

FILED in Pasquotank County, NC
 on Sep 13 2004 at 02:45:58 PM
 by: Dollie J. Summerour
 REGISTER OF DEEDS

PASQUOTANK COUNTY
 Deed number 04-1447
 Transfer tax \$ -0-
GN
 Pasquotank County Assessor's Office

Space Above This Line For Recording Data

Excise Tax: \$0.00
 Parcel Identifier No.: 891308993213, 8920727163, 8920342544
 Prepared by: Mark M. Maland, Attorney - Without Title Examination
 Mail after recording to: Hornthal, Riley, Ellis & Maland, LLP
 PO Box 220
 Elizabeth City, North Carolina 27907-0220

NORTH CAROLINA GENERAL WARRANTY DEED
 (Deed of Gift)

THIS DEED made this 31st day of August, 2004, by and between

GRANTOR	GRANTEE
✓ LINDA S. ETHERIDGE and husband, OLIVER ETHERIDGE, DI SMALL and husband, NEIL BLINKEN, WILLIAM F. SMALL II and wife, JOANN SMALL, and JEFFREY R. SMALL and wife, SUZAN B. SMALL.	BILL-MAR PROPERTIES, LLC, a North Carolina limited liability company 1824 Rivershore Road Elizabeth City, NC 27909

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 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 those certain tracts or parcels of land situate in Pasquotank County, North Carolina, more particularly described as follows:

TRACT ONE: Water Street Property: All that certain tract or parcel of land situated in Elizabeth City Township, Pasquotank County, North Carolina and being more particularly described as follows:

Beginning at a point in the property line on the west side of South Water Street in the center line of a brick wall dividing the store space formerly occupied by the Ambrose Furniture Company, and formerly the S. S. Fowler Auto Associates Store, which point is southwardly along the property line of the west side of Water Street 101.70 feet from the intersection of the property line on the south side of Main Street with the property line of the west side of South Water Street, and from said point of beginning running thence westwardly along the center line of the brick wall dividing the store spaces aforesaid and the westwardly prolongation of the center line thereof 154 feet to the East wall of the Robinson Building, said line forming a right angle with the property line of the west side of South Water Street; thence turning an interior angle of 90° 07' running southwardly along the East wall of the Robinson Building and the West side of an alley a distance of 106.10 feet to the property line on the North side of Fearing Street, thence turning an

interior angle of 89.53' and running eastwardly along the property line on the North side of Fearing Street 8.95 feet, thence turning an interior angle of 89.53' and running northwardly along the East side of said alley a distance of 81 feet to the south side of the South wall of the Ambrose or Rochelle Building, thence turning an interior angle of 270 ° in 7' and running eastwardly along the south side of the South wall of the Ambrose or Rochelle Building and at right angles with the property line on the West side of Water Street a distance of 145.30 feet to said property line on the West side of Water Street, thence northwardly along the property line on the West side of Water Street a distance of 24.70 feet more or less to the point of beginning, and being the same property described as Tract I in that certain deed dated August 7, 1989 to the Grantors herein, which deed is recorded in Book 498 at Page 487 of the Pasquotank Public Registry. Property herein conveyed is subject to the agreement and other exceptions set forth in that certain deed recorded in Deed Book 154 at Page 107 of the Pasquotank Public Registry.

TRACT TWO: Gallop Tract: That certain tract or parcel of land known as the Gallop Tract situated in Salem Township, Pasquotank County, North Carolina, more particularly described as follows:

Beginning on the south side of the main road leading from Weeksville to Nixonton at the northwest corner of the lands now or formerly owned by Gallop and Sawyer (formerly Lot #1 of the subdivision of the Hillary Cartwright Farm), and running thence with a ditch South 24° East 21.10 chains to the lead ditch; thence with said lead ditch North 71 ½ ° East 7.43 chains; thence South 15 ½ ° East 19.75 chains to the line of the land known now or formerly as the J.D. Perry land; thence with the line of said land South 76 ½ ° West 34.90 chains to some marked corner trees; thence North 65 ½ ° West 8.84 chains to a mulberry post at the corner of the lands now or formerly of Lay White (formerly the lands of Aida Johnson); thence with the line of said land North 19 ¾ ° West 27.72 chains to the aforesaid main road; thence with the south side of said main road North 66 ° East 33.49 chains to the place of beginning, containing 137.55 acres, more or less, and being the same property conveyed to the Grantors herein by that certain deed dated January 11, 1984, which deed is recorded in Deed Book 446 at Page 648 of the Pasquotank Public Registry.

