

FOR REGISTRATION
 Matthew S. Willis
 REGISTER OF DEEDS
 Harnett County, NC
 2021 FEB 01 12:36:49 PM
 BK: 3932 PG: 552-555
 FEE: \$26.00
 EXCISE TAX: \$343.00
 INSTRUMENT # 2021002284
 TWESTER

HARNETT COUNTY TAX ID#
07.1509.009504

2-1-21 BY SB



**NORTH CAROLINA
 GENERAL WARRANTY DEED**

Excise Tax: \$ 343.00

Recording Time, Book and Page
 Parcel # 1509-48-7156.000

Mail after recording to: Lucas & Davis, P.A. P.O. Box 910 Kenly, NC 27542

This instrument was prepared by: Kali Davis, Attorney

(NO TITLE CERTIFICATION, NO TAX ADVICE OR NO TITLE EXAMINATION)

Brief Description for the index: Tract 3, Gordon Bradley Kinlaw, Map 2020-371

THIS DEED made this 20 day of January, 2021 by and between

GRANTOR

Ronald Earl Langdon and Charles Woodrow Langdon,
 Co-Trustees of The Mary W. Langdon Revocable Trust Agreement dated June 4, 1998

479 Stillwater Rd
Troutman, NC 28166

GRANTEE

Kenneth Jason Savage and wife, Ashlee Ricks Savage

8400 Mt. Pleasant Ch. Rd
Willow Spring NC 27592

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 Harnett County, North Carolina, and more particularly described as follows:

See Exhibit A attached hereto and incorporated herein by reference.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1279, Page 159, Harnett County Registry.

A map showing the above described property is recorded in Map Book 2020, Page 371, Harnett County Registry.

The above described property DOES NOT include the primary residence of the Grantor.


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:

- 2021 and subsequent years ad valorem taxes
- Easements and restrictions of record

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or if corporate, has caused this instrument to be signed 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 written above.

 (SEAL)
 Ronald Earl Langdon, Co-Trustee of the

The Mary W. Langdon Revocable Trust Agreement dated June 4, 1998

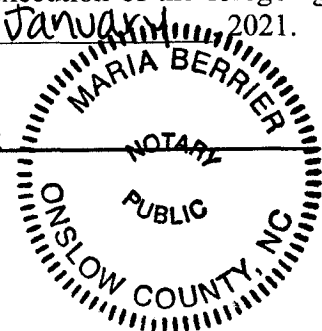
STATE OF North Carolina
 COUNTY OF Iredell

I, the undersigned Notary Public of the County and State aforesaid, do hereby certify that Ronald Earl Langdon, acting as Co-Trustee under the Mary W. Langdon Revocable Trust Agreement dated June 4, 1998 personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 26 day of January, 2021.

My Commission Expires:

September 11, 2024


 Notary Public-



IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, or if corporate, has caused this instrument to be signed 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 written above.

Charles Woodrow Langdon (SEAL)

Charles Woodrow Langdon, Co-Trustee of the
The Mary W. Langdon Revocable Trust Agreement dated June 4, 1998

STATE OF N.C.
COUNTY OF Guilford

I, the undersigned Notary Public of the County and State aforesaid, do hereby certify that Charles Woodrow Langdon, acting as Co-Trustee under the Mary W. Langdon Revocable Trust Agreement dated June 4, 1998 personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 25 day of January, 2021.

My Commission Expires: 09/30/2023

Robert T. Beasley
Notary Public-

Robert T Beasley
NOTARY PUBLIC
Guilford County, NC
My Commission Expires
September 30, 2023

EXHIBIT A

BEING all of Tract 3 containing 18.89 acres, more or less, as shown on survey entitled 'Subdivision Map For Gordon Bradley Kinlaw and Amber Huggins Hardee" by Lambert Surveying, Inc. dated 9/17/2020 and recorded in Map Number 2020, page 371, Harnett County Registry. Reference to said plat is hereby made for a more complete and accurate description.