

Type: CONSOLIDATED REAL PROPERTY
Recorded: 3/30/2016 12:27:16 PM
Fee Amt: \$91.00 Page 1 of 4
Revenue Tax: \$65.00
Buncombe County, NC
Drew Reisinger Register of Deeds

BK 5409 PG 1702 - 1705

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax: \$65.00

Tax Parcel Identification Number (PIN): 9609-37-5937-00000 and 9609-37-6930-00000

Mail after recording to: The Lancaster Law Firm, PLLC

This instrument is prepared by Zeno B. Lancaster, Attorney at Law.

This instrument is prepared by Zeno B. Lancaster, a licensed North Carolina Attorney.

Delinquent taxes, if any, are to be paid by the closing attorney to the County Tax Collector upon disbursement of the closing proceeds.

THIS DEED made this the 28th day of March, 2016, by and between

GRANTOR	GRANTEE
RIVERFRONT 749, LLC, AN ALABAMA LIMITED LIABILITY COMPANY Address: PO Box 2863 Tuscaloosa, AL 35403	ROBBIE FRISBEE and wife, TANYA FRISBEE Address: 78 Edgewood Road Candler, NC 28715

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 **BUNCOMBE** County, North Carolina, and more particularly described as follows:

Submitted electronically by "LANCASTER LAW FIRM, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Buncombe County Register of Deeds.

SEE ATTACHED EXHIBIT A

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and 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: Subject to easements, restrictions and rights of way of record

The property described herein is not the primary residence of the Grantor.

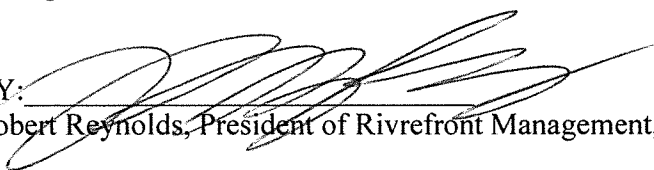
IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed in its corporate name by its duly authorized officer by authority of its Board of Directors, the day and year first above written.

RIVERFRONT 749, LLC

By: Riverfront Management, LLC, Sole Member of Riverfront 749, LLC

By: Rivrefront Management, Inc. aka Riverfront Management, Inc., Sole Member of Riverfront Management, LLC

BY:


Robert Reynolds, President of Rivrefront Management, Inc. aka Riverfront Management, Inc.

STATE OF ALABAMA
TUSCALOOSA COUNTY

I, the undersigned authority, a Notary Public in and for said county, in said state, hereby certify that Robert Reynolds, acting in his capacity as President of Rivrefront Management, Inc. aka Riverfront Management, Inc., in its capacity as sole member of Riverfront Management, LLC, in its capacity as sole member of RIVERFRONT 749, LLC, and who is known to me, acknowledged before me on this day that, being informed of the contents of this instrument, he as such officer and with full authority, executed the same voluntarily for and as the act of said Rivrefront Management, Inc. aka Riverfront Management, Inc., in its capacity as sole member of Riverfront Management, LLC, in its capacity as sole member of RIVERFRONT 749, LLC.

Given under my hand and official seal this 28th day of March, 2016.

Notary Public: Jennifer M. Cline
My commission expires: MY COMMISSION EXPIRES 12/17/2018

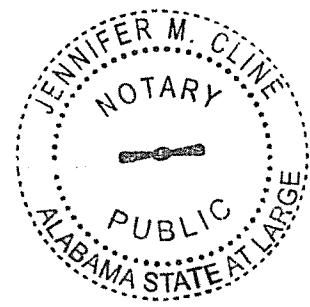


EXHIBIT A

BEING ALL OF Lots 65 and 66 of Moore's Valley Tract II Subdivision as shown on that plat recorded in Plat Book 110, at Page 109 of the Buncombe County Registry; reference to which is hereby made for a more particular description of said lots.

Being a portion of that property described in a deed to Riverfront 749, LLC, recorded at Book 5117, Page 1251, of said County Registry.