


2007037964 00134


 FORSYTH CO, NC FEE \$23.00  
**NO TAXABLE CONSIDERATION**  
 PRESENTED & RECORDED:  
 06-28-2007 11:18 AM  
 DICKIE C WOOD  
 REGISTER OF DEEDS  
 By: BETTY C CAMPBELL DPTY  
**BK: RE 2764**  
**PG: 2336-2339**

FOR BUSINESS CONVENIENCE AND NO CONSIDERATION

SPECIAL WARRANTY DEED

Excise Tax: \$0 *Blanco Box 52*

Tax Parcel No.: Lot 1A as shown on Plat of The Shoppes at Oliver's Crossing

Verified by Forsyth County, North Carolina

on the \_\_\_ day of \_\_\_\_\_, 2007 By: \_\_\_\_\_

Hold After Recording For: \_\_\_\_\_

This instrument was prepared by: Baker & Hostetler LLP, 1900 East 9<sup>th</sup> Street, Cleveland, OH 44114  
Attention Katherine Graham Sarlson, Esq.

Brief description for the Index: Lot 1A as shown on Plat of The Shoppes at Oliver's Crossing, as shown in Plat Book 45, Page 178 in the land records of Forsyth County, North Carolina

THIS DEED, made this the 8<sup>th</sup> day of June, 2007, by and between

**GRANTOR: INLAND SOUTHEAST OLIVERS CROSSING, L.L.C., a Delaware limited liability company**  
whose address is: c/o Developers Diversified Realty Corporation, 3300 Enterprise Pkwy, Beachwood, OH 44122  
(herein referred to collectively as **Grantor**) and

**GRANTEE: DDRM OLIVERS CROSSING SHOPPING CENTER LLC, a Delaware limited liability company**  
whose address is: c/o Developers Diversified Realty Corporation, 3300 Enterprise Pkwy, Beachwood, OH 44122  
(herein referred to collectively as **Grantee**)

WITNESSETH:

For valuable consideration of \$0 from Grantee to Grantor, the receipt and sufficiency of which is hereby acknowledged, Grantor hereby gives, grants, bargains, sells and conveys unto Grantee in fee simple, subject to the Exceptions and Reservations hereinafter provided, if any, the following described property, located in the City of Winston-Salem, County of Forsyth, State of North Carolina, more particularly described as follows:

SEE EXHIBIT A ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE

*107568*  
FIRST AMERICAN TITLE INS. CO.  
NATIONAL COMMERCIAL SERVICES

Said property having been previously conveyed to Grantor by instrument(s) recorded in Book 2421, Page 1230, Forsyth County Registry.

TO HAVE AND TO HOLD unto Grantee, together with all privileges and appurtenances thereunto belonging, in fee simple, subject to the Exceptions and Reservations hereinafter and hereinabove provided, if any.

And Grantor hereby warrants that Grantor has done nothing to impair the title as received by Grantor and that Grantor will forever warrant and defend the title against the lawful claims of all persons claiming by, through or under Grantor.

This conveyance is made with limited warranty covenants and is subject to the all dedications, easements, reservations, covenants and restrictions of record, local, state and federal laws, ordinances or government regulations, including but not limited to building and zoning laws, ordinances and regulations now or hereafter in effect relating to the property.

All references to Grantor and Grantee as used herein shall include the parties as well as their heirs, successors and assigns, and shall include the singular, plural, masculine, feminine or neuter as required by context.

[Remainder of page intentionally left blank]

IN WITNESS WHEREOF, Grantor has executed this instrument as of the day and year first above written.

INLAND SOUTHEAST OLIVERS CROSSING, L.L.C.  
a Delaware limited liability company

Joan U Allgood (SEAL)

By: Joan U Allgood  
Print/Type Name: JOAN U ALLGOOD  
Title: EXEC. VICE PRESIDENT

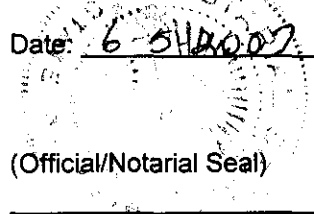
State of OHIO  
County of CUYAHOGA

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: JOAN U ALLGOOD [insert name(s) of principal(s)].

Date: 6-5-2007

Catherine B. Kletecka, Notary Public

Notary's Printed or Typed Name



CATHERINE B. KLETECKA  
Notary Public, State of Ohio  
My Commission Expires Feb. 7, 2012  
My commission expires: 2-7-2012

The foregoing Certificate(s) of \_\_\_\_\_  
is/are certified to be correct. This instrument and 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 Forsyth County  
By: \_\_\_\_\_ Deputy/Assistant - Register of Deeds

**EXHIBIT A**

That certain piece, parcel or lot of land known as Lot 1A as shown on a plat of The Shoppes at Oliver's Crossing recorded in Plat Book 45 at Page 178 in the land records of Forsyth County, North Carolina.

TOGETHER WITH non-exclusive rights over Outparcels pursuant to that certain Declaration of Easements, Covenants and Restrictions by Oliver's Crossing (E&A), LLC, dated October 31, 2003, filed for record November 10, 2003 and recorded in Book 2421 at Page 1205 in the land records of Forsyth County, North Carolina.