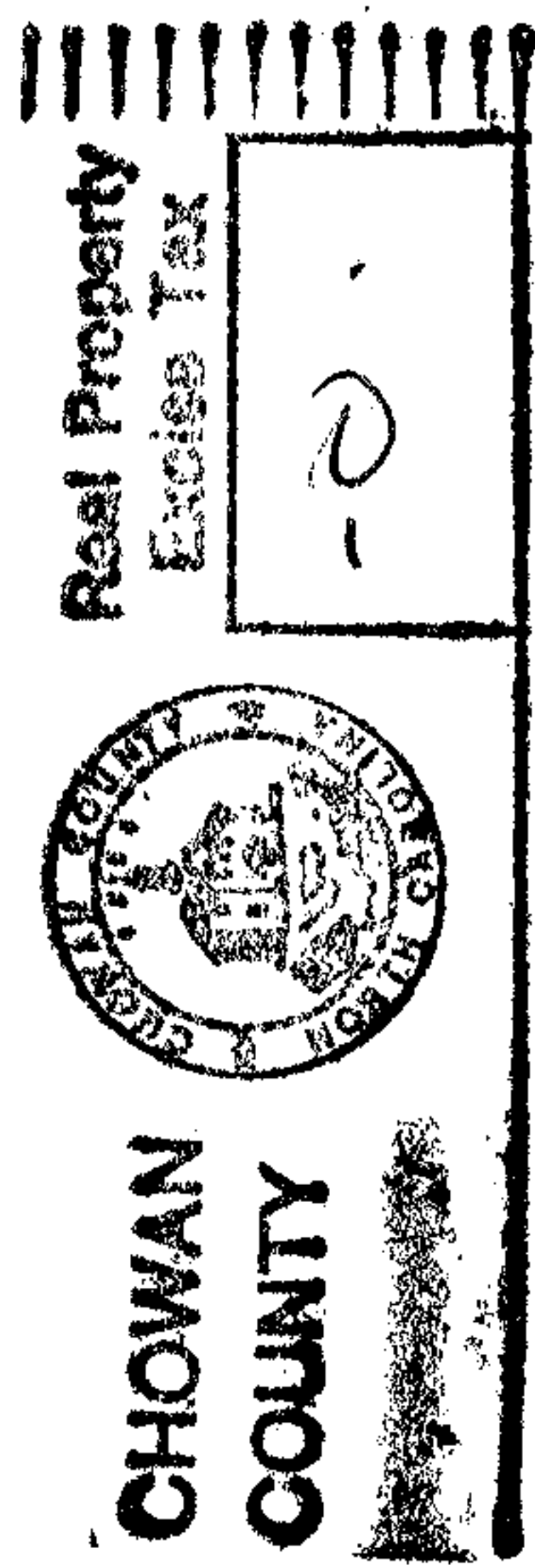


BK 0424 PG 0541

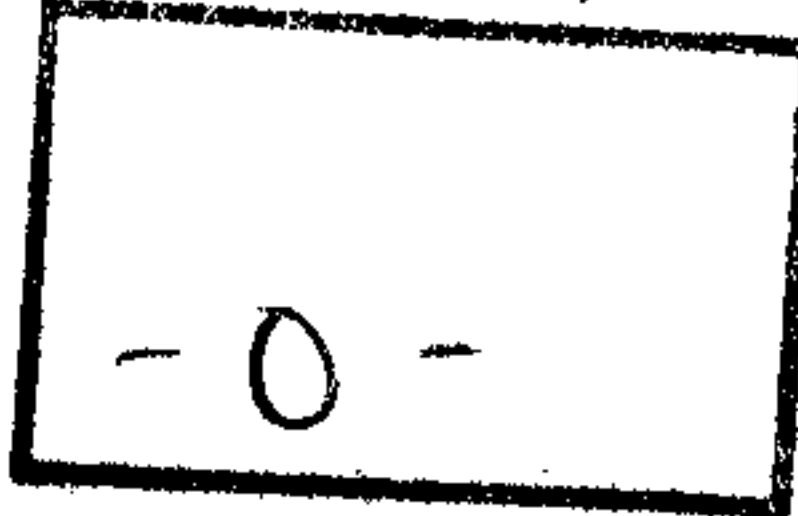


NORTH CAROLINA



Excise Tax

Real Property Excise Stamp Tax



Filed for Record in the office of the Register of deeds, Chowan County, N. Carolina at 9:48 o'clock A M. on the 25<sup>th</sup> day of August 2010 and RECORDED in Real Estate Book No. 424 Page 541-542  
Susan S. Rountree - Register of Deeds

