

For Registration Sharon A. Davis
 Register of Deeds
 Durham County, NC
 Electronically Recorded
 2017 Feb 17 01:14 PM NC Rev Stamp: \$ 890.00
 Book: 8126 Page: 912 Fee: \$ 26.00
 Instrument Number: 2017005368
 DEED

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ **890.00**

Parcel Identifier No. 123949; 0810-16-73-6380 Verified by _____ County on the ____ day of _____, 20____
 By: _____

Mail/Box to: _____ Zland Company, LLC, 5011 Southpark Dr Ste 200, Durham, NC 27713

This instrument was prepared by: _____ Robert M Love, (919)403-9545 (without title search or certification)

Brief description for the Index: _____ Lot(s) 8 & Undeveloped Area, Plat Book 85, Page 53

THIS DEED made this latest day set forth in the notary block below by and between

GRANTOR

GRANTEE

Markham Chapel Missionary Baptist Church, Inc. Zland Company, LLC

**Seller Address:
 3630 Old Chapel Hill Rd
 Durham, NC 27707**

**Property Address:
 3416 Dixon Rd
 Durham, NC 27707**

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 situated in the City of _ , _ Township, Durham County, North Carolina and more particularly described as follows:

See attached Legal Description Exhibit A

The property hereinabove described was acquired by Grantor by instrument recorded in _____ Book 2284, Page 720.

All or a portion of the property herein conveyed __ includes or X does not include the primary residence of a Grantor.

A map showing the above described property is recorded in _____ Plat Book 85, Page 53.

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, other than the following exceptions:

Easements and encumbrances of record. Taxes due for 2017 and thereafter.

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

Markham Chapel Missionary Baptist Church, Inc.

(SEAL)

By: Richard S McMillan
(Entity Name)

Print/Type Name: _____

Print/Type Name & Title: Richard S McMillan, President

(SEAL)

Print/Type Name: _____ N/A

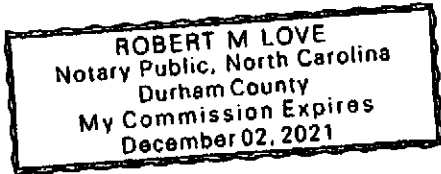
By: Carl L Purefoy
Print/Type Name & Title: Carl L Purefoy, Vice President

(SEAL)

Print/Type Name: _____ N/A

State of North Carolina - County or City of Durham

I, the undersigned Notary Public of the County or City of Durham and State aforesaid, certify that Richard S McMillan personally came before me this day and acknowledged that he is the President of Markham Chapel Missionary Baptist Church, Inc., a North Carolina corporation, and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal this 2/17/2017.

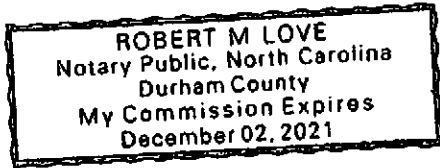


Robert M Love
Notary Public _____ Robert M Love
Notary's Printed or Typed Name
My Commission Expires: 12/02/2021

(Affix Seal)

State of North Carolina - County or City of Durham

I, the undersigned Notary Public of the County or City of Durham and State aforesaid, certify that Carl L Purefoy, personally came before me this day and acknowledged that he is the Vice President of Markham Chapel Missionary Baptist Church, Inc., a North Carolina corporation, and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal this 2/17/2017.



Robert M Love
Notary Public _____ Robert M Love
Notary's Printed or Typed Name
My Commission Expires: 12/02/2021

(Affix Seal)

**Legal Description
Exhibit A
Schedule A**

BEGINNING at a stake in the north boundary line of Tarik Drive, the said point of beginning being approximately 190.62 feet east of the east side of Mossdale Avenue; thence North 45 degrees 16' 11" East 155.23 feet to a stake; thence North 17 degrees 40' 00" East 138.97 feet to a stake; thence North 06 degrees 21' 00" East 300 feet to a stake in the common southern boundary line of Lots #3 and #16 of Block B as shown in Plat Book 85, Page 53; thence South 61 degrees 02' 01" East 372.82 feet to a stake in the West side of Dixon Road; thence along the west boundary line of Dixon Road in a southwesterly manner as it curves for a distance of 46.49 feet to a stake; thence continuing along the west side of the said Dixon Road South 26 degrees 04' 15" West 159.53 feet to a stake; thence continuing along the west side of the said Dixon Road as it curves in a southwesterly direction for a distance of 316.08 feet to a stake; thence South 45 degrees 16' 11" West 81.25 feet to a stake; thence along the northern boundary line of Tarik Drive as it curves in a northwesterly direction for a distance of 32.25 feet to a stake; thence North 42 degrees 20' 03" West 76.73 feet to a stake; thence continuing along the said Tarik Drive as it curves in a northwesterly direction for a distance of 103.55 feet to a stake, the point of BEGINNING.

The above-described conveyance contains all of Lot 8 at Block B as per Plat Book 85, at Page 53, Durham County Registry. The above-described conveyance also contains that previously undeveloped property shown in Plat Book 85, at Page 53, which said previously undeveloped property is bordered on the West by Lots Numbers 4, 5, 6 and 7 of Block B, and bordered on the north by Lots 14, 15 and 16, and bordered on the east by Dixon Road, and further bordered on the south by Lot 8; and being all of that properly conveyed to Marcellous Green in Deed Book 928, Page 722, Durham County Registry.

See also the plat recorded in Book 197, Page 29. See also the Property of Marcellous Green, as shown on that plat recorded in Book 105, Page 26.

Parcel 123949, PIN 0810-16-73-6380
Triangle Township, Durham County, North Carolina
Commonly known as 3416 Dixon Rd, Durham, NC 27707