

COPY

Prepared by and Return to:

Reginald B. Kelly, Attorney at Law, P.O. Box 1118, Lillington, NC 27546

PID#: 039589 0024 01

REVENUE STAMPS: \$400.00

STATE OF NORTH CAROLINA  
COUNTY OF HARNETT

**WARRANTY  
DEED**

This **WARRANTY DEED** is made the 18th day of February, 2019, by and between **Katrina Stafford, widow**, of 2411 McNeill Road, Broadway, NC 27505 (hereinafter referred to in the neuter singular as "the Grantor") and **Paul A. Johnson and spouse, Amy G. Johnson** of 12972 McDougald Road, Sanford, NC, 27332 and **Kenneth Daniel Pope and spouse, Brittany Johnson Pope**, of 3941 Rosser Pittman Road, Broadway, NC, 27505 (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 Barbecue Township of said County and State, and more particularly described as follows:

BEING all of Tract 2, containing 48.13 Acres as shown on Survey for "Brian K. Stafford", dated February 8, 2010 By Melvin A. Graham, PLS recorded in Map Number 2010, Page 120, Harnett County Registry.

For reference to chain of title see Deed Book 2719, Page 836, Harnett County Registry.

\*\*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

Katrina Stafford (SEAL)  
Katrina Stafford

STATE OF NORTH CAROLINA  
COUNTY OF Harnett

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

Witness my hand and official seal, this 20th day of July, 2019.

(Place notary seal here)  
APRIL 11 2019  
Notary Public  
Harnett County  
My Commission Expires  
NORTH CAROLINA  
My Commission Expires: 7-29-21

April M. M. L.  
Notary Public