

For Registration Sharon A. Davis  
Register of Deeds  
Durham County, NC  
Electronically Recorded  
2018 Sep 18 02:34 PM NC Rev Stamp: \$ 1800.00  
Book: 8509 Page: 809 Fee: \$ 26.00  
Instrument Number: 2018032743  
DEED

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$1,800.00

Parcel Identifier No. 110366 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_  
By: \_\_\_\_\_

This instrument was prepared by: **BAGWELL HOLT SMITH P.A.**

Grantee's address (return to): **3936 Valley Side Court, Cary, NC 27519**

**THIS DEED** is made this 18th day of September, 2018, by and between

GRANTOR	GRANTEE
<b>BETHLEHEM TEMPLE APOSTOLIC FAITH CHURCH, INC. A North Carolina non-profit corporation</b>	<b>LORIENT HOMES, LLC A North Carolina limited liability company</b>

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

**SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN.**

**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.

Submitted electronically by "Bagwell Holt Smith-SV" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Durham County Register of Deeds.

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, excepting ad valorem taxes for the current year, restrictive covenants of record affecting the property, utility easements and rights of way of record, of all persons whomsoever.

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

**BETHLEHEM TEMPLE APOSTOLIC FAITH CHURCH, INC.**  
**A North Carolina non-profit corporation**

Address: 600 N. Roxboro Street  
Durham, NC 27701

By: Larry James Copeland  
LARRY JAMES COPELAND, President

Attest: Edna Parker  
Edna Parker, Secretary

(Corporate Seal)



Pursuant to N.C.G.S. §105-317.2, the Seller/Grantor states that the property conveyed herein \_\_\_ includes X does not include (initial one) the primary residence of one or more of the Grantors. Grantor's address is provided above.

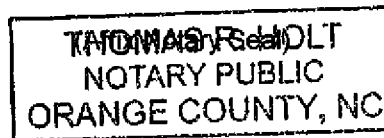
\_\_Orange County, North Carolina

I, Thomas R. Holt, a Notary Public for Orange County, North Carolina, certify that **Larry James Copeland**, personally came before me this day and acknowledged that he is President of **BETHLEHEM TEMPLE APOSTOLIC FAITH CHURCH, INC.**, a North Carolina non-profit corporation, and that he, as President, being authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official seal, this the 18th day of September, 2018.

Thomas R. Holt  
Thomas R. Holt, Notary Public

My commission expires: September 10, 2020



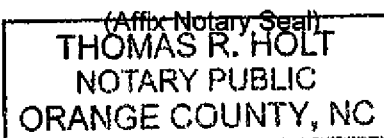
Orange County, North Carolina

I, Thomas R. Holt, a Notary Public for Orange County, North Carolina, certify that **Edna Parker** personally came before me this day and acknowledged that she is Secretary of **BETHLEHEM TEMPLE APOSTOLIC FAITH CHURCH, INC.**, a North Carolina non-profit corporation, and that by authority duly given and as the act of the corporation, the forgoing instrument was signed by its President, sealed with its corporate seal, and attested by herself as its Secretary.

Witness my hand and official seal, this the 18th day of September, 2018.

Thomas R. Holt  
Thomas R. Holt, Notary Public

My commission expires: September 10, 2020



## EXHIBIT A

**BEGINNING AT AN IRON** in intersection of the northern margin of the right-of-way of Mallard Avenue with the southeastern margin of the right-of-way of Roxboro Street, as shown on the plat recorded in Plat Book 141, Page 218, Durham County Registry (the "Plat"), and running from said beginning point along and with the southeastern margin of the right-of-way of Roxboro Street North  $32^{\circ} 45' 19''$  East 92.82 feet to an iron; thence continuing along said right-of-way North  $32^{\circ} 58' 31''$  East 171.69 feet to an iron in the intersection of the said right-of-way of Roxboro Street with the southern margin of the right-of-way of Canal Street; running thence with said right-of-way of Canal Street South  $89^{\circ} 44' 30''$  East 31.91 feet to an iron, and South  $67^{\circ} 37' 54''$  East 66.64 feet to an iron; thence leaving the right-of-way of Canal Street and running South  $21^{\circ} 56' 23''$  West 42.80 feet to an iron; running thence South  $21^{\circ} 29' 41''$  West 50.42 feet; running thence South  $22^{\circ} 42' 04''$  West 50.20 feet to an iron; running thence South  $58^{\circ} 22' 05''$  East 33.25 feet to an iron; running thence South  $35^{\circ} 17' 03''$  West 55.16 feet to an iron; running thence North  $60^{\circ} 42' 07''$  West 56.65 feet to an iron in the centerline of an 8' Driveway Easement as shown on the Plat; running thence South  $26^{\circ} 51' 58''$  West 70.20 feet to an iron in the northern margin of the right-of-way of Mallard Avenue; running then along and with the said margin of Mallard Avenue North  $71^{\circ} 08' 30''$  West 104.28 feet to the **PLACE AND POINT OF BEGINNING**, containing 0.707 acres, as shown on the plat of survey by CDK Geometrics, PC, dated September 10, 2018, entitled, "FINAL PLAT OF BOUNDARY SURVEY OF 600 N ROXBORO ROAD SURVEY FOR LORIENT HOMES", and being the same tract shown on plat of survey by Southeastern Surveys, Inc., entitled Recombination Map for BETHLEHEM TEMPLE APOSTOLIC FAITH CHURCH, INC., recorded in Plat Book 141, Page 218, Durham County Registry.