

HARNETT COUNTY TAX ID#

039579 0125

10-2-25 BY MMC

Instrument #: 2025018714
Recorded: 10/02/2025 04:10:42 PM
Fee Amt: \$26.00 Page 1 of 2
Excise Tax: \$0.00
Harnett County, North Carolina
Matthew S. Willis, Register of Deeds
BK 4306 PG 1974 - 1976 (2) A

Excise Tax \$0.00

Recording Time, Book and Page

Harnett County Parcel Id No: 03-9579-0136

Mail after recording to Bain & McRae, LLP, Attorneys at Law, 65 Bain St., Lillington, NC 27546

This instrument prepared by Bain & McRae, LLP, Attorneys at Law, 65 Bain St., Lillington, NC 27546

**Brief Description for the index: Tract 1, 1.37 acres Recombination, Map#2025-520
Sure Fire Lane**

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 2nd day of October, 2025 by and between

GRANTOR

Vivian Diane Prince and husband,
Walter T. Prince
317 E Montcastle Drive, Apt. D
Greensboro, NC 27406

GRANTEE

Vivian Diane Prince
Travis E. Redwine
Dennis M. Brice
317 E Montcastle Drive, Apt. D
Greensboro, NC 27406

Enter in appropriate block for each party: name, 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 or parcel of land situated in Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

**Harnett County Parcel ID No.: 03-9579-0136-01 to be combined with 03-9579-0125
255 & 274 Sure Fire Lane, Sanford, NC 27332**

BEING Tract 1, containing 1.37 acres as shown on that plat of survey entitled, "Recombination Survey for Vivian Diane Prince, Travis E. Redwine and Dennis M. Brice" dated July 25, 2025 by Melvin A. Graham, PLS, and recorded at Map#2025-520, Harnett County Registry.

The property hereinabove being a combination of a portion of the property conveyed to Vivian Diane Prince by deed recorded at Deed Book 4166, Page 1051, Harnett County Registry and that 1 acre tract owned by Vivian Diane Prince, a 1/3rd undivided interest (Book 4233, Page 1300) and Travis E.

Redwine and Dennis Maceo Brice, 1/3rd undivided interest each by deed recorded at Book 4162, Page 294, Harnett County Registry.

A map showing the above described property is recorded at Map # 2025-520, Harnett County Registry.

The above described property ☐ does ☒ does not include the primary residence of the Grantor.

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 except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

Any and all restrictions, roadway easements, and utility easements as may appear of record in the Harnett County Registry.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, the day and year first above written.

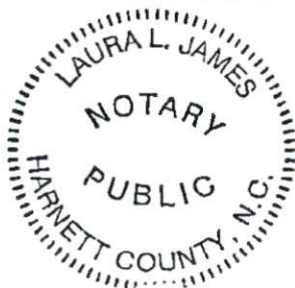
Vivian D. Prince (SEAL)
Vivian D. Prince

Walter T. Prince (SEAL)
Walter T. Prince

NORTH CAROLINA,
HARNETT COUNTY.

I, Laura L. James, a Notary Public in and for the aforesaid State and County, do hereby certify that **Vivian D. Prince** personally appeared before me this day and acknowledged the due execution of the foregoing instruments for the purposes thereon stated.

Witness my hand and notarial seal this 2nd day of October, 2025.



Laura L. James
Signature of Notary Public

Laura L. James
Printed Name of Notary Public

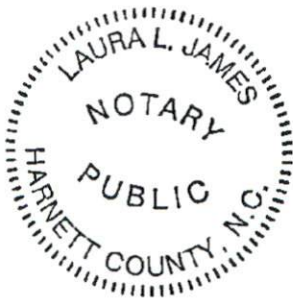
My Commission Expires: 06-11-2028

NORTH CAROLINA,

COUNTY of Harnett Co.

I, Laura L James, a Notary Public in and for the aforesaid State and County, do hereby certify that **Walter T. Prince** personally appeared before me this day and acknowledged the due execution of the foregoing instruments for the purposes thereon stated.

Witness my hand and notarial seal this 2nd day of October, 2025.



Laura L James
Signature of Notary Public

Laura L James
Printed Name of Notary Public

My Commission Expires: 06-11-2028