER OF ENO RENTALS FOUR, LLC AND ENO RENTALS FIVE, LLC

Date: 8/7/15  
Pamela W Wilson  
Notary Public  
Notary's Printed or Typed Name

My Commission Expires: 2/1/2016

State of NC  
County of Person

(Official/Notarial Seal)

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document:

EVA F. KENNEDY, MEMBER/MANAGER OF  
Date: 8/7/15  
Pamela W Wilson  
Notary Public  
Notary's Printed or Typed Name

My Commission Expires: 2/1/2016



**EXHIBIT A**

Tract #1A (For Multiple PIN Sheet See Book 4385 Page 533)

Tract #1A: All of Lot 1, containing 120.86 acres more or less, as shown on plat prepared by Alois Callemyn, R.L.S entitled "Property Surveyed For Everett Kennedy", dated August 25, 1992, and recorded in the Orange County Registry in Plat Book 59 page 180. Less and excepted from this conveyance are Lots 1-75 as shown on plat of survey prepared by Phillip J. Hall, R.L.S. entitled "Mill Run", dated March 1978 and recorded in the Orange County Registry in Plat book 28 page 13.

Tract #1B(For Multiple PIN Sheet See Book 4385 Page 533)

Tract #1B: Each of Lots 1-75 as shown on plat of survey prepared by Phillip J. Hall, R.L.S. entitled "Mill Run", dated March 1978 and recorded in the Orange County Registry in Plat book 28 page 13.



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Tract #2 (PIN #9865-54-3742)

TRACT #2

In Hillsborough Township, Orange County, BEGINNING at an iron stake set in the eastern line of property of Everett Kennedy, the northwest corner of property of Black Investment Corporation; running thence with Kennedy North  $4^{\circ} 47' 04''$  East 1128.69 feet to an iron stake, corner with Kennedy; running thence South  $87^{\circ} 48' 26''$  East 903.17 feet to an iron stake set in the center of the Old Cedar Grove Road; running thence with the center of the Old Cedar Grove Road the following courses and distances: South  $04^{\circ} 57' 19''$  East 82.53 feet; South  $13^{\circ} 24' 04''$  East 635.02 feet; South  $33^{\circ} 17' 38''$  East 100.21 feet; running thence North  $87^{\circ} 41' 26''$  West 193.13 feet to a point in the center of the right-of-way to a 50 foot private road; thence continuing North  $87^{\circ} 41' 26''$  West 189.19 feet to an iron stake; running thence South  $02^{\circ} 18' 34''$  West 353.19 feet to an iron stake, corner with

Tract #3 (PIN #9865657754)

Being all of Lots ~~12 & 16~~ Block A, Highland Woods, Plat Book 15, Page 178,  
Orange County Registry.

2.96 Ac. +/-



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Tract #4 (PIN#9865651297)

Being all of Lots 4 & 17, Block A, Highland Woods, Plat Book 15, Page 178,  
Orange County Registry.

6.18 ac +/-



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Tract #5 (PIN# 9865572761)

In Hillsborough Township, Orange County, Beginning at an existing iron stake in the center of Coleman Loop Road (N. C. Sec. Rd. No. 1332) at the point where same is intersected by the center of Old Cedar Grove Road as shown on the plat hereinafter referred to; thence from said beginning point along the center of Coleman Loop Road as follows: South 40° 50' 28" East 177.04 feet to a mathematical point and South 46° 19' 34" East 171.21 feet to a new corner; thence a new line South 00° 00' 37" West 216.41 feet and South 00° 00' 37" West 440.81 feet to an iron pin set, another new corner; thence another new line North 89° 59' 48" East 4.82 feet to a mathematical point, corner with the property of Edwards; thence with the Edwards property line as follows: South 48° 11' 47" East 113.93 feet to an iron pin set and South 00° 04' 01" West 662.19 feet to an existing iron stake in the North line of J. E. Fancette Heirs property, same being a control monument at the Southwest corner of said Edwards property; thence along the Fancette property line South 88° 43' 04" West 185.71 feet to an iron pin set in the center of the Old Cedar Grove Road; thence along the center of the Old Cedar iron stake, North 14° 29' 33" West 202.56 feet to an existing iron stake, North 16° 05' 12" West 178.78 feet to an existing iron stake, North 16° 48' 37" West 212.54 feet to an existing iron stake, North 03° 23' 14" East 251.73 feet to a mathematical point, North 01° 39' 24" West 150.29 feet to a mathematical point, North 02° 33' 45" West 57.75 feet to a mathematical point, North 00° 03' 46" East 233.64 feet to an existing iron stake, North 01° 59' 47" West 115.18 feet to an existing iron stake, and North 08° 13' 49" East 108.00 feet to the Beginning point, containing 8.6 acres (including and subject to the right of way of said roads), same being designated as Tract I according to plat of survey by Alois Callemyn, Registered Land Surveyor, dated August 16, 1985 (revised September 27, 1985) entitled "Property Surveyed for Joseph F. Coleman, Sr.", same being duly recorded in the Orange County Registry in Plat Book 43, Page 5, being the same property conveyed to Grantors by Joseph F. Coleman, Sr., and wife Demesie P. Coleman, by deed of record in the Orange County Registry in Book 542 at Page 686. [Hillsborough Township, Orange County, Parcel #9865-57-2761/4.3.2C]

\* Grove Road the following courses + distances:  
North 00° 15' 20" West 164.49 feet to an existing

8/12/15 DM per phone call



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