TRACT THREE: Dance Walston Woods Property: All that certain tract of land situate in Nixonton Township, Pasquotank County, North Carolina and more particularly described as follows:

That certain fifteen (15) acre tract of woodland located in Nixonton Township and bounded as follows: on the North by the lands now or formerly of Robert Meads, Janet Savin and Melba B. Norrell; on the South and East by the lands now or formerly of Roy W. Smith and on the West by the lands now or formerly of Minnie and Rufus Shannon and Ransom Price; and being that certain fifteen (15) acres of land shown on Map Book P63, Lot 56, in the office of the Tax Supervisor of Pasquotank County, North Carolina. This being the same property described as Tract III in that certain deed dated August 7, 1989 to the Grantors herein, which deed is recorded in Deed Book 498 at Page 487 of the Pasquotank County Public Registry. Reference is also made to that certain Plat entitled "W. A. Small and G. E. Small, Jr., dated September 5, 1986 by S. Elmo Williams, Registered Land Surveyor, which Map or Plat is recorded in Deed Book 475 at Page 1 of the Pasquotank Public Registry, and which is by reference incorporated herein for a more complete description of the land herein conveyed. Describe as a 16.76 acre tract on that certain map.

TO HAVE AND TO HOLD the aforesaid lots or parcels 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) The lien of Pasquotank County ad valorem taxes; and
- 2) All easements, restrictions and covenants of record and all governmental and zoning regulations affecting the same.

IN WITNESS WHEREOF, each Grantor has hereunto set his/her hand and seal the day and year first above written.

