

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
10/26/2022 04:46:51 PM NC Rev Stamp: \$930.00
Book: 4171 Page: 2382 - 2383 (2) Fee: \$26.00
Instrument Number: 2022112268

HARNETT COUNTY TAX ID #
120 555 0098 03

10-26-2022 BY: AG

Brief Legal: Tract 1, Williams Farm
Prepared by: Whitaker & Hamer, PLLC , 104 N. Fayetteville Street, Clayton, NC 27520
Mail to: Grantee
Excise Tax: \$930.00
Parcel ID: 120 555 0098 03

All or a portion of the property conveyed herein DOES or DOES NOT include the Grantor's primary residence.

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED, made this, the 26th day of October, 2022, by and between:

GRANTOR:
Solomon Home Builders, LLC,
a North Carolina limited liability company
P.O. Box 25640
Fayetteville, NC 28314

GRANTEE:
Paula Contreras Garrido and spouse,
Roberto Hilario Ramirez
2023 Josey Williams Road
Erwin, NC 28339

The designation Grantor and Grantee as used herein shall include said parties, heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for valuable consideration paid by the Grantee, the receipt and sufficiency 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 acquired by the Grantor by deed recorded in Book 4032, Page 310, Harnett Register of Deeds, and more particularly as follows:

BEING ALL of Tract 1 as shown on Survey For: "E. Frank Weaver III" dated May 27, 2021 by Bennett Surveys and recorded in Book 2021, Page 225, 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 and his heirs and assigns, free and discharged of all right, title, claim or interest of the Grantor(s) or anyone claiming by, through or under them.

Submitted electronically by "McCullers, Whitaker & Hamer, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

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, other than the following exceptions:

- (1) Subject to ad valorem taxes; and
- (2) Subject to any easements, restrictions, covenants and rights-of-way of record.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be executed by duly authorized officers and its seal affixed by authority of its Board of Directors, the day and year set forth above.

Solomon Home Builders, LLC,
a North Carolina limited liability
company

BY: 
Robert Stanley, Member

STATE OF NORTH CAROLINA

COUNTY OF Johnston

I certify that the following person(s) appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: Robert Stanley, as Member of Solomon Home Builders, LLC.

Witness my hand and official seal, this the 26 day of October, 2022



Notary Public

Joseph T. Hamer
Notary Printed Name

My Commission Expires: 5-3-23

(SEAL)

