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TO HAVE AND TO HOLD the above described tracts or parcels of land with 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 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 persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

1. Power line easement from Wrenn Brothers, Inc. to Carolina Power and Light Co., dated August 17, 1950; recorded December 20, 1950 in Book K.N. at Page 527, Chatham County Registry.
2. Highway easement or right-of-way from Wrenn Brothers, Inc. to North Carolina Board of Transportation in re, SR No. 1520, which easement is dated December 19, 1974 and is recorded in Book 388 at Page 990, Chatham County Registry.
3. The Manly (Manley) Family Cemetery as shown on Plat of Survey of the property of Wrenn Brothers, Incorporated, recorded in Plat Book 29 at Page 1, Chatham County Registry, and the right of ingress and egress to and from Public Road (SR No. 1516).
4. That portion of SR No. 1516 and SR No. 1520 that lies within the perimeter of the described premises.
5. The Jesse Milliken Family Cemetery and the right of ingress and egress to and from Public Road (SR No. 1520).
6. Any right that lower riparian land owners may have in the free flow of Brooks Creek and other streams upon or across the described premises.
7. Chatham County Zoning and Subdivision Ordinances.

IN WITNESS WHEREOF the Grantor has caused this Deed to be executed 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.

WRENN BROTHERS, INCORPORATED

BY: *Will H. Wrenn*
PRESIDENT

ATTEST:

Sara B. Wrenn
SECRETARY

L. I. Dark, Jr.
ATTORNEY AT LAW
301 EAST RALEIGH STREET
DILER CITY, N. C. 27844