Linda S Etheridge (SEAL)
 LINDA S. ETHERIDGE

Oliver Etheridge (SEAL)
 OLIVER ETHERIDGE

Di Small (SEAL)
 DI SMALL

Neil Blinken (SEAL)
 NEIL BLINKEN

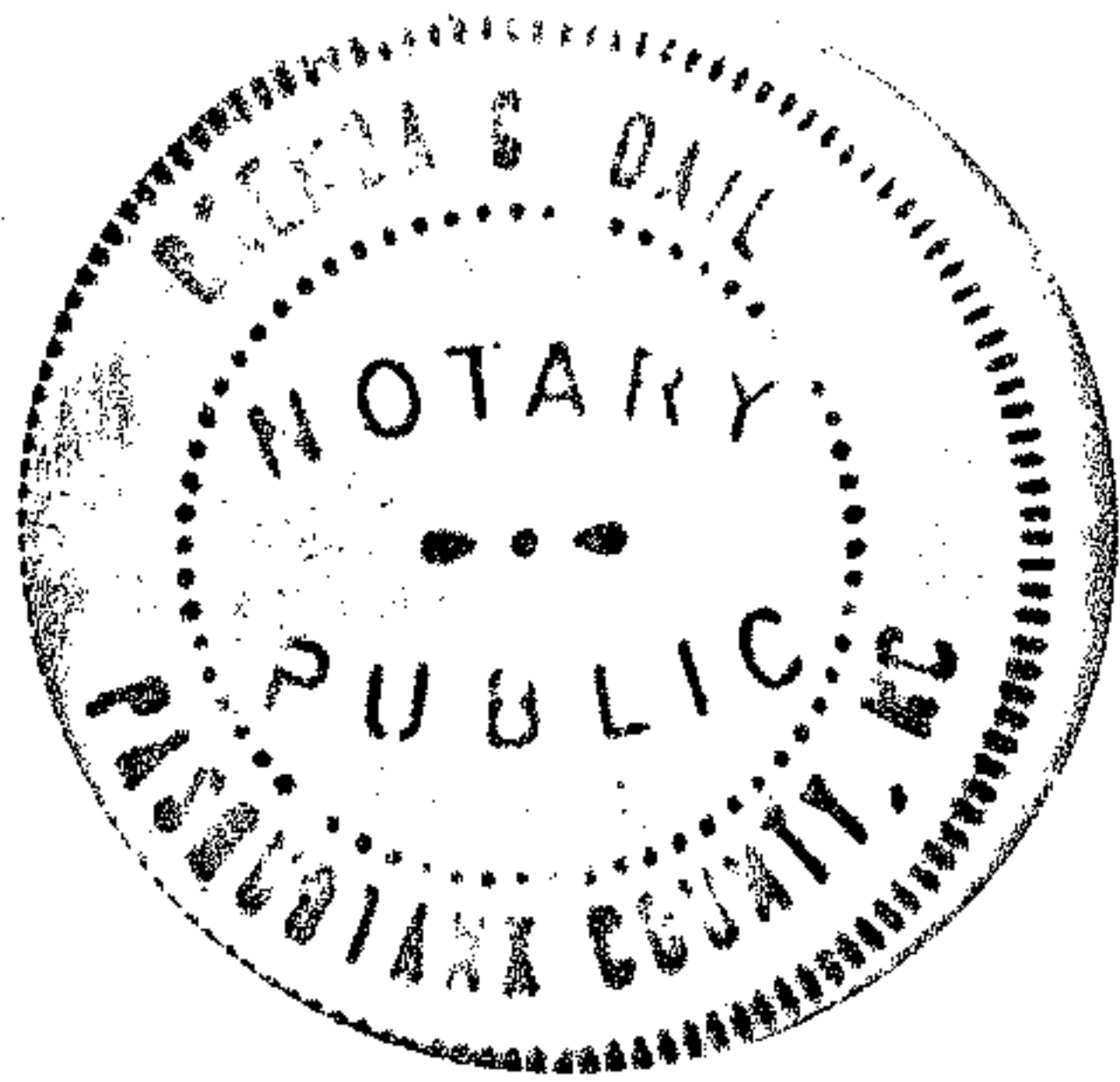
William F. Small II (SEAL)
 WILLIAM F. SMALL II

Joann Small (SEAL)
 JOANN SMALL

Jeffrey R. Small (SEAL)
 JEFFREY R. SMALL

Suzan B Small (SEAL)
 SUZAN SMALL

(SEAL-STAMP) NORTH CAROLINA, Pasquotank COUNTY



I, a Notary Public of the County and State aforesaid, certify that LINDA S. ETHERIDGE and husband, OLIVER ETHERIDGE, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 31st day of August, 2004.

