



2010011315 00148

FORSYTH CO, NC FEE \$25.00
STATE OF NC REAL ESTATE EXTX

\$200.00

PRESENTED & RECORDED:

03-30-2010 01:54:00 PM

C. NORMAN HOLLEMAN
REGISTER OF DEEDS

BY: PATSY RUTH DAVIS
DPTY

BK: RE 2938

PG: 4311-4313

<p>Excise Tax \$200.00</p>	<p>Recording Time, Book and Page</p>
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Tax Lot No. **3889B020**; PIN **6803-82-7621.00**

Parcel Identifier Nos. _____

Verified by _____ County on the _____ day of _____
by _____.

Mail after recording to: **GRANTEE**

Box 157

This instrument was prepared by **Tetra Investment Group Sixteen, LLC**

Brief description for the Index: **Lot 20, Salem Creek Business Park, Forsyth County**

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 20th day of **March, 2010**, by and between

GRANTOR	GRANTEE
<p>Tetra Investment Group Sixteen, LLC A Virginia limited liability company 448 Viking Drive, #390A Virginia Beach, VA 23452</p>	<p>Slater Properties, LLC 5494 Summer Hill Lane Winston-Salem, NC 27106</p>

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 lot or parcel of land situated in Forsyth County, North Carolina and more particularly described as follows:

Being all of Lot 20, Phase I, as shown on plat for Salem Creek Business Park, recorded in Plat Book 53, Pages 79-81, Forsyth County Registry.

The property herein conveyed does not include the primary residence of Grantor.

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 the 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 person whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions: conditions, easements and restrictions of record, and ad valorem property taxes which are to be pro-rated through the date of this transaction.

[SIGNATURES TO FOLLOW]

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, 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.

TETRA INVESTMENT GROUP SIXTEEN, LLC
A Virginia limited liability company

BY: The Dakota Group, LLC
A Virginia limited liability company,
Its Co-Manager

By: [Signature]
Gilbert E. Holt, Member/Manager

[SEE VIRGINIA NOTARY FORM ATTACHED - BLACK INK ONLY]

COMMONWEALTH OF VIRGINIA
CITY OF VIRGINIA BEACH, to-wit:

I, Lepresca L. Martin, a Notary Public of the State aforesaid, certify that Gilbert E. Holt, either personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Member/Manager of The Dakota Group, LLC, a Virginia limited liability company, the Co-Manager of TETRA INVESTMENT GROUP SIXTEEN, LLC, a Virginia limited liability company, being authorized to do so and as the act of the corporation on behalf of said company, voluntarily executed the foregoing on behalf of said company for the purposes stated therein.

Witness my hand and official stamp or seal, this 26th day of March, 2010.

[Signature]
Notary Public

My commission expires: _____
(Affix Notarial Seal) **Notary Registration # 7064704**
My Commission Expires: 01/31/2011

My registration number: _____

