

JB  
4/1/22

**NORTH CAROLINA SPECIAL WARRANTY DEED**

Excise Tax: \$4,000

Parcel Identifier No. 9864646207.005 *rw*

Mail to: Grantee

This instrument was prepared by: Ellis & Winters LLP (DLH), P.O. Box 33550, Raleigh, NC 27636  
(No title opinion is given or implied by reason of our preparation of this deed)

Brief description for the Index: Unit 4A, Eno River Mill Unit 4 Condo

THIS DEED is made this 20<sup>th</sup> day of December, 2021, by and between

GRANTOR	GRANTEES
<p><b>Alexander Stott Gold (a 42.2% interest)</b> and spouse, <b>Darci S. Gold</b> 420 Fisher Park Circle Greensboro, NC 27401</p>	<p><b>Hedgehog Holdings, LLC,</b> a North Carolina limited liability company P.O. Box 12929 Raleigh, NC 27605</p>
<p><b>Alexander Scott Gold (a 28.8% interest)</b> an unmarried individual 420 Fisher Park Circle Greensboro, NC 27401</p>	
<p><b>Amanda Gold Moore (a 29.0% interest)</b> (f/k/a Amanda Ruth Gold) and spouse, <b>Christopher Dean Moore</b> 3204 Hayden Court Raleigh, NC 27612</p>	

The designation Grantor and Grantees 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 Grantor, for a valuable consideration paid by Grantees, the receipt and sufficiency of which are hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto Grantees in fee simple all that certain lot or parcel of land situated in Orange County, North Carolina and more particularly described as follows (the "**Property**"):

BEING all of Unit 4A, which includes an area containing approximately 12,571 square feet, of the Eno River Mill Unit 4 Condominium as described in that certain Declaration of Condominium For Eno River Mill Unit 4 Condominium recorded in Book 6049, Page 501, Orange County Registry (as amended from time to time, the "*Declaration*"), and as shown on that plat entitled "Condominium Plat of Eno River Mill Condominium for Eno Side, LLC" and recorded in Condominium Map Book 115, Pages 43 through 45, Orange County Registry (as amended from time to time, the "*Condominium Plans*").

TOGETHER WITH all of Unit 4A's allocated interest in all Common Elements of the Condominium, as defined in the Declaration and as shown on the Condominium Plans.

The Property does not include the primary residence of Grantor.

TO HAVE AND TO HOLD the Property and all privileges and appurtenances thereto belonging to Grantees in fee simple: And Grantor covenants with Grantees, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through, other than the following exceptions:

1. Taxes for the calendar year of 2021 and subsequent years;
2. Matters of zoning and local code and ordinance affecting the Property;
3. Pending assessments and installments of confirmed assessments not due and payable on or before the date of this Deed; and
4. Easements, restrictions and covenants of record.

*[The remainder of this page is intentionally left blank.]*  
*[Signature pages follow.]*

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

Alex Gold  
Alexander Stott Gold

Darci S. Gold  
Darci S. Gold, spouse

State of North Carolina

County of Wake

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: **Alexander Stott Gold and spouse, Darci S. Gold.**

Witness my hand and Notarial stamp or seal this 17<sup>th</sup> day of December, 2021.

My Commission Expires: 1-1-2026  
(Affix Seal)

Teresa K. Rodriguez Notary Public

Notary's Printed or Typed Name Teresa K. Rodriguez

[Signature page 1 of 3]



Alex Gold  
Alexander Scott Gold

State of Auckland  
County of New Zealand

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: **Alexander Scott Gold.**

Witness my hand and Notarial stamp or seal this 13<sup>th</sup> day of December, 2021.

