

FOR REGISTRATION
Sharon A. Davis
REGISTER OF DEEDS
Durham County, NC
2017 Sep 13 11:39 AM
BK:8268 PG:69-70

DEED
FEE: \$26.00
INSTRUMENT # 2017032201
EXCISE TAX: \$290.00
TREDFEARN



NORTH CAROLINA GENERAL WARRANTY DEED

Prepared by Gary Berman, Atty.
Return to Grantee
Excise tax: \$290.00

Mailing address of Grantor: 5003 Cheek Road, Durham, NC 27704
Mailing address of Grantee: 414 West Markham Avenue, Durham, NC 27701

The property described herein—

includes
 does not include

the present or former primary residence address of the Grantor.

THIS DEED, dated August 29, 2017, is from FRANK P. WYATT and wife, SANDRA W. WYATT, jointly herein called the Grantor, to INTOWN NEIGHBORHOOD PLACE LLC, a North Carolina limited liability company, herein called the Grantee.

The designations “Grantor” and “Grantee” as used herein shall include said parties and their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine, or neuter as required by context.

The Grantor, for valuable consideration, hereby grants, bargains, sells, and conveys to the Grantee, in fee simple, all of the following-described land lying in Durham County, North Carolina, and more particularly described as follows:

BEING all of Lot 8 in Block E of Section 1 of the Erwin Cotton Mills Co. property as per plat recorded in Plat Book 15, page 54, Durham County Registry.

(The Grantors acquired this property by deed recorded in acquired the above-described property as tenants by the entirety by deeds recorded in Real Estate Book 1145, page 415, Durham County Registry.)

TO HAVE AND TO HOLD said parcel and all privileges, improvements, and appurtenances thereto in fee simple.

AND the Grantor hereby covenants with the Grantee that the Grantor is legally seized of said real estate in fee simple; that the Grantor has good and lawful authority to sell and convey said real estate; that the Grantor hereby fully warrants the title to said real estate, and will defend the same against the lawful claims of all; and that said real estate is free of all encumbrances, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to all recorded exceptions.

IN WITNESS WHEREOF, the Grantor has signed and sealed this deed.

Frank P. Wyatt (SEAL)
FRANK P. WYATT

Sandra W. Wyatt (SEAL)
SANDRA W. WYATT

STATE OF NORTH CAROLINA, COUNTY OF Durham

I, Carol M Rollins, a notary public for the aforesaid state and county, hereby certify that FRANK P. WYATT and SANDRA W. WYATT personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal this the 30th day of August 2017.

Carol M Rollins
Notary Public

My commission expires:

2-18-2019

