

For Registration Sharon A. Davis
Register of Deeds
Durham County, NC
Electronically Recorded
2019 Aug 14 03:28 PM
Book: 8727 Page: 667
NC Rev Stamp: \$ 2200.00 Fee: \$ 26.00
Instrument Number: 2019028993
DEED

**NORTH CAROLINA
SPECIAL WARRANTY DEED**

Excise Tax: \$2,200.00
Tax Parcel ID No. 0729-02-58-3193

Mail/Box to: Grantee

This instrument was prepared by: Derek Hoselton - St. Amand & Efird, PLLC
[no title examination performed by preparer]

Brief description for the Index: Lot 2, Stratford Lakes (Plat Book 170, Page 121)

THIS DEED, made this, the 14 day of August, 2019, by and between:

<p>GRANTOR:</p> <p>PINEHURST LAND INVESTMENTS, LLC, a North Carolina limited liability company</p> <p>Address: 194 Finley Golf Course Road, Suite 100 Chapel Hill, North Carolina 27517</p>	<p>GRANTEE:</p> <p>ED – FRAZIER POINTE, LLC, a Louisiana limited liability company</p> <p>Address: 7500 Pecue Lane Baton Rouge, Louisiana 70809</p>
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WITNESSETH:

For valuable consideration paid by Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby gives, grants, bargains, sells and conveys unto Grantee in fee simple, subject to the exceptions hereinafter provided, that certain property located in the Durham County, North Carolina, more particularly described on Exhibit A attached hereto and incorporated herein by reference (the "**Property**").

Said Property being the same property conveyed to Grantor by instrument recorded in Book 5598, Page 299 of the Office of the Register of Deeds for Durham County.

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

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple, subject to the exceptions hereinafter and hereinabove provided, if any.

And Grantor hereby warrants that Grantor will forever warrant and defend the title against the lawful claims of all persons or entities claiming by or through Grantor, subject to only the following permitted encumbrances:

Submitted electronically by Ellis & Winters LLP in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Durham County Register of Deeds.