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Winston-Salem, NC 27101

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Alfred G. Adams  
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March 21, 2013

**VIA U.S. MAIL**

Mr. Tony Duque  
Brownfields Project Manager  
N.C. Brownfields Program  
Div. of Waste Management  
N.C. Department of Environment and Natural Resources  
Division of Waste Management - Brownfields Program  
Mail Service Center 1646  
Raleigh, NC 27699-1646

**Re: Piedmont Triad Research Park (Wake Forest Innovation Quarter) Transfer**

Dear Tony:

I am enclosing herewith a copy of Special Warranty Deed recorded in Book 3110, at Page 445, of the Forsyth County, NC Register of Deeds Office from Piedmont Triad Research Park to PTRP Holdings, LLC for property comprising parking lots, which are subject to Brownfields Agreement recorded in Book 2933, at Page 3508, of the Forsyth County, NC Register of Deeds Office.

Please be advised that Piedmont Triad Research Park is now known as Wake Forest Innovation Quarter CDC. PTRP Holding, LLC has changed it name to WFIQ Holdings, LLC. The Piedmont Triad Research Park shall now be known as Wake Forest Innovation Quarter. The contact person for the Grantee, PTRP Holdings, LLC (WFIQ Holdings, LLC) is J. Reid Morgan, Wake Forest University Legal Department, Room 209 Reynolda Hall, 1834 Wake Forest Road, Winston-Salem, NC 27106, Phone is (336) 758-5122, Fax is (336) 758-4486, and Email is [jrm@wfu.edu](mailto:jrm@wfu.edu).

If I need to supply you additional information, please feel free to contact me. I hope you are well.

Very truly yours,



Alfred G. Adams

Enclosure





Grantee in fee simple, all those certain lots or parcels of land situated in Winston Township, Forsyth County, North Carolina, and more particularly described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE.**

TO HAVE AND TO HOLD the aforesaid lots and 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 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 only, 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 and 2013 ad valorem taxes.**

**The properties which are the subject of this instrument are subject to the Brownfields Agreement attached as Exhibit A to the Notice of Brownfields Property recorded in the Forsyth County land records, Book 2933 Page 3508.**

IN WITNESS WHEREOF, the Grantor has hereunto caused this instrument to be signed as of the day and year first above written.

**PIEDMONT TRIAD RESEARCH PARK**

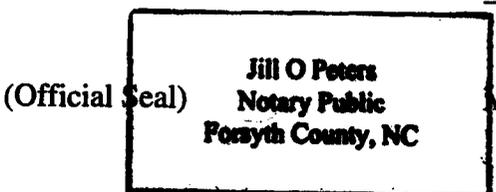
By: Eric Tomlinson  
Name: Eric Tomlinson, DSc, PhD  
Title: President

STATE OF NORTH CAROLINA  
COUNTY OF Forsyth

I certify that the following person personally appeared before me this day, and acknowledged to me that he or she signed the foregoing document for the purpose stated therein and in the capacity indicated: Eric Tomlinson, DSc, PhD  
(Name of Person Signing)

Date: 03/04/2013

Jill O Peters  
(official signature of Notary)  
Jill O Peters, Notary Public  
(Notary's printed or typed name)



My commission expires: 02/11/2014

## **EXHIBIT A**

### **Tract One**

BEGINNING at an iron located in the northern right-of-way line of Seventh Street at its point of intersection with the western right-of-way line of Norfolk Southern Railroad; and running thence with the northern right-of-way line of Seventh Street South  $89^{\circ} 28' 53''$  West 350.48 feet to an iron located at the southeast corner of property conveyed to Clark S. Brown and Sons by Deed recorded in Deed Book 1192 at Page 792, Forsyth County Registry; thence with the eastern line of Clark S. Brown and Sons North  $00^{\circ} 06' 00''$  West 171.24 feet to an iron located in the southern line of property conveyed to Clark S. Brown and Sons, Inc. by Deed recorded in Deed Book 73 at Page 324, Forsyth County Registry; thence North  $88^{\circ} 54' 02''$  East 153.27 feet to an iron, said iron being the southeast corner of property conveyed to Clark S. Brown and Sons, Inc. by Deed recorded in Book 1034, Page 981, Forsyth County Registry; thence with the eastern boundary line of the said Clark S. Brown and Sons, Inc. property as described in said Book 1034, Page 981, North  $05^{\circ} 56' 40''$  East 188.06 feet to an iron at the southeast terminus of Seven and One-Half Street; thence with the eastern terminus of Seven and One-Half Street North  $00^{\circ} 07' 34''$  West 33.26 feet to an iron, said iron being in the southern line of property conveyed to North Carolina Baptist Hospitals, Inc. by Deed recorded in Book 2079, Page 1697, Forsyth County Registry; thence with the southern boundary line of the said N.C. Baptist Hospitals, Inc. property the three following courses and distances: (1) South  $88^{\circ} 29' 44''$  East 67.34 feet to an iron; (2) South  $88^{\circ} 30' 13''$  East 147.40 feet to an iron; and (3) South  $87^{\circ} 45' 59''$  East 123.74 feet to a concrete monument located in the western right-of-way line of the Norfolk Southern Railroad; thence with the western right-of-way line of the Norfolk Southern Railroad, the three following courses and distances: (1) South  $23^{\circ} 42' 26''$  West 39.12 feet to an iron; (2) South  $23^{\circ} 41' 06''$  West 184.42 feet to an iron; and (3) South  $21^{\circ} 46' 29''$  West 189.70 feet to the point and place of BEGINNING, containing 3.012 acres, more or less, as shown on map prepared by Triad Land Surveying, P.C., dated November 10, 2005, and designated Job No. 12864-3, and being all of Tract Five as described in Limited Warranty Deed of Gift to Piedmont Triad Research Park by R.J. Reynolds Tobacco Company, recorded in Book 2625, at Page 1429, Forsyth County Registry.

