



DRAWN OUTSIDE  
OF STATE

19

STATE OF NORTH CAROLINA )  
COUNTY OF FORSYTH )

Harrington Box  
NO CONSIDERATION

THIS DEED made this 5th day of March, A.D., 1984,  
by and between S AND A LEASING CORP., a corporation organized  
and existing under and by the virtue of the laws of the State  
of Delaware with its principal office located at the City of  
Dallas, the County of Dallas and State of Texas, party of the  
first part (herein "Grantor"), and SARA CORPORATION, a  
corporation organized and existing under and by virtue of the  
laws of the State of Delaware with a principal office located  
at the City of Dover, County of Kent and State of Delaware,  
part of the second part (herein "Grantee"),

WITNESSETH, that the said Grantor, in consideration of One  
Dollar (\$1.00) to it paid by the Grantee, the receipt of which  
is hereby acknowledged, has bargained and sold, and by these  
presents, doth grant, bargain, sell and convey unto the said  
Grantee, its successors and assigns, all that certain tract of  
land, situate, lying and being in the City of Winston-Salem,  
Forsyth County, State of North Carolina, and more particularly  
described in Exhibit A attached hereto and incorporated herein  
for all purposes.

The property hereinabove was acquired by the Grantor by  
deed recorded in Book 1429, Page 737, in the office of the  
Register of Deeds for Forsyth County, North Carolina.

TO HAVE AND TO HOLD, the aforesaid parcel or tract of land  
and all privileges and appurtenances thereto belonging, to the  
said Grantee, its successors and assigns, to its and their only  
use and behoof forever.

For business convenience and not for  
taxable consideration.

JmH

DESK 1432P1351

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 any persons whomsoever claiming or to claim the same or any part thereof; however, specially excepting and limiting from this warranty: Easements to the City of Winston-Salem of record in Book 816, Page 159, and Book 1000, Page 236.

IN WITNESS WHEREOF, said Grantor has caused these presents to be signed in its name by its President, and its corporate seal to be hereto affixed and attested by its Secretary the day and year first above written, all in pursuance of authority duly given by resolution of the Board of Directors of the Grantor.

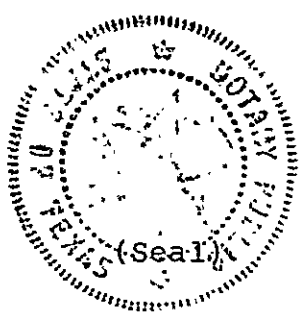
LEASING CORP.  
(CORPORATE SEAL)  
ATTEST:  
*Vanda Davey*  
Vanda Davey, Secretary

S AND A LEASING CORP.

BY: *Hal W. Smith*  
Hal W. Smith, President

STATE OF TEXAS )  
COUNTY OF DALLAS )

This 1st day of March, A.D. 1984, personally came before me Hal W. Smith, who, being by me duly sworn, says that he is a President of S AND A LEASING CORP., and that the seal affixed to the foregoing instrument in writing is the corporate seal of said Corporation, and that said writing was signed and sealed by him, in behalf of said Corporation, by its authority duly given. And the said President acknowledged the said writing to be the act and deed of said Corporation.



Lisa A. Young  
Lisa A. Young  
Notary Public in and for  
Dallas County, Texas

My Commission Expires:  
11-10-87

THIS INSTRUMENT PREPARED BY: Marguerite Brindock  
6606 LBJ Freeway  
Dallas, TX 75240

STATE OF NORTH CAROLINA—Forsyth County

The foregoing (or annexed) certificate of Lisa A. Young N.P. Dallas Co.  
Seas (here give name and official title of the officer signing the certificate, passed upon)

is (are) certified to be correct. This the 13 day of March 19 84.

Probate fee \$1.00 paid.

PRESENTED FOR  
REGISTRATION  
AND RECORDED

Eunice Ayers, Register of Deeds  
By Adam Chubb Deputy Assistant

MAR 13 10 40 AM '84  
EUNICE AYERS  
REGISTER OF DEEDS  
FORSYTH CTY, N.C.  
8.50 P  
20

1432 P 1353

EXHIBIT A

All that piece or parcel of land located in the City of Winston-Salem, County of Forsyth and State of North Carolina.

BEGINNING at an iron stake, being the intersection of the East right of way line of Bethesda Road in the South right of way of the Southern Railway; running thence with the Southern Railway right of way, North  $53^{\circ}07'$  East 52.06 feet to an iron stake; continuing thence North  $53^{\circ}31'$  East 93.94 feet to an iron stake; running thence South  $36^{\circ}07'13''$  East 144.26 feet to an iron stake; running thence North  $83^{\circ}01'$  East 26.87 feet to an iron stake; running thence South  $06^{\circ}59'$  East 71.21 feet to an iron stake; running thence South  $83^{\circ}01'$  West 224.00 feet to an iron stake in the East right of way line of Bethesda Road; running thence with the east right of way line of Bethesda Road, North  $06^{\circ}59'$  West 125.00 feet to the point and place of beginning, containing 31,800 square feet, more or less, and being in accordance with a survey by John G. Bane, Registered Land Surveyor; being a portion of the property described in Deed Book 970 at Page 296, Forsyth County Registry.

SUBJECT TO current taxes and assessments not delinquent and taxes and assessments for subsequent years; covenants, restrictions, reservations, rights, rights-of-way and easements of record; zoning ordinances or statutes and building, use and occupancy restrictions of public record.