

**THIS INSTRUMENT SHOULD BE
MAILED TO THE PREPARER:**

TRINITY M. HENDERSON
ATTORNEY
132 PARTLO STREET
GARNER, NC 27529

No title Certification
No tax advice

Excise Tax: **\$0.00**

Brief Index Description:

Family Lane

Parcel
ID:130509-0065-06

This instrument prepared by Trinity Henderson, a licensed North Carolina attorney.
Delinquent taxes, if any, to be paid by closing attorney to tax collector upon disbursement of closing proceeds.

NORTH CAROLINA QUITCLAIM DEED

THIS QUITCLAIM DEED is made October 3, 2023 by and between:

Santiago Chavez Avila and Edicenia Rivera Cruz

(hereinafter referred to in the neuter singular as "the **Grantor**") and

Raciel Rivera Cruz and wife, Carmen Vivar Encarnacion

as tenants by entirety

Property Address:

Family Lane, Broadway, NC

Mailing Address (if different from Property Address):

(hereinafter referred to in the neuter singular as "the **Grantee**") :

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 hereby give, grant, bargain, sell and convey unto the Grantee, its heirs, successors, administrators and assigns, any interest it may have in all of that certain piece, parcel or tract of land situated in Harnett County, North Carolina, and more particularly described as follows:

EXHIBIT A

ALL OF THAT CERTAIN PIECE, PARCEL OR TRACT OF LAND SITUATE, LYING AND BEING IN UPPER LITTLE RIVER TOWNSHIP OF SAID HARNETT COUNTY AND STATE OF NORTH CAROLINA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEING ALL OF TRACT 2, CONTAINING 1.00 ACRE, AS SHOWN ON THAT CERTAIN SURVEY DATED APRIL 4, 2001, BY MICKEY R. BENNETT, PLS, AND RECORDED IN MAP NUMBER 2001-495, HARNETT COUNTY REGISTRY, AND BEING THE SAME LAND AS DESCRIBED IN DEED BOOK 1512, PAGE 427, HARNETT COUNTY REGISTRY.

Being the same property acquired by deed at Liber/Book 4197, Folio/Page 477, Instrument No. 202300999 dated 06/16/2023 and recorded 6/21 /2023 from DANIELLE CAMERON TIMBERLAKE to LML HOLDINGS LLC.

Property Address: FAMILY LANE (130509 0065 06), BROADWAY, NC 27505-8022

Parcel ID: 130509-0065-06