

For Registration Sharon A. Davis
Register of Deeds
Durham County, NC
Electronically Recorded
2016 Sep 14 11:38 AM NC Rev Stamp: \$ 1600.00
Book: 8019 Page: 945 Fee: \$ 26.00
Instrument Number: 2016031593
DEED

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$1600.00

Parcel Identifier No. SEE EXHIBIT B Verified by _____ County on the ____ day of _____, 2016
By: _____

Mail/Box to: Grantee

This instrument was prepared by: Kennon Craver, PLLC (without the benefit of a title examination)

Brief description for the Index: PROP – GREYSTONE INTERESTS LLC

THIS DEED made this 13 day of September, 2016, by and between

GRANTOR	GRANTEE
Greystone Interests, LLC, a North Carolina limited liability company	Arosa 617 LLC, a North Carolina limited liability company
ADDRESS: P.O. Box 25502 Durham, NC 27702	ADDRESS: 2232 Cranford Road Durham, NC 27705

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

See attached Exhibit A

The property hereinabove described was acquired by Grantor by instrument recorded in Book 5648, Page 6, Durham County Registry.

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

A map showing the above described property is recorded in Plat Book ____, Page ____.

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:

- 1. 2016 ad valorem taxes
- 2. Restrictive covenants, easements, and rights-of-way of record.

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

Greystone Interests, LLC

By: Randal A. Brame
Randal A. Brame, Manager

State of North Carolina - County of Durham

I, the undersigned Notary Public of the County of Durham and State aforesaid, certify that Randal A. Brame personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 13 day of September, 2016.

My Commission Expires: 9/11/2020
(Affix Seal)

William Thomas Hutchins, Jr.
Notary Public
Notary's Printed or Typed Name

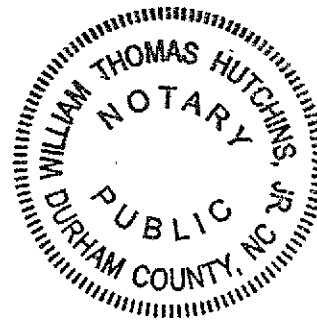


Exhibit A619 Morehead Avenue; Parcel 114867 (formerly Tax Parcel 157-6-1)

BEGINNING at the Southeast intersection of Vickers and Morehead Avenues, and running thence along and with the South side of said Morehead Avenue South 83° 10' East 82.4 feet to a stake; thence South 1 degree 50' West 122.15 feet to a stake; thence North 83° 20' West 88.7 feet to a stake on the East side of Vickers Avenue; thence along and with the East side of said Vickers Avenue North 5° 35' East 122 feet to a stake on the South side of Morehead Avenue, the point of BEGINNING, as per plat and survey of the George H. Beall property of The Fidelity Bank, Durham, N. C., now on file in the office of the Register of Deeds of Durham County in Plot Book 10, page 124, to which reference is hereby made for a more particular description of same.

1005 Vickers Avenue; Parcel 114868 (formerly Tax Parcel 157-6-2)

BEGINNING at a point on the East side of Vickers Avenue, which said point is South 5° 35' West 122 feet from the South side of Morehead Avenue; thence from said beginning point South 83° 20' East 88.7 feet to a point on the West side of an unnamed street; thence along and with the West side of said unnamed street South 1 degree 50' West 70.05 feet to the Northeast corner of W. L. Foushee's property; thence along and with Foushee's North line North 83° 20' West 92.4 feet to the East side of Vickers Avenue; thence along and with the East side of Vickers Avenue North 5° 35' East 70 feet to the place and point of BEGINNING. See Plat Book 10, page 124, for further reference.

600 Morehead Avenue; Parcel 114870 (formerly Tax Parcel 157-6-3A)

On the South side of Morehead Avenue, BEGINNING at a stake in the inside of the sidewalk on the South side of Morehead Avenue, at the Northwest corner of the property of Helen N. Johnson, said stake being the Northeast corner of the property hereinafter described and being located S 85° 12' E 108.4 feet from the inside line of the sidewalk on the East side of Vickers Avenue, and running thence from said point of beginning along and with the Western line of the property of Helen N. Johnson S 0° 36' W 195.75 feet to a stake, the Southwest corner of the property of Helen N. Johnson; thence N 77° 29' W 26.38 feet to a stake which is the common boundary of the property of Hunter Sweaney and Martin Willis, now The Hospital Care Association, Incorporated; thence along and with the Eastern line of the aforementioned Martin Willis property and the Eastern line of Louise H. Robbins N 0° 34' E 192.21 feet to a stake on the inside of the sidewalk on the South side of Morehead Avenue, located at the Northeast corner of the property of Louise H. Robbins; thence along and with the inside of the sidewalk on the South side of Morehead Avenue S 85° 12' E 26.0 feet to a stake, the place and point of BEGINNING, and being that certain lot or parcel of land shown upon a map entitled "Property of Hospital Care Association Incorporated", prepared by J. Watts Copley and Associates, Registered Land Surveyors, dated March 24, 1966, and of record in Plat Book 50, page 149, Registry of Durham County, said area being located upon said plat between the properties denominated thereon as Martin Willis and Louise H. Robbins on the West, Helen N. Johnson on the East and Hunter Sweaney on the South. Reference is hereby made to the aforementioned plat and map for a more detailed and accurate description.

617 Morehead Avenue; Parcel 114875 (formerly Tax Parcel 157-6-7 – Tract 1)

BEGINNING at a stake in the intersection of the inside of the sidewalk on the South side of Morehead Avenue with the East side of a street or alley and running thence with Morehead Avenue South 84° 30' East 75 feet to a stake; thence South 1° 13' West 195.6 feet to the North side of the concrete wall of the lot of George W. Watts; thence with the North side of said wall North 84° 48' West 75 feet to a stake in the East side of said street or alley; thence North 1° 13' East 196 feet to the stake, the place or point of BEGINNING.

615 Morehead Avenue; Parcel 114874 (formerly Tax Parcel 157-6-7 – Tract 2)

BEGINNING at a stake on the South side of Morehead Avenue, J. E. Johnson's Northeast corner, which stake is 182.6 feet from the intersection of the inside of the sidewalk on the South side of Morehead Avenue with the inside of the sidewalk on the East side of Vickers Avenue and running thence with the inside of the sidewalk on the South side of Morehead Avenue South 84° 30' East 110 feet to a stake; thence South 5° 30' West 195.2 feet to a stake in the line of George W. Watts; thence North 84° 48' West 95.2 feet to a stake, J. E. Johnson's Southeast corner; thence with J. E. Johnson's line North 1° 13' East 195.6 feet to a stake, the place or point of BEGINNING.

600 Morehead Avenue; Parcel 114870 (formerly Tax Parcel 57-6-7 – Tract 3)

Together with all of the right, title, easement, privilege, and estate of every kind in, to, over, and upon that certain area, alley, street, or driveway running from Morehead Avenue Southwardly, which is shown on the map of George Beall property dated July 6, 1935, recorded in Plat Book 10, page 124, as being 26 feet in width, and referred to in older deeds as being "a street leading to W. G. Vickers' residence" said alley, street, or drive running in a North and South direction from the South side of Morehead Avenue immediately adjacent to and abutting the Western line of Tract 1 hereinabove described.

Exhibit B

1. 619 Morehead Avenue – Parcel # 114867
2. 1005 Vickers Avenue – Parcel # 114868
3. 600 Morehead Avenue – Parcel # 114870
4. 617 Morehead Avenue – Parcel # 114875
5. 615 Morehead Avenue – Parcel # 114874