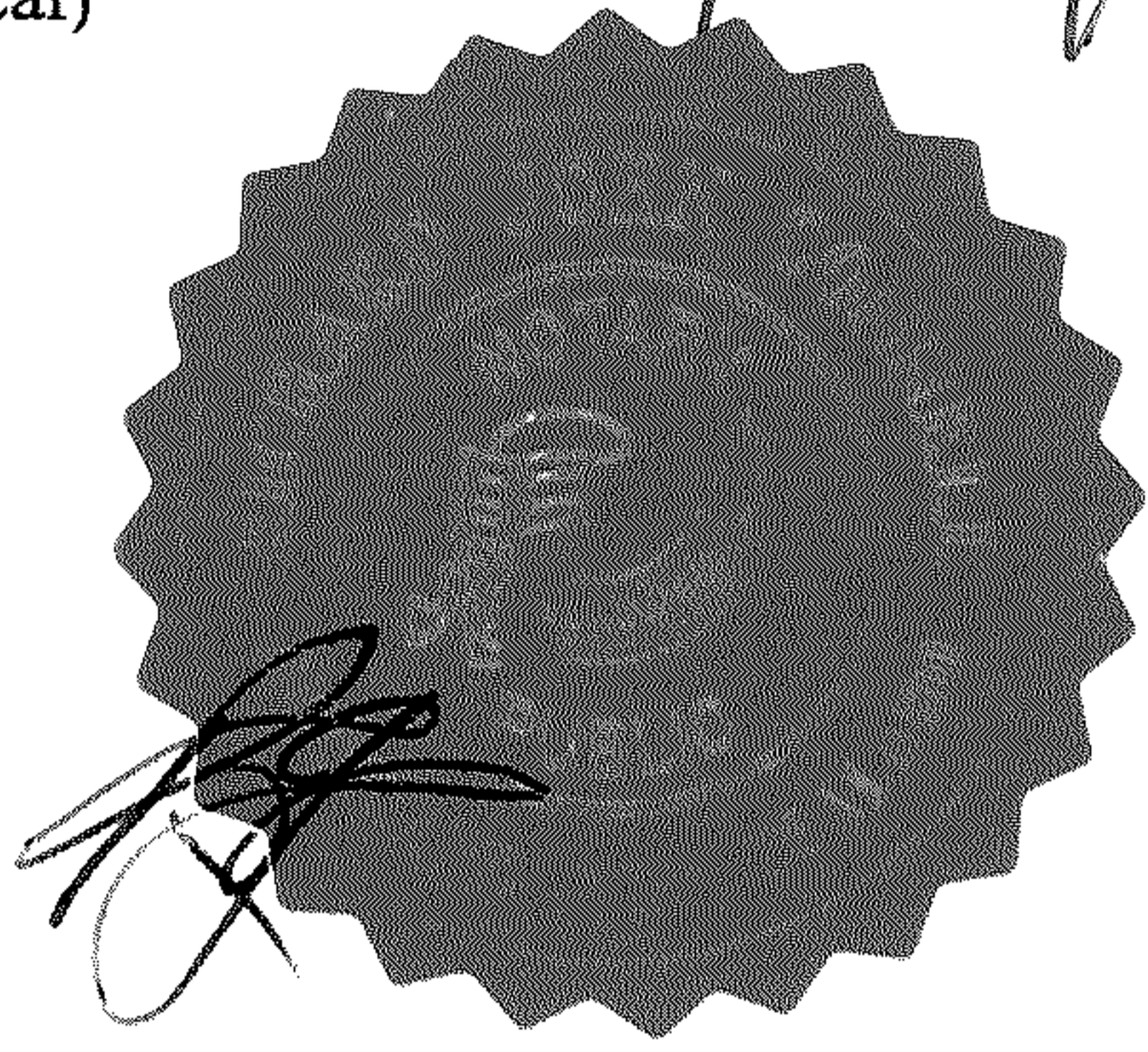
My Commission Expires: is for life  
(Affix Seal)

RJ Connell Notary Public

Notary's Printed or Typed Name RICHARD JOHN

[Signature page 2 of 3]

Connell



**Amanda Gold Moore**  
(f/k/a Amanda Ruth Gold)

**Christopher Dean Moore, spouse**

State of North Carolina

County of Wake

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: **Amanda Gold Moore (f/k/a Amanda Ruth Gold) and spouse, Christopher Dean Moore.**

Witness my hand and Notarial stamp or seal this 17<sup>th</sup> day of December, 2021.

My Commission Expires: 1-1-2026  
(Affix Seal)

Notary's Printed or Typed Name Teresa K. Rodriguez

[Signature page 3 of 3]

