

For Registration Sharon A. Davis  
 Register of Deeds  
 Durham County, NC  
 Electronically Recorded  
 2017 Apr 24 02:14 PM NC Rev Stamp: \$ 700.00  
 Book: 8167 Page: 873 Fee: \$ 26.00  
 Instrument Number: 2017013264  
 DEED

Excise Tax \$700.00

PID 108043

Prepared by Kennon Craver, PLLC (without benefit of title examination)  
 Return to Grantee

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED is made this 24<sup>th</sup> day of April, 2017, by and between:

GRANTOR: RESCUE MISSIONS MINISTRIES, INC., a North Carolina nonprofit corporation  
 Address: PO 11858  
 Durham, NC 27703

GRANTEE: BRODMONT LAKEWOOD, LLC, a North Carolina limited liability company  
 Address: 530 SE Greenville Blvd., Ste. 200  
 Greenville, NC 27858

(The designation of Grantor and Grantee as used herein shall include said parties, their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by the context.)

WITNESSETH: THE GRANTOR, for a valuable consideration paid by the Grantee, the sufficiency and 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 real property, lying and being in Durham City Township, Durham County, North Carolina, and being more particularly described as follows (and hereinafter being referred to as the "Property"):

BEING all of Lot 3 containing 5.64 acres as shown on plat of PHASE THREE ASSOCIATES, LP by S. D. Puckett & Associates dated April 14, 1991 and recorded in Plat Book 125, Page 61, Durham County Registry.

And being the same property as Lot 3 shown on the plat recorded in Plat Book 197, Page 127, Durham County Registry.

TO HAVE AND TO HOLD the Property 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 Property in fee simple, has the right to convey the same in fee simple, that the 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 those exceptions set forth on Exhibit A attached hereto and incorporated herein by reference.

All or a portion of the Property does not include the primary residence of Grantor.

submitted electronically by "Beemer, Hadler & Willett, P.A."  
 in compliance with North Carolina statutes governing recordable documents  
 and the terms of the submitter agreement with the Durham County Register of Deeds.