

For Registration Sharon A. Davis
Register of Deeds
Durham County, NC
Electronically Recorded
2017 Sep 12 09:13 AM NC Rev Stamp: \$ 4405.80
Book: 8267 Page: 355 Fee: \$ 26.00
Instrument Number: 2017032046
DEED

Prepared by:
Christine K. Nichols, Esq.
Barack Ferrazzano Kirschbaum & Nagelberg LLP
200 W. Madison St., Suite 3900
Chicago, IL 60606

Excise Tax: \$4,405.80

SPECIAL WARRANTY DEED

FOR VALUE RECEIVED, the receipt and sufficiency of which are hereby acknowledged, VENTAS REALTY, LIMITED PARTNERSHIP, a Delaware limited partnership ("Grantor"), hereby grants KND REAL ESTATE ESCROW HOLDINGS, L.L.C., a Delaware limited liability company ("Grantee"), all of that certain real property more particularly described in Schedule 1 attached hereto and incorporated herein by this reference (the "Property"), subject to (a) all non-delinquent real property taxes, (b) all non-delinquent special assessments, if any, and (c) all other liens, leases, easements, encumbrances, covenants, conditions, restrictions and other matters of record.

Grantor does hereby covenant and agree to and with Grantee that GRANTOR WILL WARRANT AND DEFEND the Property against all persons lawfully claiming, or to claim the same, by, through or under Grantor and none other, subject to the above matters. Except as aforesaid, Grantor makes no other warranties of title relative to the Property.

Dated: August 31st, 2017

VENTAS REALTY, LIMITED PARTNERSHIP, a
Delaware limited partnership

By: Ventas, Inc.
Its: Sole General Partner

By: [Signature]
Name: Nicholas W. Jacoby
Title: Senior Vice President

STATE OF KENTUCKY)
) ss.
COUNTY OF JEFFERSON)

I certify that I know or have satisfactory evidence that the person appearing before me and making this acknowledgment is the person whose true signature appears on this document.

On this 28th day of August, 2017, before me personally appeared Nicholas W. Jacoby, to me known to be the Senior Vice President of Ventas Inc., the sole general partner of Ventas Realty, Limited Partnership, a Delaware limited partnership, the Senior Vice President that executed the within and foregoing instrument, and acknowledged the said instrument to be the free and voluntary act and deed of said limited partnership, for the uses and purposes therein mentioned, and on oath stated that he/she was authorized to execute said instrument.

WITNESS my hand and official seal hereto affixed the date and year first above written.

[Signature]
Notary Public in and for the State of Kentucky **THERESA M. SMITH**
Residing at Louisville, Ky **NOTARY PUBLIC**
My commission expires: 8/13/2019 **Kentucky, State At Large**
I.D. # 539853
My Commission Expires 8/13/2019

Type or Print Notary Name

NC-71

Prepared by: Christine K. Nichols, Esq., Barack Ferrazzano Kirschbaum & Nagelberg LLP, 200 W. Madison St., Suite 3900, Chicago, IL 60606.

Grantee's notice and tax bill address: 680 South Fourth Avenue, Louisville, Kentucky 40202-2412.

Excise Tax: \$4,405.80

SCHEDULE 1 TO DEED

Legal Description

BEGINNING AT A CONCRETE MONUMENT IN THE EASTERN PROPERTY LINE OF NORTH ROXBORO STREET AT THE NORTHWEST CORNER OF LIGGETT AND MYERS, INC. AS SHOWN ON PLAT HEREINAFTER REFERRED TO, AND RUNNING THENCE WITH NORTH ROXBORO STREET NORTH 00 DEGREES 11 MINUTES 44 SECONDS EAST 324.53 FEET TO A CONCRETE MONUMENT; THENCE SOUTH 84 DEGREES 11 MINUTES 22 SECONDS EAST 201.01 FEET TO A CONCRETE MONUMENT; THENCE SOUTH 84 DEGREES 11 MINUTES 22 SECONDS EAST 320.66 FEET TO A CONCRETE MONUMENT MARKED CONTROL CORNER; THENCE SOUTH 2 DEGREES 24 MINUTES 30 SECONDS EAST 318 FEET TO A CONCRETE MONUMENT, CORNER OF LIGGETT AND MYERS, INC.; THENCE WITH ITS LINE NORTH 85 DEGREES 04 MINUTES 00 SECONDS WEST 535.23 FEET TO THE BEGINNING AS SHOWN ON PLAT OF PROPERTY OF ROBERTS CONSTRUCTION COMPANY AND LIGGETT AND MYERS TOBACCO COMPANY DATED MAY 10, 1971, BY GEORGE C. LOVE, JR., R.L.S. AND RECORDED IN PLAT BOOK 70 AT PAGE 29, TO WHICH REFERENCE IS HEREBY EXPRESSLY MADE FOR A MORE PARTICULAR DESCRIPTION OF SAME.

Facility: Rose Manor

Facility No.: 146

Address: 4230 North Roxboro Road, Durham, North Carolina 27704