

The Property hereinabove described was acquired by Grantor by instrument recorded in Book 16057, Pages 594-597, Wake County Registry.

The Property herein conveyed does not include the primary residence of Grantor.

TO HAVE AND TO HOLD the aforesaid Property and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And Grantor hereby covenants that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, and will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

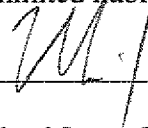
Title to the Property is marketable and free and clear of all encumbrances subject to the following exceptions: (i) the lien of real estate taxes which are not yet due and payable, (ii) all applicable laws (including zoning, building ordinances and land use regulations), (iii) all easements, restrictions, covenants, agreements, conditions, and other matters of record, and (iv) all matters that may be revealed by a current and accurate survey or inspection of the Property.

[Signature page follows.]

IN WITNESS WHEREOF, Grantor has caused this instrument to be signed in its name and delivered as of the date indicated on the first page of this Deed.

GRANTOR:

Hamilton Morrisville, LLC,
a Delaware limited liability company

By: 

Name: Michael Locraft

Title: Treasurer - Secretary

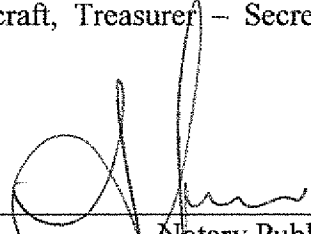
Montgomery County, Maryland

I certify that the following person personally appeared before me this day and acknowledged to me that he voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Michael Locraft, Treasurer - Secretary of Hamilton Morrisville, LLC.

Date: 1/26/17

My Commission Expires:

5/30/17


Notary Public
Print Name: Maria Jimenez

[Affix Notary Stamp or Seal]

MARIA FERNANDA JIMENEZ
NOTARY PUBLIC
MONTGOMERY COUNTY
MARYLAND
My Commission Expires 5-30-2017

EXHIBIT A
(to General Warranty Deed)

Legal Description of Property

BEING all of Lot 6, Aerial Center Executive Park, containing 1.172 acres, as shown on that plat recorded in Book of Maps 1997, Page 1717, Wake County Registry.

Together with all of Grantor's right, title and interest in and to that certain stormwater drainage easement agreement recorded in Book 7745, Page 839, Wake County Registry.