



2007007280

HARNETT COUNTY TAX ID#

01-0534-0096

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC

2007 APR 24 01:41:23 PM

BK:2367 PG:366-368 FEE:\$17.00

NC REV STAMP:\$110.00

INSTRUMENT # 2007007280

4-23-07 BY [Signature]

Excise Tax 110.00

Do NOT write above this line.

Recording: Time, Book and Page

North Carolina General Warranty Deed

This instrument prepared by: Clyde L. Patterson
Brief description for the Index Lot 6, Willow Oaks, SD
This Deed made this 15th day of April, 2007, by and between Grantor and Grantee:

Enter in appropriate block for each party: Name, address, county, state and if appropriate entity (i.e. corporation, partnership). The designation Grantor and Grantee as used herein shall include all parties, their heirs, successors and assigns and shall include singular, plural, masculine, feminine or neuter as required by context.

Grantor: Clyde L. Patterson, Unmarried and Michael D. Eaker and wife,
Nicole R. Eaker
4271 Leaflet Church Road, Broadway, N. C. 27505

Grantee: Brandon S. McLeod and wife, Tanya S. McLeod
170 Willow Oaks Drive
Spring Lake, N. C. 28390

Transfer of Ownership: Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, conveys to Grantee in fee simple, the Property described below:

Property: City of _____
Township of Anderson Creek, County of Harnett, North Carolina.
This property was acquired by Grantor by an instrument recorded in Book _____, Page _____, _____ County.
A map showing the property is recorded in Plat Book 2003, Page 539, Harnett County.
The legal description of the Property is:

Being all of Lot No. 6, containing 9.17 acres, more or less, as shown on a map entitled "Willow Oaks Subdivision", dated May 20, 2003, prepared by Bennett Surveys, Inc., and recorded May 23, 2003, in Map Book 2003-539, Harnett County Registry. Reference to said map is hereby made for greater certainty of description.

Conveyed with the foregoing is a 50 foot roadway easement shown as Willow Oaks Drive on the map hereinbefore mentioned.



KIMBERLY S. HARGROVE
REGISTER OF DEEDS, HARNETT
305 W CORNELIUS HARNETT BLVD
SUITE 200
LILLINGTON, NC 27546

.....
Filed For Registration: 04/24/2007 01:41:23 PM
Book: RE 2367 Page: 366-368
Document No.: 2007007280
DEED 3 PGS \$17.00
NC REAL ESTATE EXCISE TAX: \$110.00
Recorder: ANGELA J BYRD

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

DO NOT DISCARD

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TO HAVE AND TO HOLD the said Property and all privileges and appurtenances (rights) belonging to Grantee, in fee simple.

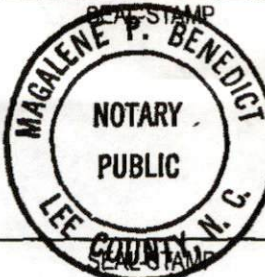
Promises by Grantor: Grantor promises (covenants) with Grantee, that Grantor has title to the Property in fee simple; has the right to convey the title in fee simple; that the title is marketable and free and clear of all liens and encumbrances (i.e. mortgages and judgements), and Grantor will warrant and defend the title against the lawful claims of all persons, except for the following exceptions:

Restrictive covenants contained in instrument recorded in Book 1778, pages 429-431, Harnett County Registry.

Signatures: Grantor has duly executed the foregoing instrument, as of the day and year first written above.

	Entity	Individual	
Name: _____		<u>Clyde L. Patterson</u>	(Seal)
By: _____		Clyde L. Patterson	(Seal)
Title: _____		<u>Michael D. Eaker</u>	(Seal)
By: _____		Michael D. Eaker	(Seal)
Title: _____		<u>Nicole R. Eaker</u>	(Seal)
By: _____		Nicole R. Eaker	(Seal)
Title: _____			(Seal)

USE BLACK INK ONLY



USE BLACK INK ONLY

INDIVIDUAL

STATE OF North Carolina COUNTY OF Lee
 I, a Notary Public of the County and State aforesaid, certify that Clyde L. Patterson, Unmarried and Michael D. Eaker and wife, Nicole R. Eaker
 Grantor personally came before me this day and acknowledged the execution of the foregoing instrument.
 Witness my hand and official stamp or seal, this 16th day of April, 2007.
 My Commission Expires: Aug. 12, 2011 Magalene P. Benedict Notary Public

USE BLACK INK ONLY

INDIVIDUAL

STATE OF _____ COUNTY OF _____
 I, a Notary Public of the County and State aforesaid, certify that _____
 Grantor personally came before me this day and acknowledged the execution of the foregoing instrument.
 Witness my hand and official stamp or seal, this _____ day of _____, 20____.
 My Commission Expires: _____ Notary Public

SEAL-STAMP

USE BLACK INK ONLY

ENTITY: **Corporation, Limited Liability Company, General Partnership, or Limited Partnership**

STATE OF _____ COUNTY OF _____
 I, a Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is _____ of _____, a North Carolina or _____ corporation / limited liability company / general partnership / limited partnership (strike through the inapplicable) and that by authority duly given and as an act of the Entity, has signed the foregoing instrument in its name and on its behalf as its act and deed.