

Matthew S. Willis Register of Deeds  
Harnett County, NC  
Electronically Recorded

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NC Rev Stamp: \$805.00

Book: 4190 Page: 770 - 771 (2)

Fee: \$26.00

Instrument Number: 2023006305

HARNETT COUNTY TAX ID #  
080653 0007 46

04-25-2023 BY: SM

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## NORTH CAROLINA SPECIAL WARRANTY DEED

Prepared by: Summer Rich, 3000 Aerial Center Parkway, Suite 100, Morrisville, NC 27560  
Grantee's address (return to): 95 Winterberry Way, Fuquay Varina, NC 27526

NORTH CAROLINA  
HARNETT COUNTY

Revenue Stamps: \$805

Parcel ID#: 080653 0007 46

This Deed is made this 25<sup>th</sup> day of April, 2023, by and between **D.R. HORTON, INC., a Delaware corporation**, with address of 8001 Arrowridge Blvd., Charlotte, NC 28273, hereinafter called "Grantor," and **DAKOTA RYNE LEWIS and KALLE MACE LEWIS, a married couple**, whose address is 95 Winterberry Way, Fuquay Varina, NC 27526, hereinafter called "Grantee."

### WITNESSETH:

That the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell and convey unto the Grantee, its successors and assigns, all that certain tract of real estate located in HARNETT County, North Carolina, and more fully described as follows:

**BEING all of Lot 124 on plat entitled "SUBDIVISION PLAT WOODGROVE SUBDIVISION PHASE 3", recorded in Plat Book 2022, Pages 458 through 462, inclusive, Harnett County Registry.**

The property described herein does not include the primary residence of Grantor.

TO HAVE AND TO HOLD the above described tract of real estate, with all privileges and appurtenances thereunto belonging, to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against lawful claims of persons claiming, by, under or through Grantor, other than the following exceptions:

1. Ad valorem taxes for the year 2023 and subsequent years.
2. Restrictive covenants, utility easements and rights-of-way of record.
3. Any and all matters shown on the recorded plat(s).

Submitted electronically by "Bagwell Holt Smith P.A."  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Harnett County Register of Deeds.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this Deed to be signed in its corporate names by its duly authorized officers and its seal to be hereunto affixed by authority of their Boards of Directors, the day and year first above written.

D.R. HORTON, INC.,  
A Delaware corporation

By: Cindy Fowler  
Cindy Fowler, Assistant Secretary

NORTH CAROLINA

GUILFORD COUNTY

I, Megan E. Phifer a notary public, do hereby certify that Cindy Fowler personally came before me this day and acknowledged that she is an Assistant Secretary of D.R. Horton, Inc., a Delaware corporation, and that she, as an Assistant Secretary, being duly authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official seal this the 25<sup>th</sup> day of April, 2023.

My commission expires: 3.28.2024

Megan E. Phifer  
Megan E. Phifer, Notary Public

(Affix Notary Seal)

