

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax:	\$80.00
Parcel ID:	0503006
Mail/Box to:	Glidian Enterprises, Inc., 20 Bridle Path Court, Sicklerville, NJ 08081
Prepared by:	Dale L. Thomas, Jr., Gray Newell Thomas, LLP, 4112 Blue Ridge Road, Suite 200, Raleigh, NC 27612
Brief description for the index:	Lot 12, Old Poole Road Habitat Subdivision Phase 1

THIS GENERAL WARRANTY DEED ("Deed") is made on the 14th day of June, 20 24, by and between:

GRANTOR	GRANTEE
Habitat for Humanity of Wake County, Inc., a North Carolina corporation	Glidian Enterprises, Inc., a North Carolina corporation
Mailing Address: 2420 N. Raleigh Blvd. Raleigh, NC 27604	Mailing Address: 20 Bridle Path Court Sicklerville, NJ 08081
	Property Address: 1009 Ridge Rock Road, Raleigh, NC 27610

FOR VALUABLE CONSIDERATION paid by Grantee, the receipt and legal sufficiency of which is acknowledged, Grantor by this Deed does hereby grant, bargain, sell and convey to Grantee, in fee simple, all that certain lot, parcel of land or condominium unit in the City of Raleigh, Wake County, North Carolina and more particularly described as follows (the "Property"):

BEING all of Lot 12 as shown on map entitled "Old Poole Road Habitat Subdivision Phase 1 ROW Dedication, Easement & Tree Conservation Areas and Phase II Lot 501 Private Drainage Easement Plat" by Dan Gregory, PLS, recorded in Book of Maps 2022, Pages 2359-2363, Wake County Registry.

All or a portion of the Property was acquired by Grantor by instrument recorded in Book 17575 Page 780-782, Wake County Registry.

All or a portion of the Property ☐ includes or ☒ does not include the primary residence of a Grantor.

A map showing the Property is recorded in Book of Maps 2022 Page 2359-2363, Wake County Registry.

TO HAVE AND TO HOLD the Property and all privileges and appurtenances thereto belonging to Grantee in fee simple. Grantor covenants with Grantee that Grantor is seized of the Property in fee simple, Grantor has the right to convey the Property in fee simple, title to the Property is marketable and free and clear of all encumbrances, and Grantor shall warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

1. Title to the property hereinbefore described is subject to the following exceptions:

Ad Valorem taxes for the current year.

Utility easements and unviolated covenants, conditions or restrictions that do not materially affect the value of the property.

IN WITNESS WHEREOF, the Grantor has duly executed this North Carolina General Warranty Deed, if an entity by its duly authorized representative.

Name: _____

Habitat for Humanity of Wake County, Inc.

Entity Name

Name: _____

By: Patricia Burch

Name: Patricia Burch

Title: CEO

Name: _____

By: _____

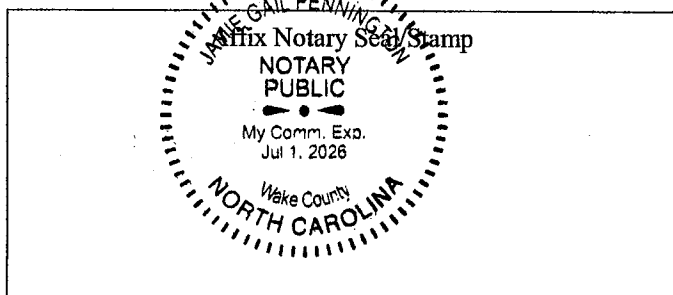
Name: _____

Title: _____

STATE OF North Carolina, COUNTY OF Wake

I, Jane Gail Pennington, a Notary of the above state and county, certify that the following person(s) personally appeared before me on the 14th day of June, 20 24 each acknowledging to me that he/she/they signed the foregoing document, in the capacity represented and identified therein (if any):

Patricia Burch as CEO of Habitat for Humanity of Wake County, Inc.



[Signature]

Notary Public (Official Signature)

My commission expires: July 1, 2026