

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
10/18/2024 11:39:45 AM NC Rev Stamp: \$740.00
Book: 4256 Page: 2713 - 2714 (2) Fee: \$26.00
Instrument Number: 2024018486

HARNETT COUNTY TAX ID #
039589 0060 20

10-18-2024 BY: MMC

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$740.00 Without Title Exam
Parcel Identifier No. 039589 0060 20 Verified by _____ County on the ____ day of _____, 20____
By: _____
Mail/Box to: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville, NC 28301
This instrument was prepared by: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville, NC 28301
Brief description for the Index: LOT 20, West Preserve

THIS DEED made this _____ day of _____, 20____, by and between

GRANTOR	GRANTEE
Weaver Homes, Inc. 350 Wagoner Drive Fayetteville, NC 28303	Adam Patrick Lewis and wife , Sara Ann Lewis 228 Thistle Court Sanford, NC 27330

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter 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, parcel of land or condominium unit situated in the City of Sanford, Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lot 20 as shown on Survey for "West Preserve Subdivision", dated April 21, 2023 by ATLAS Surveying and Mapping and recorded in Plat Book 2023, Page 172-174, Harnett County Registry, North Carolina. Reference to which is hereby made for greater certainty of description.

submitted electronically by "Gilleland & Lucas, LLP."
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 4211 page 1693. All or a portion of the property herein conveyed includes or X does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book 2023 page 172-174.

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, other than the following exceptions:

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

By: Weaver Homes, Inc. (SEAL)
 (Entity Name) Print/Type Name: _____

By: Neal McLeod (SEAL)
 Print/Type Name & Title: CFO Print/Type Name: _____

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

State of _____ - County or City of _____
 I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

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 _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____ Notary Public
 (Affix Seal) Notary's Printed or Typed Name

State of NC - County or City of Cum
 I, the undersigned Notary Public of the County or City of Cum and State aforesaid, certify that Neal McLeod personally came before me this day and acknowledged that Neal McLeod CFO of Weaver Homes, Inc., a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 1 day of October, 2021.

My Commission Expires: 3-20-29 Notary Public
 (Affix Seal) Notary's Printed or Typed Name

