

For Registration Sharon A. Davis
Register of Deeds
Durham County, NC
Electronically Recorded
2021 Apr 27 04:40 PM
Book: 9312 Page: 609
NC Rev Stamp: \$ 2215.00 Fee: \$ 26.00
Instrument Number: 2021021360
DEED

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: 42,215.00
Tax Parcel ID No. 156526 _____ Verified by _____ County
on the ____ day of _____, 20__ By: _____

Mail/Box to Grantee

This instrument was prepared by: P. Ryan Lockamy, Attorney, **without benefit of title examination**

Brief description for the Index: Tr B Teer Dev Pk

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

GRANTOR: AMY M. TORNQUIST and JEREMY A. KERMAN, a married couple,
whose mailing address is 1700 Duke University Rd, Durham NC 27701

GRANTEE: SULLIVAN SOUTHERN INVESTMENTS, LLC, A NORTH CAROLINA LIMITED LIABILITY COMPANY
whose mailing address is 2860 C Slater Road, Morrisville, NC 27560

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 3955, Page 81, and being reflected on plat(s) recorded in Map/Plat Book 159, page/slide 383.

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

Submitted electronically by "Michael w. Strickland and Assoc"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Durham County Register of Deeds.