Matthew S. Willis Register of Deeds Harnett County, NC Electronically Recorded 01/16/2024 12:36:20 PM

Book: 4220 Page: 140 - 142 (3)

NC Rev Stamp: \$150.00

Fee: \$26.00

Instrument Number: 2024000665

HARNETT COUNTY TAX ID # 030507 0060

01-16-2024 BY: LW

## NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$150.00			
Parcel Identifier No. <u>0506-19-3434.000</u> Verified by	County on the	day of	, 20
Mail/Box to: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd	d, Suite 1316, Fayetteville, N	VC 28301	
This instrument was prepared by: The Law Office of Jeffrey E. Radford	P.A., 1300 Bragg Blvd, Sui	te 1316, Fayetteville, N	C 28301
Brief description for the Index: LOT 13,			
THIS DEED made this 11th day of January	, 20 <mark>24</mark> , b	y and between	
Sherry L. Kareiva aka Sherry B Kareiva married	Robert Johnson and	ANTEE wife	
Lloyd F Bogert unmarried	Jessica Johnson		
1211 10th St Blvd NW Apt B	167 Word Church La	ne	
Hickory, NC 28601	Lillington, NC 27546		
Enter in appropriate block for each Grantor and Grantee: name, mailin corporation or partnership.  The designation Grantor and Grantee as used herein shall include said partnership.			
plural, masculine, feminine or neuter as required by context.			
WITNESSETH, that the Grantor, for a valuable consideration paid by the these presents does grant, bargain, sell and convey unto the Grantee in situated in the City of Lillington, Ba North Carolina and more particularly described as follows:	e Grantee, the receipt of water fee simple, all that certain arbecue Township,	lot, parcel of land or c	vledged, has and by condominium unit County,
BEGINNING at a stake in the southern margin of Dogwood Drive, dividing upon a plat prepared by Mickey R Bennett, Registered Surveyor, dated April South 2 degrees 13 minutes East 531.41 feet to a stake, dividing corner between interest West 366.32 feet to a stake in the center line of the Carolina Power & Power & Light easement, North 1 degree 38 minutes East 557.28 feet to a stake said drive, North 80 degrees 33 minutes East 324.75 feet to the point and place hereinabove reffered to plat.	23, 1975, and runs thence we en Lots 13 and 14 in the back Light easement and runs the ke in the southern margin of	with the dividing line between the control of the content of the center line of said drive; thence with	ween Lots 13 and 14, South 77 degrees 30 ne of the Carolina the southern margin of

Submitted electronically by "The Law Office of Jeffrey E. Radford" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

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## DOC# 2024000665

The property hereinabove described was acquired by Grantor by in All of a portion of the property herein conveyed includes or _X	strument recorded in Book 2713 page 233 does not include the primary residence of a Granton
A map showing the above described property is recorded in Plat Bo	
	Il privileges and appurtenances thereto belonging to the Grantee in fee
And the Grantor covenants with the Grantee, that Grantor is seized simple, that title is marketable and free and clear of all encumbrance claims of all persons whomsoever, other than the following exception	of the premises in fee simple, has the right to convey the same in fee es, and that Grantor will warrant and defend the title against the lawful ons:
IN WITNESS WHEREOF, the Grantor has duly executed the foreg	toing as of the day and year first above written.
(Entity Name)	Print/Type Name: Sherry B Kareiva
Ву:	— (CEAL)
Print/Type Name & Title:	Print/Type Name: (SEAL)
Pro	
By: Print/Type Name & Title:	(SEAL) Print/Type Name:
By: Print/Type Name & Title:	(SEAL)
Timo type Palifie & Title:	Print/Type Name:
I, the undersigned Notary Public of the County or City of Sherry B Kareiva  due execution of the foregoing instrument for the purposes therein ex January , 20 24 Notary Pu  My Commission Expires: Jan 22, 277 Caldwell Co., North My Commission Expire  (Affix Seal)	personally appeared before me this day and acknowledged the pressed. Witness by hand and Notarial stamp or seal this day of
State of County or City of	
I, the undersigned Notary Public of the County or City of	and State aforesaid, certify that
due execution of the foregoing instrument for the purposes therein exp	personally appeared before me this day and acknowledged the pressed. Witness my hand and Notarial stamp or seal this day of
My Commission Expires:	Notary Public
(Affix Seal)	Notary's Printed or Typed Name
State of County or City of	
I, the undersigned Notary Public of the County or City of	and State aforesaid, certify that
he is the of	personally came before me this day and acknowledged that
corporation/limited liability commapplicable), and that by authority duly given and as the act of such behalf as its act and deed. Witness my hand and Notarial stamp or so	pany/general partnership/limited partnership (strike through the entity,he signed the foregoing instrument in its name on its
My Commission Expires:	Notary Public
(Affix Seal)	Notary's Printed or Typed Name
Page 7	t of ?

## BK 4220 PG 142

## DOC# 2024000665

All of a portion of the property nerein conveyed includes of do	nent recorded in Book 2713 page 233 es not include the primary residence of a Grantor.
A map showing the above described property is recorded in Plat Book	page
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all prisimple.	vileges and appurtenances thereto belonging to the Grantee in fee
And the Grantor covenants with the Grantee, that Grantor is seized of the simple, that title is marketable and free and clear of all encumbrances, are claims of all persons whomsoever, other than the following exceptions:	
IN WITNESS WHEREOF, the Grantor has duly executed the foregoing	as of the day and year first above written.    Kloyd 7: Segat (SEAL)   Print/Type Name: Lloyd F Bogert
(Entity Name)	Print/Type Name: Lloyd F Bogert
Ву:	(OT) A T
Print/Type Name & Title:	Print/Type Name: (SEAL)
Time Type Traine & Tide.	Time Type Traine.
By:	(SEAL)
Print/Type Name & Title:	Print/Type Name:
Ву:	(SEAL)
Print/Type Name & Title:	Print/Type Name:
Lloyd F Bogert	personally appeared before me this day and acknowledged the
My Commission Expires: 513125 PUBLIC	Witness my hand and Notarial stamp or seal this day of
I, the undersigned Notary Public of the County or City of Arr Lloyd F Bogert  due execution of the foregoing instrument for the purposes therein exples  My Commission Expires: 71377  (Affix Seal)  State of	.1.
My Commission Expires:	and State aforesaid, certify that
State of County or City of State of	and State aforesaid, certify that personally appeared before me this day and acknowledged the
I, the undersigned Notary Public of the County or City of Little due execution of the foregoing instrument for the purposes therein expres	and State aforesaid, certify that personally appeared before me this day and acknowledged the
I, the undersigned Notary Public of the County or City of Living due execution of the foregoing instrument for the purposes therein express	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of
I, the undersigned Notary Public of the County or City of Line due execution of the foregoing instrument for the purposes therein expres	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of
I, the undersigned Notary Public of the County or City of Line and County o	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of
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I, the undersigned Notary Public of the County or City of Line County or City or City of Line County or City of Line County or City or	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of
I, the undersigned Notary Public of the County or City of Line of the execution of the foregoing instrument for the purposes therein expres	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of
I, the undersigned Notary Public of the County or City of Line and a stream of Line and that by authority duly given and as the act of such entired.	and State aforesaid, certify that personally appeared before me this day and acknowledged the sed. Witness my hand and Notarial stamp or seal this day of

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