

HARNETT COUNTY TAX ID #
08-0664-0001-01

For Registration Matthew S. Willis
Register of Deeds
Harnett County, NC
Electronically Recorded
2021 Jan 29 01:19 PM NC Rev Stamp: \$ 176.00
Book: 3931 Page: 916 - 917 Fee: \$ 26.00
Instrument Number: 2021002171

01-29-2021 BY: SB

NORTH CAROLINA GENERAL WARRANTY DEED

Parcel Identifier No. 08-0664-0001-01

Mail after recording to L. Holt Felmet, P.O. Box 1689
Lillington, NC 27546

This instrument was prepared by L. Holt Felmet

Brief Description for the
index

Lot #2 Eric Patterson; Map #2020-2,
Hector's Creek Township

Revenue: \$176.00

THIS DEED made this January 29, 2021, by and between

GRANTORS

ERIC PATTERSON and wife,
BEVERLY PATTERSON
60 Morning Glory Lane
Fuquay-Varina, North Carolina 27526

GRANTEES

KEVIN J. ENNIS and wife,
REBECCA F. ENNIS
288 Morning Glory Lane
Fuquay-Varina, North Carolina 27526

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 **Hector's Creek** Township, **Harnett** County, North Carolina and more particularly described as follows:

PARCEL # 08-0664-0001-01

PROPERTY ADDRESS: Purfoy Road, Fuquay-Varina, NC 27526

DESCRIPTION

BEING all that certain parcel of land described as Lot #2 on a map entitled "Survey For: Eric Patterson & Beverly Patterson" by Mauldin-Watkins Surveying, P.A., dated July 25, 2019, and recorded in the Harnett County Register of Deeds as Map #2020-2, on January 2, 2020.

Submitted electronically by "L. Holt Felmet PA"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

Pursuant to N.C.G.S. § 105-317.2, the above described property does not include the primary residence of Grantor.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3587, Pages 261-263, Harnett County Registry.

A map showing the above described property is recorded as Map #2020-2, Harnett County Registry.


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 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. 2021 and subsequent years ad valorem tax.
2. Usual highway, telephone and utility easement of record.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, the day and year first above written.


Eric Patterson (SEAL)

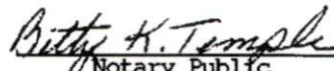

Beverly Patterson (SEAL)

NOTARY
STAMP-SEAL

STATE OF NORTH CAROLINA, COUNTY OF HARNETT



I, the undersigned, a Notary Public, do hereby certify that Eric Patterson and Beverly Patterson, grantors, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 30th day of January, 2021.


Notary Public

My commission expires: July 23, 2024