

Unofficial Document

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DRAFTED BY: FRANK M. BELL, JR.
MAIL TO: Frank M. Bell, Jr., P.O. Box 49, Winston-Salem, NC 27102.

ALVA G. WISE
REGISTER OF DEEDS
DARE COUNTY

NORTH CAROLINA)
DARE COUNTY)

DEED

THIS CORPORATION DEED, made as of this the 6th day of October, 1981, by RDC, INC., a North Carolina Corporation (hereinafter called "Grantor") to SANDERLING PROPERTY OWNERS ASSOCIATION, INC. of Dare County, North Carolina (hereinafter called "Grantee");

WITNESSETH:

That the Grantor, in accordance with Article Six, Section 2 of the Declaration of Covenants, Conditions and Restrictions, dated May 8, 1981, recorded in Book 310 at page 557 of the Dare County Registry (the "Declaration"), imposed by the Grantor on the property described in the Declaration and other property later made subject to the Declaration by the Grantor, does hereby transfer, grant and convey unto the Grantee, its successors and assigns, certain real property located in Dare County, North Carolina, and being more particularly described as follows:

(a) All that certain real property labeled "Common Properties", and being more specifically those areas designated (Open Space, Solid Waste Containerized Area, and Community Beach Access), as shown on a plat of Sanderling Phase 5, Lots 167 thru 192, recorded in the Office of the Register of Deeds of Dare County, North Carolina, in Plat Cabinet A, Slides 385 and 386, and any recorded revisions thereof, to which maps reference is hereby made for a more particular description; and

(b) All of those certain roads constituting a portion of Sanderling Phase 5 (being Waxwing Lane and Blue Heron Lane), as shown on the plat of Sanderling Phase 5 mentioned hereinabove.

The above described property is conveyed subject to (a) utility easements and restrictive covenants of record or existing in law or equity, and (b) the terms, conditions and obligations contained in the Declaration, and (c) the terms and conditions of any other recorded amendment to the Declaration; and the above described property is further subject to ad valorem taxes for the current year which shall be prorated to date within thirty (30) days after receipt of a statement therefor.

TO HAVE AND TO HOLD the aforesaid real property, together with all privileges and appurtenances thereto belonging to the Grantee, its successors and assigns, to its only use and behoof forever, and the Grantor covenants to and with the Grantee and its successors and assigns, that the Grantor is seized of said premises in fee, and has the right to convey the same in fee simple and that the same are free from all encumbrances, and that the Grantor will warrant and defend the said title to the same against the claims of all persons whatsoever; subject, however, to the conditions and exceptions set forth hereinabove, and incorporated herein by reference.

IN TESTIMONY WHEREOF, RDC, INC. has caused these presents to be executed by its Vice President, attested by its Asst. Secretary and affixed its corporate seal, all pursuant to authority duly granted.

ATTEST
BY: Frank M. Bell, Jr.
Secretary

RDC, INC.
By: Alva G. Wise
Vice President

Grantee's address: P. O. Box 49,
Winston-Salem, N. C.
27102

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STATE OF NORTH CAROLINA)
COUNTY OF FORSYTH)

This 8th day of October, 1981, personally came before me, Shirley W. Marshall, a notary public, Jane W. Smith who, being by me duly sworn, says that he/she knows the corporate seal of RDC, INC., and is acquainted with William E. Hellen, Jr. who is the Vice President of said Corporation, and that he/she, the said Jane W. Smith is the Asst. Secretary of the said Corporation, and saw the said Vice President sign the foregoing or annexed instrument, and saw the said corporate seal of said Corporation affixed to said instrument by said Vice President, and that he/she, the said Jane W. Smith signed his/her name in attestation of the execution of said instrument in the presence of said Vice President of said Corporation.

Witness my hand and notarial seal or stamp, this 8th day of October, 1981.

Shirley W. Marshall
Notary Public

My Commission Expires: SHIRLEY W. MARSHALL, Notary Public
Forsyth County, North Carolina
My Commission Expires May 28, 1983.

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STATE OF NORTH CAROLINA - Dare County

The foregoing (or annexed) certificate Shirley W. Marshall a Notary Public of Forsyth Co., N.C. is(are) certified to be correct. This the 13 day of October, 1981.

STAMPS \$
Probate and filing fee \$ paid

Alva Wise, Register of Deeds

By Barbara M. Gray
Deputy Assistant Register of Deeds

Recorded 10-14-81

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