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Estate Planning and Probate

August 13, 2018

Tom Nash Contracting, LLC
3632 Tule Street
Raleigh, NC 27610

RE: Warranty Deed

Dear Mr. Nash,

Please find the above-mentioned document that was originally recorded August 07, 2018 at the Harnett County Registry. Please keep this document with your closing package.

We appreciate your business and time. Should you have any questions or concerns regarding this correspondence, please feel free to contact our office at (919) 552-4707.

Sincerely,

Real Estate Department
Senter, Stephenson, Johnson PA
PO Box 446/114 Raleigh Street
Fuquay-Varina, NC 27526
Ph: (919) 552-4707
Fax: (919) 552-1032
Email: Reception@ssjlaw.net

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2018 Aug 07 04:44 PM NC Rev Stamp: \$ 44.00
Book: 3629 Page: 281 - 283 Fee: \$ 26.00
Instrument Number: 2018011402

HARNETT COUNTY TAX ID#
13-0610-0107-21

08-07-2018 BY CW

Submitted electronically by Senter Stephenson Johnson Law in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

Prepared by and Return to:
Reginald B. Kelly, Attorney at Law, P.O. Box 1118, Lillington, NC 27546

The attorney preparing this instrument has made no record search or title examination of the property described herein, and expresses no opinions as to title or tax consequences, unless contained in a separate written certificate.

PID#130610 0107 21
REVENUE STAMPS: \$ 44.00

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

**WARRANTY
DEED**

This **WARRANTY DEED** is made the 2nd day of August, 2018, by and between **Marty Taylor and spouse, Barbara Taylor**, of 7682 Old US Highway 421, Lillington, NC 27546 (hereinafter referred to in the neuter singular as "the Grantor") and **Tom Nash Contracting, LLC** of 3632 Tule Spring Street, Raleigh, NC 27610 (hereinafter referred to in the neuter singular as "the Grantee");

WITNESSETH:

THAT said Grantor, for valuable consideration, receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does hereby give, grant, bargain, sell and convey unto said Grantee, its heirs, successors, administrators and assigns, all of that certain piece, parcel or tract of land situate, lying and being in Upper Little River Township of said County and State, and more particularly described as follows:

BEING all of Lot 9, in a subdivision known as "New Horizons Subdivision" as seen on that map recorded in Map Book 2004, Page 826, Harnett County Registry, North Carolina.

For reference to chain of title see Deed Book 2886, Page 805, Harnett County Registry.

Property Address: 170 Starlight Drive, Lillington, NC, 27546

**The property herein described is not the primary residence of the Grantor (NCGS 105-317.2)

TO HAVE AND TO HOLD the above-described lands and premises, together with all appurtenances thereunto belonging, or in anywise appertaining, unto the Grantee, its heirs, successors, administrators and assigns forever, but subject always, however, to the limitations set out above.

AND the said Grantor covenants to and with said Grantee, its heirs, successors, administrators and assigns that it is lawfully seized in fee simple of said lands and premises, and has full right and power to convey the same to the Grantee in fee simple (but subject, however, to the limitations set out above) and that said lands and premises are free from any and all encumbrances, except as set forth above, and that it will, and its heirs, successors, administrators and assigns shall forever warrant and defend the title to the same lands and premises, together with the appurtenances thereunto appertaining, unto the Grantee, its heirs, successors, administrators and assigns against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal and does adopt the printed word "SEAL" beside its name as its lawful seal.

GRANTOR


Marty Taylor (SEAL)


Barbara Taylor (SEAL)

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

I, a Notary Public of the County and State aforesaid, certify that Marty Taylor and spouse, Barbara Taylor, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this 4th day of August, 2018.



Shelia F. Graham
Notary Public

My Commission Expires: 8/8/2021