

NORTH CAROLINA  
WAKE COUNTY

REVENUE STAMPS: \$6,615.00

**COMMISSIONER'S DEED**Drawn By: Adam M. Gottsegen  
P.O. Box 18237  
Raleigh, NC 27619  
(without title search)

Parcel ID No. 0733323058

This deed, made and entered into this 28th day of March, 2023, by and between Adam M. Gottsegen acting as Commissioner as hereinafter stated, party of the first part, and SVK ROBERTS RD LLC party of the second part, whose address is 1110 Boxcar Way, Apex, NC 27502.

## WITNESSETH:

THAT, WHEREAS, in a certain special proceeding entitled *Kenneth Ray Upchurch, Sbt'd Joint Venture, LLC, Petitioner, v. Sterling Upchurch, et. al., Respondents*, brought and pending before the Clerk of Superior Court of Wake County, North Carolina, an Order (*19 SP 1926*) was entered on September 2, 2022, by said court authorizing Adam M. Gottsegen, Commissioner, to sell at a private sale, the real property described in the Petition and said Order, in the manner specified in said Order;

AND, WHEREAS, on the 7th day of October, 2022, pursuant to said Order, said Commissioner accepted a bid from Lorient Homes, LLC and reported the sale;

AND, WHEREAS, following a succession of upset bids, the last and highest bidder was Padma P. Bolempally with a bid on December 1, 2022 and, after the expiration of the ten day upset bid period with no further bids being filed, on the 16th day of December, 2022, the Clerk the Superior Court of Wake County, North Carolina, entered an Order in said Special Proceeding approving and confirming said sale of the land to Padma P. Bolempally and directing Adam M. Gottsegen, Commissioner, to make, execute, and deliver a good and sufficient deed in fee simple for the said land upon the payment to said Commissioner of the purchase price of \$3,307,500.00;

AND, WHEREAS, on or about March 27, 2023, the high bid was assigned from Padma P. Bolempally to SVK ROBERTS RD LLC;

NOW, THEREFORE, said Adam M. Gottsegen, acting as Commissioner as aforesaid, under and by virtue of the authority of the aforesaid Orders and Decrees of the Superior Court of Wake County, North Carolina, and the consideration of the said purchase price of \$3,307,500.00 to him paid by said SVK ROBERTS RD LLC, the receipt of which is hereby acknowledged, has bargained and sold and by these presents does bargain, sell and convey unto said SVK ROBERTS RD LLC and their successors and assigns, the following described tract of parcel of land in Wake County North Carolina:

First Tract: Beginning at a poplar Sallie Hobby corner, thence North 22° 33 1/3 poles to a stake, then South 88° West 24 poles to a stake, then South 2° West 33 1/3 poles to a stake, thence North 88° West 24 poles to the beginning, containing five acres more or less. The same being known as part of the Crawford Vaughan tract.

Second Tract: Beginning at a stake in W.H. Womble's line running North thirty seven poles to W.H. Womble's corner, thence West eighteen pole to a poplar, thence North seventeen pole to a stake, thence West four pole to a stake in G. A. Upchurch's line thence South fifty four pole to a stake in Edd Barbee's line thence east to the first station, containing six acres more or less.

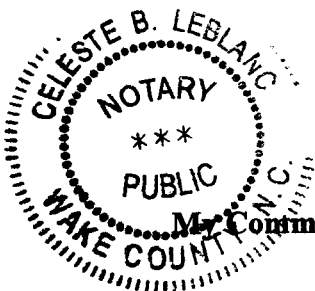
TO HAVE AND TO HOLD said land and premises, together with all privileges and appurtenances thereto belonging to said SVK ROBERTS RD LLC and their successors and assigns, in as full and ample a manner as said Commissioner as aforesaid is authorized and empowered to convey the same.


IN TESTIMONY WHEREOF, said Adam M. Gottsegen, acting as Commissioner as aforesaid, has hereunto set his hand and seal the day and year first above written.

 (SEAL)  
ADAM M. GOTTSEGEN, Commissioner

State of North Carolina, County of Wake

I, the undersigned Notary Public of the County or City of Wake County and State aforesaid, certify that **ADAM M. GOTTSEGEN, COMMISSIONER**, personally appeared before me this day and acknowledged the dye execution of the foregoing instrument for the purposes therein expressed as the act and deed of Grantor. Witness my hand and Notarial stamp or seal this 28<sup>th</sup> day of March, 2023.



  
Official Signature of Notary Public  
Celeste B. LeBlanc  
Notary Public Typed or Printed Name

My Commission Expires: 4-1-2026