

For Registration Matthew S. Willis  
Register of Deeds  
Harnett County, NC  
Electronically Recorded  
2021 Sep 02 08:22 AM NC Rev Stamp: \$ 0.00  
Book: 4038 Page: 760 - 761 Fee: \$ 26.00  
Instrument Number: 2021020551

HARNETT COUNTY TAX ID #  
010506 0054

09-01-2021 BY: ED

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$0

Parcel Identifier No. **0506-42-7860** Verified by Harnett County on the \_\_\_ day of \_\_\_\_\_, 2021.

By: \_\_\_\_\_

Mail/Box to: PO Box 766, Spring Lake, NC 28390

This instrument was prepared by: **THORP & CLARKE, PA \*\*\*WITHOUT CERTIFICATION OR TITLE EXAM\*\*\***

Brief description for the Index: Lot 34, Sec VI, Rolling Springs

**F5C21-15228**

THIS DEED made this 1st day of Sept, 2021, by and between

GRANTOR	GRANTEE
<b>Western Harnett Development, LLC</b> PO Box 766 Spring Lake, NC 28390	<b>Welleo Contractors, Inc.</b> PO Box 766 Spring Lake, NC 28390

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 Spring Lake, Harnett County, North Carolina and more particularly described as follows:

**BEING all of Lot 34 of ROLLING SPRINGS, SECTION VI, as shown on a plat of same being recorded in Book of Plats 20, Page 86, Harnett County Registry.**

The property hereinabove described was acquired by Grantor by instrument recorded in Book **3565** page **0233**.

All or a portion of the property herein conveyed \_\_\_ includes or **xx** does not include the primary residence of a Grantor.

A map showing the above described property is recorded in **Plat Book 20, at Page 86**.

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:

Restrictions, easements and rights of way of record, and ad valorem property taxes for the current year.

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

William S. Wellons, Jr.  
Western Harnett Development, LLC  
By: William S. Wellons, Jr.  
Print/Type Name & Title: Manager

State of North Carolina - County of Cumberland  
I, the undersigned Notary Public of the County and State aforesaid, certify that William S. Wellons, Jr. personally came before me this day and acknowledged that he is the Manager of Western Harnett Development, LLC, a North Carolina limited liability company, 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 1 day of September, 2021.

(Official Seal)

Molly B. Amos  
Molly B. Amos Notary Public  
My Commission Expires: 8-18-2024

