

For Registration Willie L. Covington  
Register of Deeds  
Durham County, NC  
Electronically Recorded  
2015 Aug 21 02:37 PM NC Rev Stamp: \$ 2030.00  
Book: 7771 Page: 416 Fee: \$ 26.00  
Instrument Number: 2015027949  
DEED

**NORTH CAROLINA  
GENERAL WARRANTY DEED**

Prepared by: Beemer, Hadler & Willett, P.A.

Excise Tax: \$2030.00

Return to: Grantee

Parcel Identifier No. 140090

**THIS DEED** made this 21<sup>st</sup> day of August, 2015 by and between

**GRANTOR**

DNN PROPERTIES, LLC  
a North Carolina Limited Liability Company  
PO Box 52145  
Durham, NC 27717

If checked, the property includes the primary residence of at least one of the Grantors. (NC GS § 105-317.2)

**GRANTEE**

GARRETT ROAD VENTURES, LLC  
P.O. Box 17119  
Chapel Hill, NC 27516

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 County of Durham, North Carolina, and more particularly described as follows:

**BEING ALL OF LOT 1, CONTAINING 0.9 ACRES, MORE OR LESS,  
ACCORDING TO PLAT AND SURVEY THEREOF PROPERTY OF W. DAYE  
JONES, JR. BY CREDLE ENGINEERING CO., INC., DATED 1984, RECORDED**

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.

IN THE DURHAM COUNTY REGISTRY IN PLAT BOOK 105, PAGE 134, TO WHICH REFERENCE IS HEREWITH MADE FOR A MORE PARTICULAR DESCRIPTION OF SAME. THIS PROPERTY IS KNOWN AS 4226 GARRETT RD. PARCEL ID 140090

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 5711, Pages 444-448, Durham County Registry.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee, their heirs, successors, and assigns, 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:

Subject to 2015 taxes, easements, conditions and restrictions of record, if any.

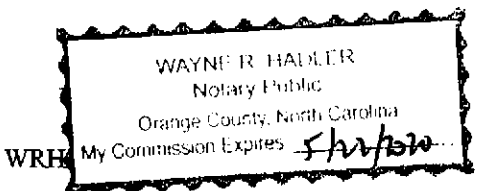
INWITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

DNN PROPERTIES, LLC, a North Carolina Limited liability company

By: Ricky Boyce Hamlett (SEAL)  
RICKY BOYCE HAMLETT, EXECUTOR, of the Estate of Dennis Stewart Hamlett, 13E-1197 Durham County by Order Authorizing Executor to Act on Behalf of Single Member Limited Liability Company

STATE OF North Carolina  
COUNTY OF ORANGE

I, Wayne R. Hadler, Notary Public for the County of ORANGE, State of North Carolina, certify that the following person appeared before me this day, acknowledging to me that she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Ricky Boyce Hamlett, Executor of the Estate of Dennis Stewart Hamlett, for DNN Properties, LLC, Grantor. Witness my hand and official stamp or seal, this the 21 day of August, 2015.



Wayne R. Hadler  
Notary Public  
My Commission Expires: 5/21/2020