Recording Time, Book and Page

Parcel Identifier No.: 7805-16-93-3439

Verified by Chowan County on the 25<sup>th</sup> day of August, 2010.

by \_\_\_\_\_ TAX # \_\_\_\_\_ \$ \_\_\_\_\_

Mail after recording: *Boys & Girls Club of Edenton/Chowan County, Inc., 131 Morristown Rd., Edenton, NC 27932*

This instrument was prepared by: Meader W. Harriss, III, 201 N. Granville St., Edenton, NC 27932

Description for the Index: *Former Baer Lumber Property, Oakum Street*

## NORTH CAROLINA DEED OF GIFT

THIS DEED made this 27th day of January, 2010 by and between

GRANTOR

GRANTEE

**BOYS & GIRLS CLUBS OF SOUTHEAST VIRGINIA, a Virginia Non-Stock Corporation**

**3415 Azalea Garden Rd.  
Norfolk, Va. 23513-4901**

**BOYS & GIRLS CLUB OF EDENTON/  
CHOWAN COUNTY, INC., a Non-Profit Corporation**  
**131 Morristown Road  
Edenton, NC 27932**

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.q. corporation or partnership

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 acknowledge, 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 the First Township, Chowan County, North Carolina and more particularly described as follows:

Lot Numbers 1,2,3,4 and the South half of Lot Number 5 as described and delineated on a plat prepared by Jasper W. Hassell, Registered Land Surveyor, entitled "Plat Property of Russell E. Twiford, being a part of the property of Richard P. Baer \* Co., according to a plat by Carlyle C. Webb dated January 19, 1970, First Township, Chowan County, North Carolina" which plat is now duly recorded in Plat Book 8, page 34 in the Office of the Register of Deeds of Chowan County and by reference made a part of this deed for a more particular description of the property herein conveyed. Reference is also hereby made to that certain map or plat of said property prepared by Mark D. Pruden, Registered land Surveyor, entitled "Map for The Boys & Girls Club of Edenton" recorded for record in Deed Book 336, page 558.

300303



*This deed was prepared at the request of one or both of the parties hereto from instruments presented to Meader W. Harriss, III, for said purpose. No examination of title has been done on the real property described herein and said attorney does not warrant in any respect the fee simple title to said premises, the quality or quantity of land involved or other related matters which may be discovered by an examination of this land title.*

The property hereinabove described was acquired by Grantor by instrument recorded in Book 336, page 556 and Book 336, page 559, Chowan County Public Registry.

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 during the time period in which the Grantor owned the premises.

Title to the property hereinabove described is subject to the following exceptions:

