

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2018 Jun 01 04:53 PM NC Rev Stamp: \$ 120.00
Book: 3610 Page: 985 - 987 Fee: \$ 26.00
Instrument Number: 2018007807

HARNETT COUNTY TAX ID#
04-0682-0134-05

06-01-2018 BY CW

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$120.00

Parcel Identifier No. 040682 0134 07 Verified by _____ County on the ____ day of _____, 20__
By: _____

Mail/Box to: Mann, McGibney & Jordan, PLLC, 621 W. Jones Street, Raleigh, NC 27603

This instrument was prepared by: Mann, McGibney & Jordan, PLLC, 621 W. Jones Street, Raleigh, NC 27603

Brief description for the Index: Lot 4

THIS DEED made this 1st day of June, 2018, by and between

GRANTOR	GRANTEE
Chesterfield Property Group, LLC A North Carolina Limited Liability Company PO Box 310 Angier, NC 27501	Carolyn Rice and Marc Rice, a married couple 136 Old Stage Ct. Coats, NC 27521

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 Angier, _____ Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lot No 4 as shown on map of survey entitled, "Recombination and Minor Subdivision fo CHESTERFIELD PROPERTY GROUP LLC" as noted in Plat Book 2018, Page 17, Harnett County Registry. For further information please see Plat Book 2011, Page 557, Plat Book 2017, Page 390, and Plat Book 2004, Page 313, Harnett County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3047 page 547.

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 2018 page 17.

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

Chesterfield Property Group, LLC _____ (SEAL)
(Entity Name) Print/Type Name: _____

By: L. Stuart Surles _____ (SEAL)
Print/Type Name & Title: L. Stuart Surles, Member-Manager Print/Type Name: _____

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

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

State of North Carolina – County of HARNETT

I, the undersigned Notary Public of the County and State aforesaid, certify that L. Stuart Surles, personally appeared before me this day and acknowledged that he is the Member-Manager of Chesterfield Property Group, LLC, 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 22ND day of MAY, 20 18

My Commission Expires: 6/21/2022

Karen Kwitnieski
Notary Public

KAREN KWITNIESKI



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.

Chesterfield Property Group, LLC _____ (SEAL)
(Entity Name) Print/Type Name: _____

By: [Signature] _____ (SEAL)
Print/Type Name & Title: James Johnson, III, Member-Manager Print/Type Name: _____

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

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

State of North Carolina – County of HARNETT

I, the undersigned Notary Public of the County and State aforesaid, certify that James Johnson, III, personally appeared before me this day and acknowledged that he is the Member-Manager of Chesterfield Property Group, LLC, 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 22ND day of MAY, 2018

My Commission Expires: 6/21/2022

[Signature]
Notary Public
KAREN KWITNIESKI

