

GoMAPS - Durham County NC Public Access



LEGEND

- Durham County
- Streams_and_Ditches**
 - DITCH
 - RIVER
 - STREAM
 - UNKNOWN
- Highways**
 - Highways
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- Municipal_Boundaries**
 - Chapel Hill
 - Durham
 - Morrisville
 - Raleigh

Tuesday, July 30 2013



Parcel Report:**Quick Information with 2010 Orthophoto****PIN Number:** 0832-17-00-6275**Acreage:** 0.14600000**Deed Book:** 003773**Plat Book:** 000012**Subdivision:** PROP-RIGSBEE R H**Owner Name:** GEER ORAN LLC**Parcel ID:** 105091**Land Use:** COM/ APARTMENT-GARDEN**Deed Page:** 000319**Plat Page:** 000035**Site Address:** 201 W GEER ST**Owner Address:** 107 LOBLOLLY DR

DURHAM , NC, 27712



**TAX ADMINISTRATION
PROPERTY REPORT**

Property Owner GEER ORAN LLC		Owner's Mailing Address 107 LOBLOLLY DR DURHAM, NC 27712		Property Location Address 201 W GEER ST	
Administrative Data Parcel Ref No. 105091 PIN 0832-17-00-6275 Account No. 8194286 Tax District CNTY-DRHM/CITY-DRHM Land Use Code 411 Land Use Desc COM/ APARTMENT- GARDEN Subdiv Code 0939 Subdiv Desc PROP-RIGSBEE R H Neighborhood 070MI		Administrative Data Legal Desc PROP-RIGSBEE R H/BLK:E/LT #01 Deed Bk/Pg 003773 / 000319 Plat Bk/Pg 000012 / 000035 Sales Information Only Sales Data After January 1, 2006 Is Displayed Grantor Sold Date 0-0 Sold Amount \$ 0		Valuation Information Assessed Value 123,608 (Jan 1 2013)\$ This ad valorem appraisal represents assessors' opinion of market value, defined by NCGS 105-283, retrospective to January 1, 2008, which is the effective date of the county's most current General Reappraisal.	
Improvement Detail (1st Major Improvement on Subject Parcel) Year Built 1950 Built Use/Style CONVENTIONAL Current Use COMMERCIAL * Percent Complete 100 Heated Area (S/F) 2,210 ** Bathroom(s) 6 Full Bath(s) 0 Half Bath(s) ** Bedroom(s) 4 Fireplace (Y/N) N Basement (Y/N) N Attached Garage (Y/N) N Multiple Improvements 001 * Note - As of January 1 ** Note - Bathroom(s), Bedroom(s), shown for description only					
Land Supplemental Map Acres 0.146 Tax District Note Present-Use Info					
Improvement Valuation (1st Major Improvement on Subject Parcel) Improvement Assessed Value \$ 102,712					
Land Value Detail (Effective Date January 1, 2008, date of County's most recent General Reappraisal)					
Land Market Value (LMV) \$ 20,896		Land Present-Use Value (PUV) \$ ** 20,896		Land Total Assessed Value \$ 20,896	
** Note: If PUV equal LMV then parcel has not qualified for present use program					

FOR REGISTRATION
Willie L. Covington
REGISTER OF DEEDS
Durham County, NC
2013 SEP 06 04:03:16 PM
BK:7355 PG:808-809
DEED
FEE: \$26.00
EXCISE TAX: \$287.00
INSTRUMENT # 2013034802
SCARNEL



2013034802

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: **\$287.00** Recording Time, Book and Page:
Tax Map No. Parcel Identifier No: **105091**

Mail after recording to: **GRANTEE, MAILING ADDRESS**
This instrument was prepared by: **H. EUGENE TATUM III, THIS DEED IS PREPARED WITHOUT BENEFIT OF TITLE EXAMINATION.**

THIS DEED made this 5th day of September, 2013 by and between

GRANTOR
GEER ORAN, LLC
Mailing Address: **107 LOBLOLLY DRIVE DURHAM NC 27712**

GRANTEE
THIBAUT A. WORTH and wife, YING JAO
Property Address: **201 W. GEER STREET, DURHAM, NC 27701**
Mailing Address: **903 CLARENDON STREET, APT. C, DURHAM, NC 27705**

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 the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land and more particularly described as follows:

BEING ALL OF LOT 1, BLOCK E OF THE R.H. RIGSBEE PROPERTY ACCORDING TO PLAT AND SURVEY THEREOF DATED APRIL 1938, RECORDED IN THE DURHAM COUNTY REGISTRY IN PLAT BOOK 12 AT PAGE 35, TO WHICH REFERENCE IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAME.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 3773, Page 312, DURHAM County Registry.

A map showing the above described property is recorded in Plat Book 12, Page 35, and referenced within this instrument.

Does the above described property include the primary residence (yes/no) ? **No**

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee

in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

RESTRICTIONS AND EASEMENTS OF RECORD.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

GEER ORAN, LLC; ALOIS SANDERS,
MEMBER MANAGER OF GEER ORAN, LLC _____ (SEAL)

By: *Alois Sanders* _____ (SEAL)
ALOIS SANDERS

MEMBER MANAGER OF GEER
Title: ORAN, LLC

By: _____ (SEAL)

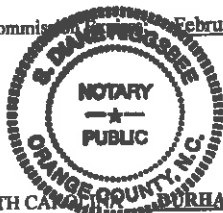
Title: _____

_____ (SEAL)

NORTH CAROLINA DURHAM COUNTY

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: ALOIS SANDERS, MEMBER MANAGER OF GEER ORAN, LLC. Witness my hand and official stamp or seal, this the 5th day of September, 2013

My Commission Expires: February 26, 2015



S. Diane Riggsbee
Notary Public

Print Notary Name: S. Diane Riggsbee

NORTH CAROLINA DURHAM COUNTY

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: _____ . Witness my hand and official stamp or seal, this the _____ day of _____, _____

My Commission Expires: _____

Notary Public

Print Notary Name: _____