Brenda G Dail
 Notary Public

My commission expires: June 21, 2005

(SEAL-STAMP) NORTH CAROLINA, Dare COUNTY

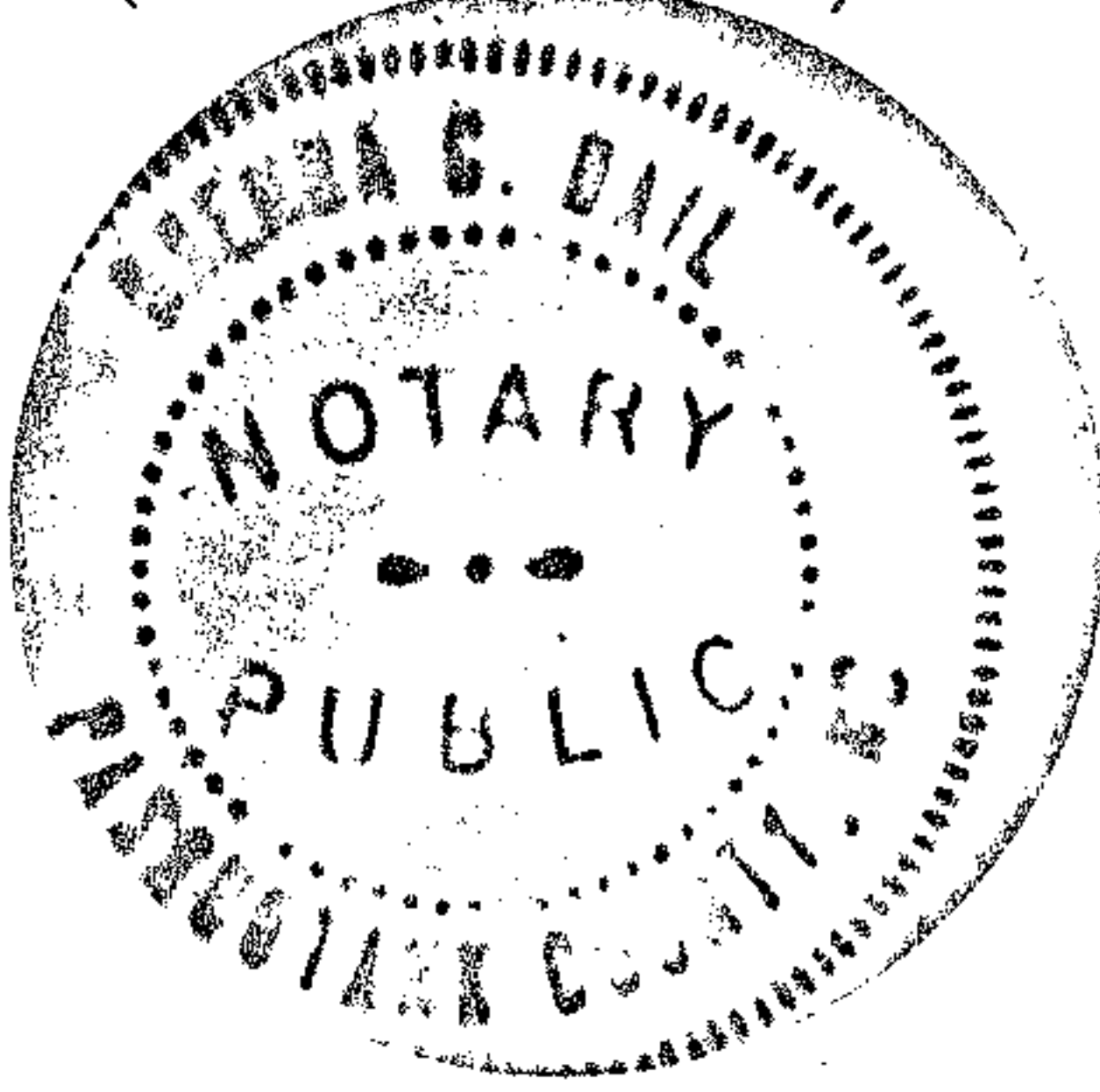
I, a Notary Public of the County and State aforesaid, certify that DI SMALL and husband, NEIL BLINKEN, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 8 day of Sept, 2004.

Georgette T. Parsons
 Notary Public, State of North Carolina
 Qualified in Dare County
 My Commission Expires Feb. 16, 2008

Georgette Parsons
 Notary Public

My commission expires: Feb 16, 2008

(SEAL-STAMP)



