

BK: RB 6453
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RECORDED:
05/27/2021
01:26:56 PM
 BY: ANDREA CRESWELL
 ASSISTANT

2021026653
NEW HANOVER COUNTY,
TAMMY THEUSCH PIVER
 REGISTER OF DEEDS

NC FEE \$26.00
 REAL ESTATE
 EXT \$2300.00

ELECTRONICALLY RECORDED

Prepared By: J. C. Hearne, II

Return To: J. C. Hearne, II

Excise Tax: \$2,300.00

Parcel Identifier No.: R04809-036-013-000

___ If initialed, the property includes the primary residence of at least one of the Grantors, otherwise note as N/A. (*per NC GS § 105-317.2*)

Brief description for the index:

Parcel B, "Recombination Survey for Fourth and Davis, LLC"

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED, made this 22nd day of May, 2021, by and between

GRANTOR	GRANTEE	
<p>NO4, LLC, <i>a North Carolina limited liability company</i></p> <p>Mailing Address: 503 Colony Woods Drive Chapel Hill, NC 27517</p>	<p>INLET PARTNERS, LLC, <i>a North Carolina limited liability company</i></p> <p>Property Address: 1007 N. 4th St. Wilmington, NC 28401</p>	<p>Mailing Address: 6709 Falcon Pointe Rd. Wilmington, NC 28411</p>

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.

Submitted electronically by "J.C. Hearne, II, Attorney at Law"
 in compliance with North Carolina statutes governing recordable documents
 and the terms of the submitter agreement with the New Hanover County Register of Deeds.

WITNESSETH:

NOW, THEREFORE 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 New Hanover County, North Carolina and more particularly described as follows:

See Exhibit "A" which is attached hereto and incorporated herein by reference.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 5978 at Page(s) 782.

If any, by acceptance of this Deed, Grantee shall be a member of the Owners Association, and shall abide by all rules and regulations of the Association specifically including payment of all assessments when due. Failure to pay such dues may result in liens being placed against the property and could result in foreclosure.

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:

1. Rights of way and easements of record, if any.
2. Zoning and/or subdivision ordinances and regulations, if any.
3. Restrictive covenants of record, if any.
4. Ad valorem taxes for 2021 and subsequent years.

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 by authority of its Board of Directors, the day and year first above written.

[Signature pages follow.]

No4, LLC

By: *K. Rhodes* (Seal)
Kevin Rhodes, Member/Manager

No4, LLC

By: *J. Wittman* (Seal)
Josh Wittman, Member/Manager

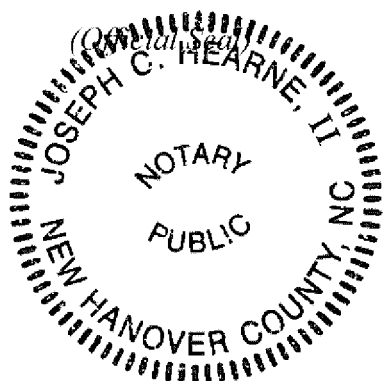
No4, LLC

By: _____ (Seal)
Frances Wittman, Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

I, *Joseph C. Hearne II*, a Notary Public of New Hanover County and State aforesaid, certify that **Kevin Rhodes** personally came before me this day and acknowledged that (s)he is the Member/Manager of No4, 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 its Member/Manager.

Date: May 26, 2021



Joseph C. Hearne II
Signature of Notary Public

Joseph C. Hearne II
Printed name of Notary Public

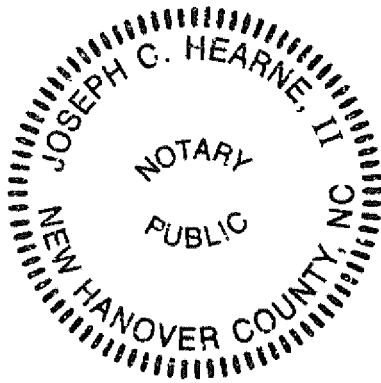
My commission expires: 08/26/2022

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

I, Joseph C. Hearne II, a Notary Public of New Hanover County and State aforesaid, certify that **Josh Wittman** personally came before me this day and acknowledged that (s)he is the Member/Manager of No4, 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 its Member/Manager.

Date: May 26th, 2021

(Official Seal)



Joseph C. Hearne II
Signature of Notary Public

Joseph C. Hearne II
Printed name of Notary Public

My commission expires: 08/26/2022

[Remainder of this page left intentionally blank.]

No4, LLC

By: _____ (Seal)
Kevin Rhodes, Member/Manager

No4, LLC

By: _____ (Seal)
Josh Wittman, Member/Manager

No4, LLC

By: *[Signature]* (Seal)
Frances Wittman, Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

I, _____, a Notary Public of New Hanover County and State aforesaid, certify that **Kevin Rhodes** personally came before me this day and acknowledged that (s)he is the Member/Manager of No4, 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 its Member/Manager.

Date: May ____, 2021

(Official Seal)

Signature of Notary Public

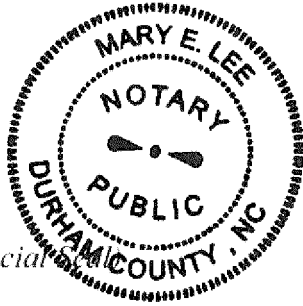
Printed name of Notary Public

My commission expires:

STATE OF NORTH CAROLINA
COUNTY OF ORANGE

I, a Notary Public of the County and State aforesaid, certify that **Frances Wittman** personally came before me this day and acknowledged that she is [REDACTED] Member/Manager of No4. LLC and as the act of the company, the foregoing instrument was signed in its name by its Members/Managers.

Witness my hand and official stamp or seal, this the 22 day of May, 2021.



[Handwritten Signature]
Signature of Notary Public

Mary E. Lee
Notary's printed or typed name

My commission expires: 6/17/2024

Exhibit "A"

BEING all of Parcel "B" containing 0.335 acres and shown on a survey by Patrick Bristow Surveying, PC dated June 17, 2009 and entitled "Recombination Survey for Fourth and Davis, LLC" recorded in Map Book 54, Page 156 of the New Hanover County North Carolina Office of the Register of Deeds;

and being the very same property conveyed or intended to be conveyed to Frances Wittman by deed recorded in Book 5813 at Page 1546 of the aforesaid Registry.