

For Registration Kimberly S. Hargrove  
Register of Deeds  
Harnett County, NC  
Electronically Recorded  
2017 Apr 04 01:17 PM NC Rev Stamp: \$ 90.00  
Book: 3493 Page: 745 - 747 Fee: \$ 26.00  
Instrument Number: 2017004879

HARNETT COUNTY TAX ID #  
130529 0002 09 -10  
-11 -12

04-04-2017 BY: MT

Prepared by and mail to: Lynn Matthews, Attorney, 904-A West Broad Street, Dunn, NC 28334  
(No Title Examination or Tax Advice Given)

EXCISE TAX: \$90.00  
Parcel ID No.: 130529 0002 09 & 130529 0002 10 & 130529 0002 11 &  
130529 0002 12

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED, made this 31<sup>st</sup> day of March, 2017, by and between **RENEE H. LORDEN and husband, ALAN J. LORDEN** of 1304 Ralph Stephens Road, Holly Springs, NC 27540, hereinafter called GRANTOR, and **KRISTIE L. LEWIS and husband, ERIC B. LEWIS** of 4926 McDougald Road, Lillington, NC 27546 hereinafter called GRANTEE.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors and assigns, and shall include singular, plural, masculine or feminine 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 Upper Little River Township, Harnett County, North Carolina and more particularly described as follows:

**BEING Lot Nos. 9, 10, 11 and 12 as shown on map entitled "Oak Grove", dated August 7, 1987, prepared by Thomas J. Matthews, R.L.S. and recorded in Plat Cabinet C, Slide 195-D, Harnett County Registry**

Submitted electronically by "Adcock Law Firm, PA"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Harnett County Register of Deeds.

All or a portion of that property herein conveyed does include the primary residence of a Grantor. (N.C. Gen. Stat. §105-317.2).

The property hereinabove described was acquired by Grantor by instrument in Book 920, Page 483, 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. General utility easements of record.
2. Easements, restrictions and rights of way of record.
3. Such facts as an environmental study on the subject property by an environmental engineer would reveal.
4. Such facts as would be disclosed by a current survey of the real property described herein.
5. 2017 ad valorem taxes which are not yet due and payable.

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

  
\_\_\_\_\_  
**RENEE H. LORDEN** (SEAL)

  
\_\_\_\_\_  
**ALAN J. LORDEN** (SEAL)

NORTH CAROLINA  
COUNTY OF Harnett

I, Dawn Hickman, a Notary Public, do hereby certify that **RENEE H. LORDEN and ALAN J. LORDEN** personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and notarial seal, this the 31<sup>st</sup> day of March, 2017

Dawn Hickman  
Notary Public

My Commission Expires: October 10, 2018

DAWN HICKMAN  
Notary Public, North Carolina  
Johnston County  
My Commission Expires  
October 10, 2018