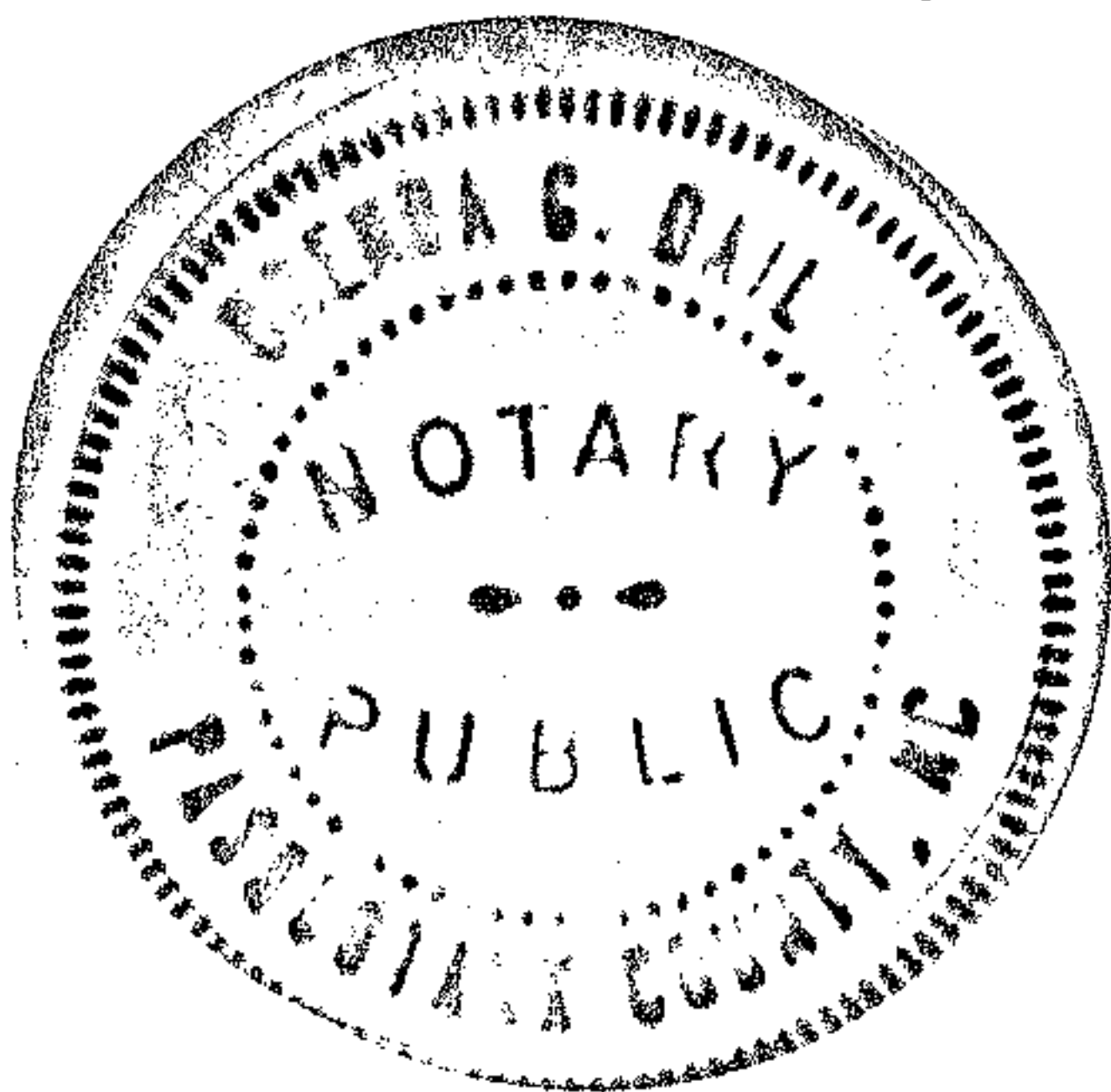
NORTH CAROLINA, Pasquotank COUNTY

I, a Notary Public of the County and State aforesaid, certify that WILLIAM F. SMALL II and wife, JOANN SMALL, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 31st day of August, 2004.

Brenda G Dail
Notary Public

My commission expires: June 21, 2005

(SEAL-STAMP)



NORTH CAROLINA, Pasquotank COUNTY

I, a Notary Public of the County and State aforesaid, certify that JEFFREY R. SMALL and wife, SUZAN B. SMALL, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 1st day of September, 2004.

Brenda G Dail
Notary Public

My commission expires: June 21, 2005

The foregoing Certificate(s) of _____

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

REGISTER OF DEEDS FOR PASQUOTANK COUNTY

By _____
Deputy/Assistant-Register of Deeds

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North Carolina-Pasquotank County

The foregoing certificates of Brenda G. Dail, a Notary Public of Pasquotank County, State of North Carolina, and Georgette T. Parsons, a Notary Public of Dare County, State of North Carolina are certified to be correct. This 13th day of September, 2004.

Dollie J. Summerow Register of Deeds

BY Penny J. Wamborn Deputy