

**NORTH CAROLINA
SPECIAL WARRANTY DEED**

Excise Tax: **\$EXEMPT**

Parcel Identifier No.

Mail after recording to: Beemer, Hadler & Willett, P.A.

This instrument was prepared by: Wayne R. Hadler, Esq. (WITHOUT TITLE EXAMINATION)

THIS DEED made this ___ day of March, 2023 by and between

GRANTOR

TOWN OF CARRBORO, a North Carolina municipal corporation, TOWN OF CHAPEL HILL,
a North Carolina municipal corporation and THE COUNTY OF ORANGE, a body politic and corporate,
a political subdivision of the State of North Carolina

GRANTEE

THE COUNTY OF ORANGE, North Carolina
P.O. Box 8181
Hillsborough, NC 27278

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 Orange County, North Carolina, and more particularly described as follows:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

The property hereinabove described was acquired by Grantor by instrument recorded in Book 459, Page 340, Orange County Registry.

A map showing all or a portion of the above described property was previously recorded in Plat Book 86, Page 128, Orange County Registry.

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 has done nothing to impair such title as Grantor received, and that Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:
Easements, conditions and restrictions of record, if any.

IN WITNESS WHEREOF, the Grantors have duly executed the foregoing as of the day and year set forth below.

SIGNATURE PAGES TO FOLLOW

**TOWN OF CHAPEL HILL,
a North Carolina municipal corporation**

BY: _____ (SEAL)

Name: _____

Title: Town Manager

Date: _____

ATTEST:
(SEAL)

By: _____

Name: Town Clerk

Title: _____

Date: _____

STATE OF NORTH CAROLINA

COUNTY OF ORANGE

I, _____, Notary Public for the County of _____, State of _____, certify that the _____, personally appeared before me this day and acknowledged that (s)he is _____ Town Clerk of the Town of Chapel Hill, a North Carolina municipal corporation, and that by authority duly given and as the act of the municipal corporation, the foregoing and annexed instrument was signed in its name by _____, its _____ Town Manager, sealed, and attested by (him) (her) as its _____ Town Clerk.
Witness my hand and official stamp or seal, this the ____ day of _____, 2023.

Notary Public
My Commission Expires:

**TOWN OF CARRBORO,
a North Carolina municipal corporation**

BY: _____ (SEAL)

Name: _____

Title: Town Manager

Date: _____

ATTEST:
(SEAL)

By: _____

Name: Town Clerk

Title: _____

Date: _____

STATE OF NORTH CAROLINA

COUNTY OF ORANGE

I, _____, Notary Public for the County of _____, State of North Carolina, certify that the _____, personally appeared before me this day and acknowledged that (s)he is _____ Town Clerk of the Town of Carrboro, a North Carolina municipal corporation, and that by authority duly given and as the act of the municipal corporation, the foregoing and annexed instrument was signed in its name by _____, its _____ Town Manager, sealed, and attested by (him) (her) as its _____ Town Clerk.

Witness my hand and official stamp or seal, this the ____ day of _____, 2023.

Notary Public
My Commission Expires:

**THE COUNTY OF ORANGE,
a body politic and corporate,
a political subdivision of the State of North Carolina**

_____(Seal)
Chair
Orange County, North Carolina
Board of Commissioners

_____(Seal)
Laura Jensen, Clerk
Orange County, North Carolina
Board of Commissioners

STATE OF NORTH CAROLINA

COUNTY OF _____

I, _____, Notary Public for the County of _____, State of North Carolina, certify that LAURA JENSEN, personally appeared before me on the ____ day of _____, 2023 and acknowledged that she is the Clerk to the Board of Orange County, North Carolina, Board of County Commissioners, and to verify _____ execution of this North Carolina Special Warranty Deed, conveying real property, that _____ is Chair of the Orange County Board of Commissioners and signed in that capacity.

Witness my hand and official stamp or seal, this the ____ day of _____, 2023.

Notary Public
My Commission Expires:

EXHIBIT "A"

BEING all that certain 22.61 acres more or less and containing 984,991 square feet more or less and labeled Lot A (Area 1B) all as shown on a map and survey entitled "GREENE TRACT LOTS A & B RECOMBINATION PLAT", dated July 28, 2022 and recorded in Plat Book ____, Page ____, Orange County Registry, to which reference is made for a more particular description of same.

It being the intent of this conveyance to merge this tract with that certain 37.38 Acres and containing 1,628,416 square feet more or less and labeled Lot A (Area 1A)" on a map and survey entitled "GREENE TRACT LOTS A & B RECOMBINATION PLAT" dated July 28, 2022 and recorded in Plat Book ____, Page ____, Orange County Registry, to which reference is made for a more particular description of same. THE MERGE TRACTS ARE SHOWN ON THE SITE DATA TABLE of the map and survey recorded in Plata Book ____, Page ____, Orange County Registry as NEW LOT A AND CONTAINING A TOTAL OF 60.00 ACRES.