

**NORTH CAROLINA  
SPECIAL WARRANTY DEED**

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Prepared by: Beemer, Hadler & Willett, P.A.  
(without benefit of title examination)

Excise Tax: \$EXEMPT

Return to: Beemer, Hadler & Willett, P.A.

PIN: 9778-85-7942

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THIS SPECIAL WARRANTY DEED made this \_\_\_ day of March, 2026 by and between

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**GRANTOR**

TOWN OF CARRBORO, a North Carolina municipal corporation  
301 W. Main Street  
Carrboro, NC 27510

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**GRANTEE**

TOWN OF CARRBORO, a North Carolina municipal corporation, **a 46.3% undivided interest**, and  
THE COUNTY OF ORANGE, a body politic and corporate,  
a political subdivision of the State of North Carolina, **a 53.7% undivided interest**  
P.O. Box 8181  
Hillsborough, NC 27278

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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 property 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 5582, Page 486, Orange County Registry.

A map showing all or a portion of the above-described property was previously recorded in Plat Book 128, Page 92, 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 its heirs, successors and assigns in fee simple.

**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 Grantor has duly executed the foregoing as of the day and year set forth below.**

**SIGNATURE AND ACKNOWLEDGEMENT PAGE TO FOLLOW**

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

BY: \_\_\_\_\_ (SEAL)

Name: Patrice Toney

Title: Town Manager

Date: \_\_\_\_\_

ATTEST:

(SEAL)

By: \_\_\_\_\_

Name: Lamar Joyner

Title: Town Clerk

Date: \_\_\_\_\_

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STATE OF NORTH CAROLINA

COUNTY OF ORANGE

I, \_\_\_\_\_, Notary Public for the County of \_\_\_\_\_,  
State of North Carolina, certify that the Lamar Joyner, personally appeared before me this day  
and acknowledged that 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 Patrice Toney, its Town Manager,  
sealed, and attested by him as its Town Clerk.

Witness my hand and official stamp or seal, this the \_\_\_\_\_ day of March, 2026.

\_\_\_\_\_  
Notary Public

My Commission Expires:

EXHIBIT "A"

**BEING** all of that property consisting of 0.937 acres, more or less, as shown on a map and survey entitled "RECOMBINATION & EASEMENT PLAT, 203 S. Greensboro Street," prepared by Sungate Design Group, P.A. dated December 4, 2024, and recorded in Plat Book 128, Page 92, Orange County Registry, to which map reference is made for a more particular description of same. PIN: 9778-85-7942