

This certifies that there are no delinquent ad valorem real estate taxes, which the Vance County Tax Collector is charged with collecting, that are a lien on:

Pin Number: 0006 03010, 0006.03005

This is not a certification that this Vance County Tax Department Pin Number matches this Deed description.

B. Anderson
Vance County Tax Office

Date: 9-23-2024

FILED Sep 23, 2024 12:46 pm
BOOK 01451
PAGE 0716 THRU 0717
INSTRUMENT # 03042
RECORDING \$26.00
EXCISE TAX \$260.00

FILED
VANCE
COUNTY NC
CASSANDRA D. NEAL
REGISTER
OF DEEDS
GZM

NORTH CAROLINA
GENERAL WARRANTY DEED

Excise Tax: \$260.00

Recording Time, Book and Page

Tax Map No. 0006-03-010 & 0006-03-005

Parcel Identifier No.

Mail after recording to: Lori A. Renn, Attorney at Law, 409 Young Street, Henderson, N.C. 27536

This instrument was prepared by: Lori A. Renn, a N.C. licensed attorney

Brief Description for the Index: 1405 Parham Street & 1410 Second Street

THIS DEED made this 19th day of September, 2024 by and between

GRANTOR

Patee Timber Company, LLC
A North Carolina Limited Liability Company
46 Limberly Drive
Durham, N. C. 27707

GRANTEE

N.C. Housing Department, LLC
A North Carolina Limited Liability Company
P. O. Box 1191
Henderson, N. C. 27536

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 situated in the City of ~~Henderson~~, ~~Henderson~~ Township, Vance County, North Carolina and more particularly described as follows:

Begin at a point on the northern side of Second Street 150 feet from the eastern side of Berry Avenue and proceed in a northerly direction parallel to Berry Avenue along the lines of Lots No. 9 and 4 for a distance of approximately 310 ft. to Parham Street (formerly First Street); thence in an easterly direction along Parham Street a distance of 50 ft.; thence in a southerly direction parallel to Berry Avenue along the lines of Lots Nos. 2 and 11 a distance of approximately 310 ft. to Second Street; thence in a westerly direction along Second Street a distance of 50 ft. to the point of beginning. The same being Lots Nos. 3 and 10 in Block 4 as shown on Map of Park Place recorded in Vance County Registry in Book 44, Page 242-244.
See Deed from R. J. Corbitt and wife George A. Aycock and wife recorded in Book 263, Page 212, Vance County Registry.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 796 Page 644, Vance County Registry.

A map showing the above described property is recorded in Plat Book "44", Page 242-244, Vance County Registry.

The above described property ☐ does ☒ does not include the primary residence of the Grantor.

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:

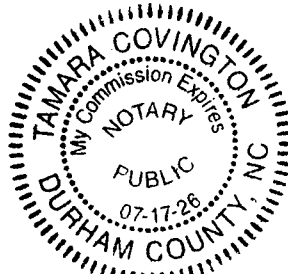
- a. Existing rights of way for roadways and public utilities of record.

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.

Patee Timber Company, LLC _____ (SEAL)

By: Carolyn Eaves Davidson _____ (SEAL)
Carolyn Eaves Davidson, Manager

STATE OF North Carolina
COUNTY OF Durham



I, Tamara Covington, a Notary Public, do certify that **Carolyn Eaves Davidson** personally appeared before me and acknowledged that she is the **Manager of Patee Timber Company, LLC, a North Carolina Limited Liability Company**, and that by authority duly given and as the act of the Limited Liability Company, the foregoing instrument was signed in its name by her as its Manager.

This the 19 day of September, 2024.

My Commission Expires: 07.17.2026

[Signature]
Notary Public