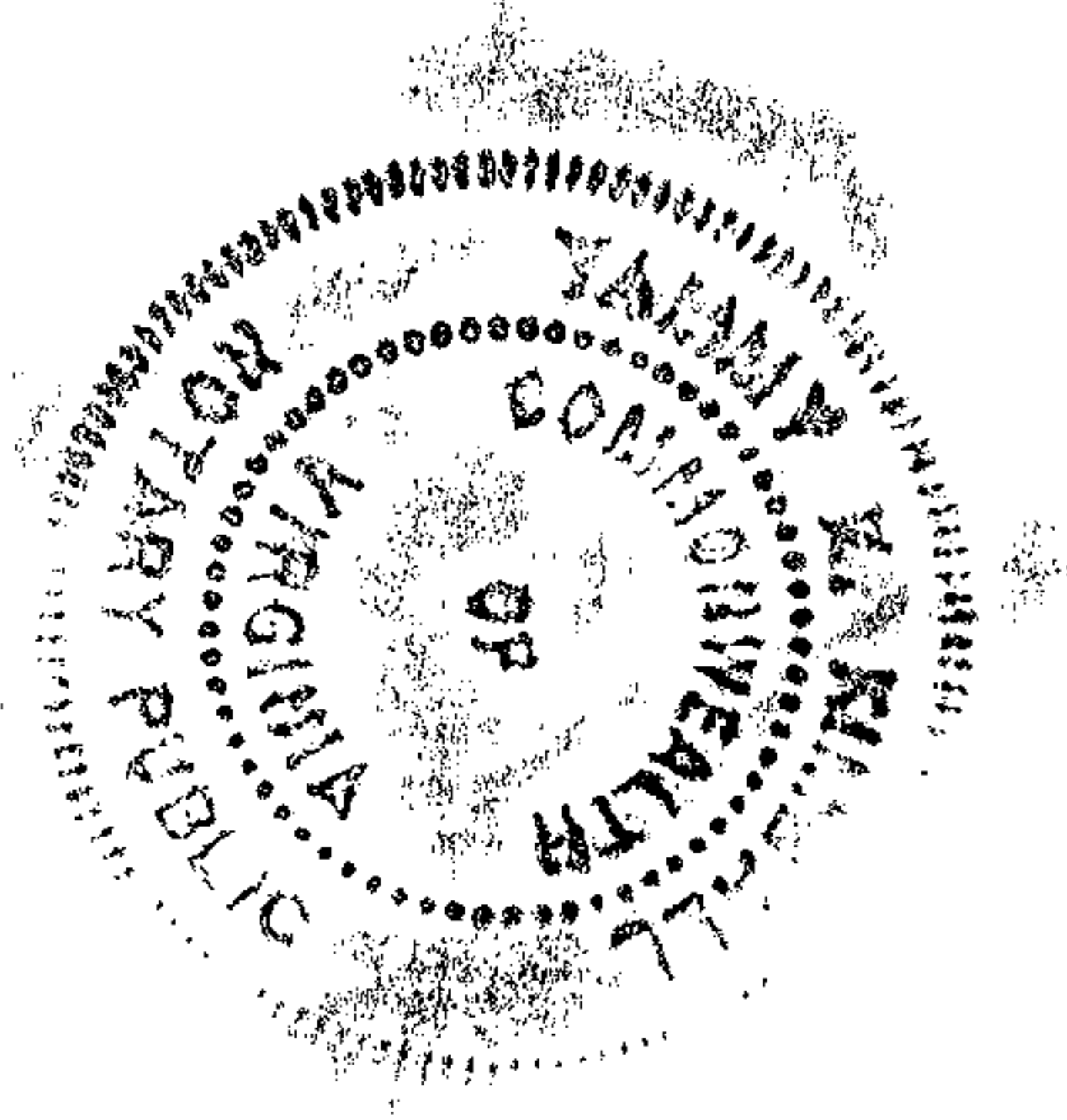
*The above described tract is subject to any easements, rights of way, declarations and restrictions that appear of record.*

**IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.**

BOYS & GIRLS CLUBS OF SOUTHEAST VIRGINIA

BY: David M. Zobel  
David M. Zobel, President, Corporate Board of Directors

SEAL STAMP



COMMONWEALTH OF VIRGINIA – CITY/COUNTY OF Virginia Beach

I Tammy K. Kimball, a Notary Public of the County and State aforesaid, certify that David M. Zobel, personally appeared before me this day and acknowledged that he/she is the President of the Corporate Board of Directors of the Boys & Girls Clubs of Southeast Virginia, a Virginia Non-Stock Corporation, and the he/she, as President, being authorized to do so, executed the foregoing on behalf of the corporation. Witness my hand and official seal, this 8 day of March, 2010.

My commission expires: 5/31/2010  
Registration # 323622

Tammy K. Kimball  
Notary Public