

PREPARED BY: ROBERT A. BRADY, ATTORNEY AT LAW

Return to after recording:

Hold for Box 28

NORTH CAROLINA
WAKE COUNTY

DEED OF RELEASE

THIS DEED OF RELEASE, made this 15th day of ~~March~~ ^{April}, 2019, by and between BB&T Collateral Service Corporation, Trustee, hereinafter called "Trustee", (whether a corporation or one or more persons), and Branch Banking and Trust Company., hereinafter called "Beneficiary", (whether a corporation or one or more persons), parties of the first part, and ExperienceOne Homes, LLC., parties of the second part, (whether a corporation or one or more persons);

WITNESSETH:

THAT WHEREAS, said parties of the second part heretofore executed to the said Trustee a certain Master Deed of Trust dated June 6, 2014, and recorded in Book 015685, Page 01426 in the Office of the Register of Deeds of Wake County, North Carolina, to secure a certain note or notes therein set out in the amount Three Million Five Hundred Thousand Dollars and 00/100 Dollar(s) (\$3,500,000.00) and payable to the Beneficiary; and whereas, said Beneficiary is the owner and holder of said note or notes; and whereas, said parties of the second part have requested the said Beneficiary to release from the lien of said Deed of Trust so much of the land therein conveyed as is hereafter described and the said Beneficiary has agreed to do so and has requested said Trustee to join in said release.

NOW, THEREFORE, said parties of the first part, for and in consideration of the sum(s) paid to them by the parties of the second part, the receipt of which is hereby acknowledged, have remised and released, and by these presents do remise, release and forever quitclaim unto the said parties of the second part, their heirs, successors, and

assigns that certain tract or parcel of land situated in Wake County, North Carolina, and more particular described as follows:

BEING all of that certain tract or parcel of land designated as Lot 169, Phase 6, Sweetwater Subdivision as shown on plat of survey entitled "Major Subdivision Final Plat and Recombination of SWEETWATER PHASE 6 (Lots 135-225)" and recorded in Book of Maps 2017, Page(s) 02550 through 02553, Wake County Registry, which plat is referenced for a more particular description.

TO HAVE AND TO HOLD, said lands, premises, together with all privileges and appurtenances thereunto belonging to them, the said parties of the second part, and their heirs, successors and assigns, free and discharged from the lien of the Deed of Trust recorded in Book 015685 Page 01426, in the Office of the Register of Deeds of Wake County, North Carolina, and hereinabove referred to.

But it is understood and agreed that this release shall apply only to so much of said lands as are herein expressly described and conveyed and that as to the remainder of said lands described in said Deed of Trust, said Deed of Trust shall be and remain in full force and effect.

IN WITNESS WHEREOF, Beneficiary have caused this Deed of Release to be executed in its name by its duly authorized officer, as of the latest date set forth in the notary acknowledgments below.

Beneficiary:
Branch Banking and Trust Company

By: , ✓ President

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document or the purpose stated therein and in the capacity indicated: BRIAN K. WOODS
(enter names(s) of principal(s).)

Date: 4-15-19


Notary Public

SIMEKA VAUGHN
Printed Name, Notary Public

My Commission expires: 3-2-22

<p>SIMEKA VAUGHN Notary Public Wake Co., North Carolina My Commission Expires Mar. 2, 2022</p>