### **Tract Two**

Being known and designated as Lot No. 3, containing 3.567 acres, more or less, as shown on plat entitled "Fifth & Linden" and recorded in Plat Book 41, at Page 169 of the Forsyth County Registry, reference to said plat being made for a more particular description of said Lot, and being all of Tract Six as described in Limited Warranty Deed of Gift to Piedmont Triad Research Park by R.J. Reynolds Tobacco Company recorded in Book 2625, at Page 1429, Forsyth County Registry.

### **Tract Three**

BEING all of Lot 2, containing 7.383 acres, more or less, as shown on Plat entitled "Final Plat for: R. J. Reynolds Tobacco Company" recorded in Plat Book 56, at Page 161, of the office of the Forsyth County, N.C. Register of Deeds, reference to said Plat being made for a more particular description of said Lot 2, and being all of the property described in Limited Warranty Deed of Gift to Piedmont Triad Research Park by R.J. Reynolds Tobacco Company recorded in Book 2910, at Page 634, Forsyth County Registry.

### **Tract Four**

BEGINNING on a iron pipe marking the intersection of the southern margin of the right-of-way of Martin Luther King, Jr. Drive and the eastern margin of a right-of-way of Norfolk Southern Railroad Company; and runs thence from said established Beginning Point and with the southern margin of the right-of-way of Martin Luther King, Jr. Drive South  $89^{\circ} 50' 28''$  East 224.18 feet to a concrete monument; thence on a curve to the right forming the intersection of the southern margin of the right-of-way of Martin Luther King, Jr. Drive and the western margin of the right-of-way of Linden Street a radius of 15 feet, an arc distance of 25.42 feet, and a chord of South  $41^{\circ} 17' 33''$  East 22.49 feet to a concrete monument in the western margin of the right-of-way of Linden Street; thence with the western margin of the right-of-way of Linden Street South  $07^{\circ} 14' 41''$  West 796.46 feet to a concrete monument; thence on a curve to the right forming the intersection of the western margin of the right-of-way of Linden Street and the northern margin of the right-of-way of East Seventh Street with a radius of 15 feet, an arc distance of 21.58 feet, and a chord of South  $48^{\circ} 28' 47''$  West 19.77 feet to a concrete monument in the northern margin of the right-of-way of East Seventh Street; thence with the northern margin of the right-of-way of East Seventh Street South  $89^{\circ} 41' 21''$  West 390.97 feet to a iron pipe in the eastern margin of a right-of-way of Norfolk Southern Railroad Company; thence with the eastern margin of a right-of-way of Norfolk Southern Railroad Company the following eight (8) calls: North  $21^{\circ} 58' 31''$  East 176.68 feet to a concrete monument; South  $88^{\circ} 01' 27''$  East 47.89 feet to a iron pipe; North  $02^{\circ} 05' 48''$  East 132.56 feet to a concrete monument; North  $24^{\circ} 18' 15''$  East 70.35 feet to a concrete monument; South  $88^{\circ} 19' 17''$  East 26.70 feet to a concrete monument; North  $17^{\circ} 21' 41''$  East 296.70 feet to a iron pipe; North  $79^{\circ} 02' 31''$  West 20.52 feet to a iron pipe; and North  $07^{\circ} 47' 30''$  East 179.42 feet to the point of BEGINNING, containing 5.45 acres, more or less, and being Tax Block 9998, Lot 148 as shown on survey entitled "Boundary Survey for PTRP Holdings, LLC" by Sgroi Land Surveying dated November 8, 2008 ("Survey"), reference to said Survey being made in aid of description, and being all of the property described in Limited Warranty Deed of Gift to Piedmont Triad Research Park by R.J. Reynolds Tobacco Company recorded in Book 2864, at Page 2114, Forsyth County Registry.

Grantee in fee simple, all those certain lots or parcels of land situated in Winston Township, Forsyth County, North Carolina, and more particularly described as follows:

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**PIEDMONT TRIAD RESEARCH PARK**

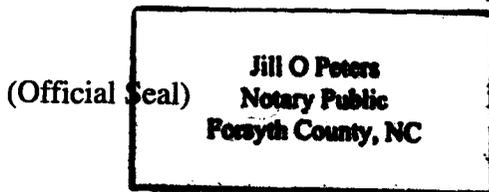
By: *Eric Tomlinson*  
Name: Eric Tomlinson, DSc, PhD  
Title: President

STATE OF NORTH CAROLINA  
COUNTY OF Forsyth

I certify that the following person personally appeared before me this day, and acknowledged to me that he or she signed the foregoing document for the purpose stated therein and in the capacity indicated: Eric Tomlinson, DSc, PhD  
(Name of Person Signing)

Date: 03/04/2013

*Jill O Peters*  
(official signature of Notary)  
Jill O Peters, Notary Public  
(Notary's printed or typed name)



My commission expires: 02/11/2014

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