

FOR REGISTRATION
Sharon A. Davis
REGISTER OF DEEDS
Durham County, NC
2016 JUN 24 04:13:30 PM
BK:7961 PG:512-513 JA
DEED
FEE:\$26.00
EXCISE TAX:\$840.00
INSTRUMENT # 2016020818
APRILJ



2016020818

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: **\$840.00**

Recording Time, Book and Page:

Tax Map No. **110184**

Parcel Identifier No:

Mail after recording to: **Grantee:**

This instrument was prepared by: **H. Eugene Tatum III**

THIS DEED made this 13th day of June, 2016 by and between

GRANTOR

Victoria Patrick unmarried, Ayed K. Alquzah unmarried, as Tenants in Common

Mailing Address:

GRANTEE

**UDI Community Development Corporation
Property Address: 801 N. Mangum St, Durham, NC 27701**

Mailing Address: 631 United Dr Durham NC 27713

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 and more particularly described as follows:

See Attached Exhibit A

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 3037, Page 166, Durham County Registry.

A map showing the above described property is recorded in Plat Book , Page , and referenced within this instrument.

Does the above described property include the primary residence (yes/no) ? **Yes**

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.

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 of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

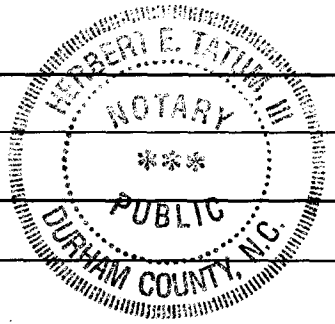
IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

 (Entity Name) Victoria Patrick (SEAL)
 Victoria Patrick

By: _____
 Title: _____ Ayed Alqazah H (SEAL)
 Ayed K. Alqazah

By: _____
 Title: _____ as Tenants in Common (SEAL)

_____ (SEAL)



NORTH CAROLINA Durham COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Victoria Patrick unmarried, Ayed K. Alqazah unmarried, as Tenants in Common. Witness my hand and official stamp or seal, this the 24 day of June, 2016

My Commission Expires: 9-24-2017

[Signature]
 Notary Public
 Print Notary Name: Herbert E. Tatam III

NORTH CAROLINA _____ COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: _____, _____. Witness my hand and official stamp or seal, this the _____ day of _____, _____

My Commission Expires: _____

 Notary Public
 Print Notary Name: _____

EXHIBIT "A"

Lot 1: BEGINNING at an iron stake in the property line at the northwest intersection of Mangum Street and Corporation Street and running thence with the property line on the west side of Mangum Street North 19° 27' East 58.4 feet to a stake; thence North 7° 54' West 85 feet to a stake; thence South 18° 51' West 29 feet to a stake in the property line on the north side of Corporation Street; thence with the property line on the north side of Corporation Street South 51° 42' East 89.4 feet to the beginning corner as per survey and plot of the Nonie C. Lipscomb and Pearl C. Holman property made by S. M. Credle, C. E., February, 1944, to which reference is hereby made and upon said premises are located two buildings known as 801 and 801 1/2 Mangum Street.

Lot NO. 1: BEGINNING at an iron stake in the property line on the west side of Mangum Street at a point 58.4 feet northwardly from the intersection of the property line on the north side of Corporation Street and the property line on the west side of Mangum Street; thence with the property line on the west side of Mangum Street North 19° 27' East 99 feet to a stake; thence North 86° 06' West 202 feet to a stake in the property line on the east side of Glendale Avenue; thence with the property line on the east side of Glendale Avenue South 4° 48' West 41.5 feet to a stake in the property line on the north side of Corporation Street; thence with the property line on the North side of Corporation Street South 51° 42' East 104.9 feet to a stake; thence North 18° 51' East 29 feet to a stake; thence South 7° 54' East 85 feet to a stake, the beginning corner, as per survey and plat of the Nonie C. Lipscomb and Pearl C. Holman property made by S. M. Credle, C. E., February, 1944, to which reference is hereby made and upon said premises are located four dwelling houses known as Nos. 803 and 805 Mangum Street, No. 106 Corporation Street and No. 800 Glendale Avenue.