



20180809000152430 DEED  
Bk:RB6506 Pg:77  
08/09/2018 03:06:00 PM 1/3

FILED Mark Chilton  
Register of Deeds, Orange Co, NC  
Recording Fee: \$26.00  
NC Real Estate TX: \$1200.00

*MC*

**GENERAL WARRANTY DEED**

PIN #9893-16-1389 *PR*

Prepared by: D. MICHAEL PARKER

Return to: Grantee @ ~~PO Box 10669, Raleigh, NC 27605~~ PO BOX 5529, CARY, NC 27512

Revenue Stamps = \$ 1,200.00

NORTH CAROLINA

ORANGE COUNTY

THIS DEED, made and entered into this the 2<sup>ND</sup> day of AUGUST, 2018, by and between, **FUQUA PARKS, TIMBER AND DEVELOPMENT COMPANY, LLC**, a North Carolina limited liability company, Party of the First Part, (hereinafter referred to as "Grantor"), and **GCI-ORANGE, LLC**, a North Carolina limited liability company, Party of the Second Part, (hereinafter referred to as "Grantee"),

**WITNESSETH:**

That the said Grantor, for and in consideration of the sum of TEN DOLLARS (\$10.00) to it in hand paid and other good and valuable considerations, 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 tract or parcel of land located in the **County of Orange County, North Carolina** and being more particularly described as follows:

**PARCEL 1:**

**BEGINNING** at an iron on the South side of U.S. Highway No. 70, corner with James W. Kernodle, thence with Kernodle South 35° 22' 32" West 161.97 feet to an iron, corner with Tract No. 2 on plat hereinafter referred to; thence with tract no. 2 the following courses and distances North 55° 53' 14" West 139.62 feet to a stake, South 35° 22' 32" West 12 feet to a stake, North 55° 53' 14" West 100 feet to a stake, and North 35° 22' 32" East 173.97 feet to a stake on the South side of U.S. Highway 70; thence with said highway South 55° 53' 14" East 239.62 feet to the place and point of beginning, being

Submitted electronically by "Jordan Price Wall Gray Jones & Carlton" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Orange County Register of Deeds.



**Tract No. 1 containing .92 acres** according to plat of survey entitled **“PROPERTY OF LOUISE WOODS ESTATE”** surveyed March, 1980, by Alois Callemyn, Land Surveyor.

**PARCEL 2**

**BEGINNING** at a concrete monument on the South side of U.S. Highway No. 70, corner with Eno State Park, running thence with Highway No. 70 South 55° 53' 14" East 240.85 feet to a stake, corner with Tract No. 1 on plat hereinafter referred to; thence with Tract 1 the following courses and distances: South 35° 22' 32" West 173.97 feet to a stake, South 55° 53' 14" East 100 feet to a stake, North 35° 22' 32" East 12 feet to a stake and South 55° 53' 14" East 139.62 feet to a stake in the line of James W. Kernodle; thence with Kernodle South 35° 22' 32" West 48.25 feet to a stake and South 53° 54' 28" East 125.13 feet to a stake in the line of James W. Vickers; thence with Vickers South 29° 01' 32" West 225.24 feet to a stake in the line of Tract No. 3; thence with Tract No. 3 North 60° 20' 45" West 676.14 feet to a concrete monument in the line of Eno State Park; thence with said park North 40° 17' 41" East 494.28 feet to the place and point of beginning being **Tract No. 2, containing 5.23 acres** according to plat of survey entitled **“PROPERTY OF LOUISE WOODS ESTATE”** surveyed March, 1980, by Alois Callemyn, Land Surveyor.

The above 2 parcels shall remain as a single parcel on the Orange County Land Records.

The Grantor acquired the above described property by deed recorded in Deed Book 4642, page 423, Orange County Registry.

**TO HAVE AND TO HOLD** the aforesaid tract 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 the Grantor is seized of the premises in fee simple, have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that the Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions, if any, set forth above.

**IN WITNESS WHEREOF**, the Grantor has caused this instrument to be signed under seal in its name by its manager as the official act of the limited liability company, the day and year first above written.



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**FUQUA PARKS, TIMBER AND DEVELOPMENT  
COMPANY, LLC**

a North Carolina limited liability Company

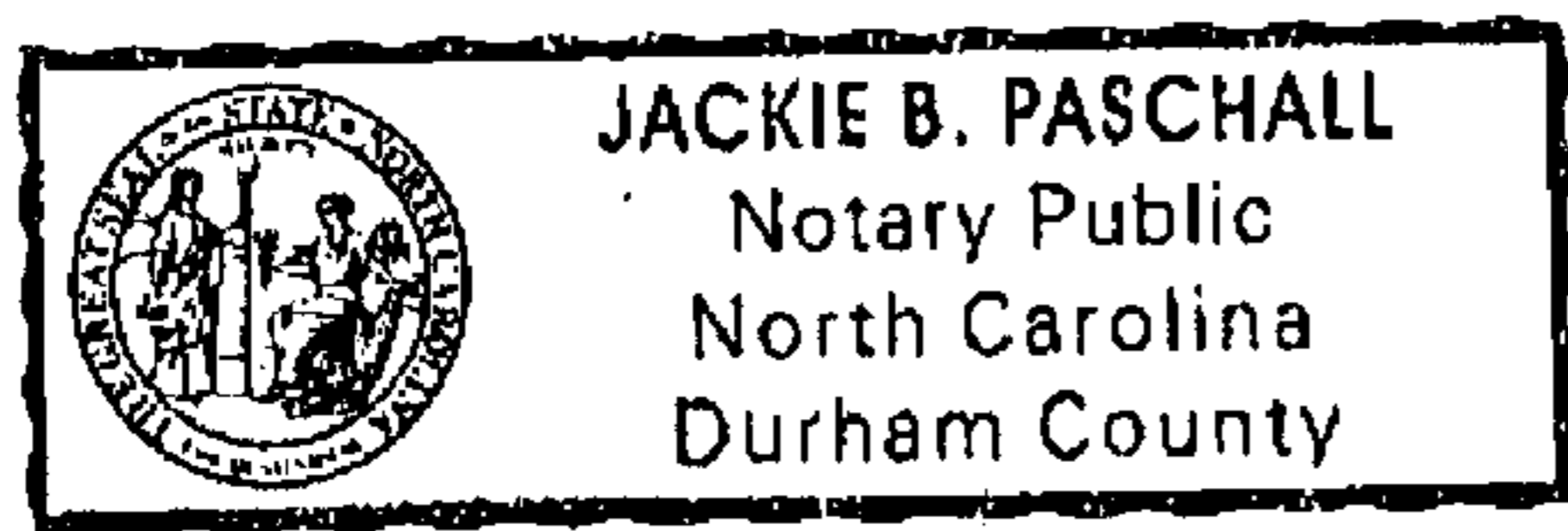
By: *Leonard T. Fuqua, Jr.* (SEAL)  
**LEONARD T. FUQUA, JR., Manager**

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NORTH CAROLINA  
COUNTY OF Durham

I, *Jackie B Paschall*, Notary Public of the county and state  
aforesaid, do hereby certify that **LEONARD T. FUQUA, JR.** personally came before me  
this day and acknowledged that he is the Manager of **FUQUA PARKS, TIMBER AND  
DEVELOPMENT COMPANY, LLC**, a North Carolina limited liability company, and  
acknowledged on behalf of the company, the due execution of the foregoing instrument.

WITNESS my hand and official seal, this the 2 day of August, 2018.



*Jackie B. Paschall*  
Notary Public

*Jackie B. Paschall*  
Print or type Name of Notary Public

My Commission Expires: 01-04-2023