

For Registration Matthew S. Willis
Register of Deeds
Harnett County, NC
Electronically Recorded
2021 Dec 21 09:41 AM NC Rev Stamp: \$ 248.00
Book: 4092 Page: 242 - 251 Fee: \$ 26.00
Instrument Number: 2021029895

HARNETT COUNTY TAX ID #
099545 0047

12-21-2021 BY: ED

**GENERAL WARRANTY DEED
TITLE NOT EXAMINED OR CERTIFIED BY PREPARER**

REVENUE: 248.00 ✓

PARCEL ID: 099545 0047 ✓

PREPARED BY:
Hutchens Law Firm LLP
225 Ray Ave, Suite 200 A
Fayetteville, NC 28301

RETURN TO:
Lynn Matthews Law
1103 N. Cumberland St.
Dunn, NC 28334

File No.: RAY1338824

This instrument prepared by: Chris Salyer, licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.

Brief Legal Description: Lot 1, Donna Kay Hennings, Sherry Hennings Harrison & Joy Lynn Hennings Land

**NORTH CAROLINA
COUNTY OF HARNETT**

THIS DEED made this 16th day of December, 2021, by and between

Sherry Hennings Harrison and husband, Richard K. Harrison and Joy Lynn Hennings and husband, Lloyd McKinley Query, II and Carolyn Joan Lane Hennings and husband, Daniel Webb Peavey and Donna Kay Hennings, unmarried, whose address is 75 Needmore Rd., Cameron, NC 28326, hereinafter called Grantor,

and

Maxwell Bohlman and wife, Christina Bohlman, whose address is 525 Rempstone Lane, Fayetteville, NC 28311, hereinafter called Grantee;

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.

Submitted electronically by "Matthews Law Group PC" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

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 or parcel of land situated in or near the City of Cameron, Harnett County, North Carolina and more particularly described as follows:

Being all of Lot 1 according to a map entitled "DONNA KAY HENNINGS, SHERRY HENNINGS HARRISON, AND JOY LYNN HENNINGS LOT 1, 2, 3, HENNINGS LAND" and duly recorded in Book 2020, Page 115, Harnett County Registry, North Carolina.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3019, Page 949, Harnett County Registry, North Carolina.

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 except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions: Restrictive covenants, easements and rights of way as may appear of record in the aforesaid registry as well as current year ad valorem taxes.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in the corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors.

The property herein is is not the principal residence of the Grantors.

Sherry Hennings Harrison
Sherry Hennings Harrison

Richard K. Harrison
Richard K. Harrison

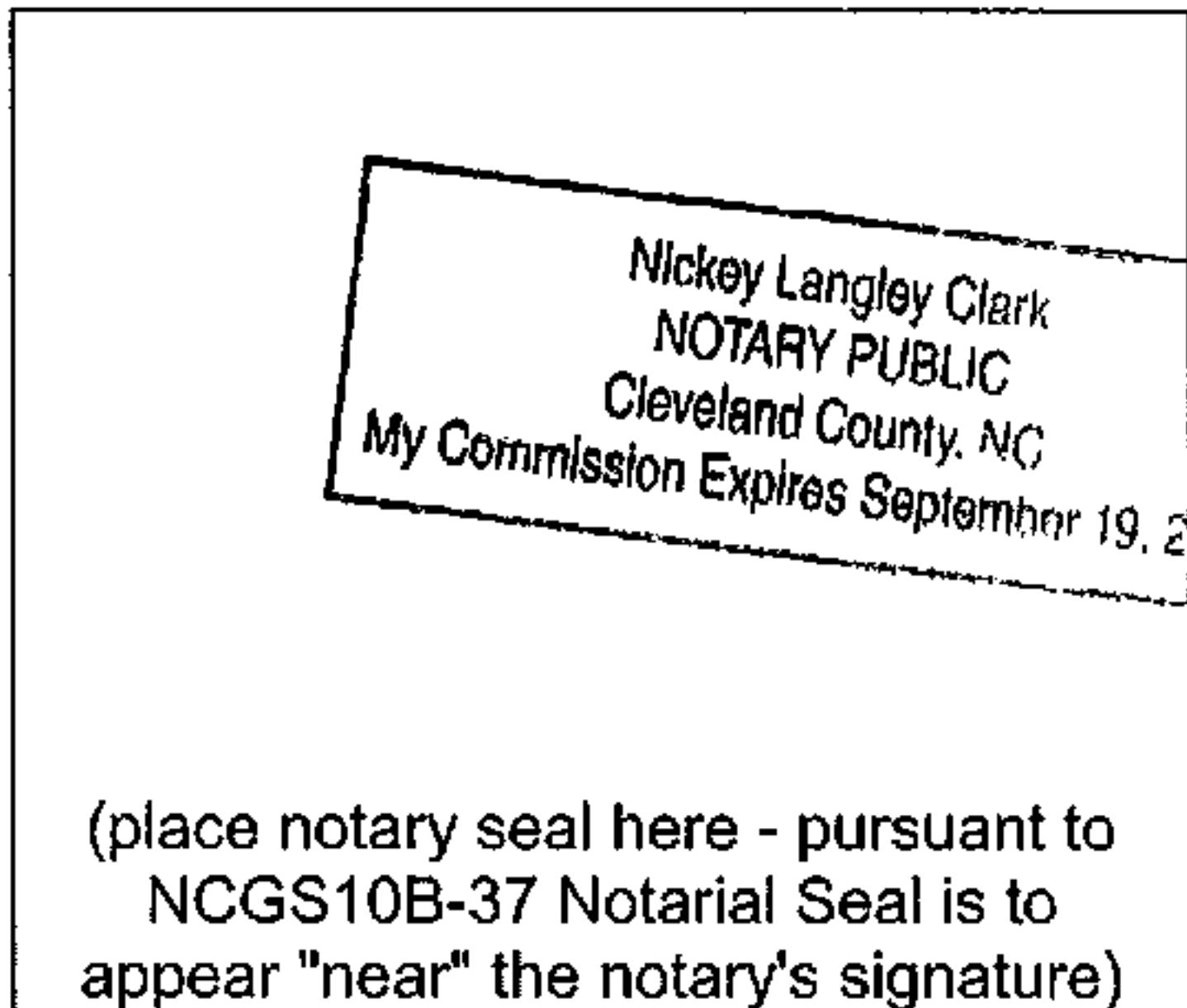
STATE OF NORTH CAROLINA

HARNETT COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Sherry Hennings Harrison

This the 14th day of December, 2021.



Nickey Langley Clark

 Notary
Nickey Langley Clark

 Print Name
 My Commission Expires: 9/19/2024

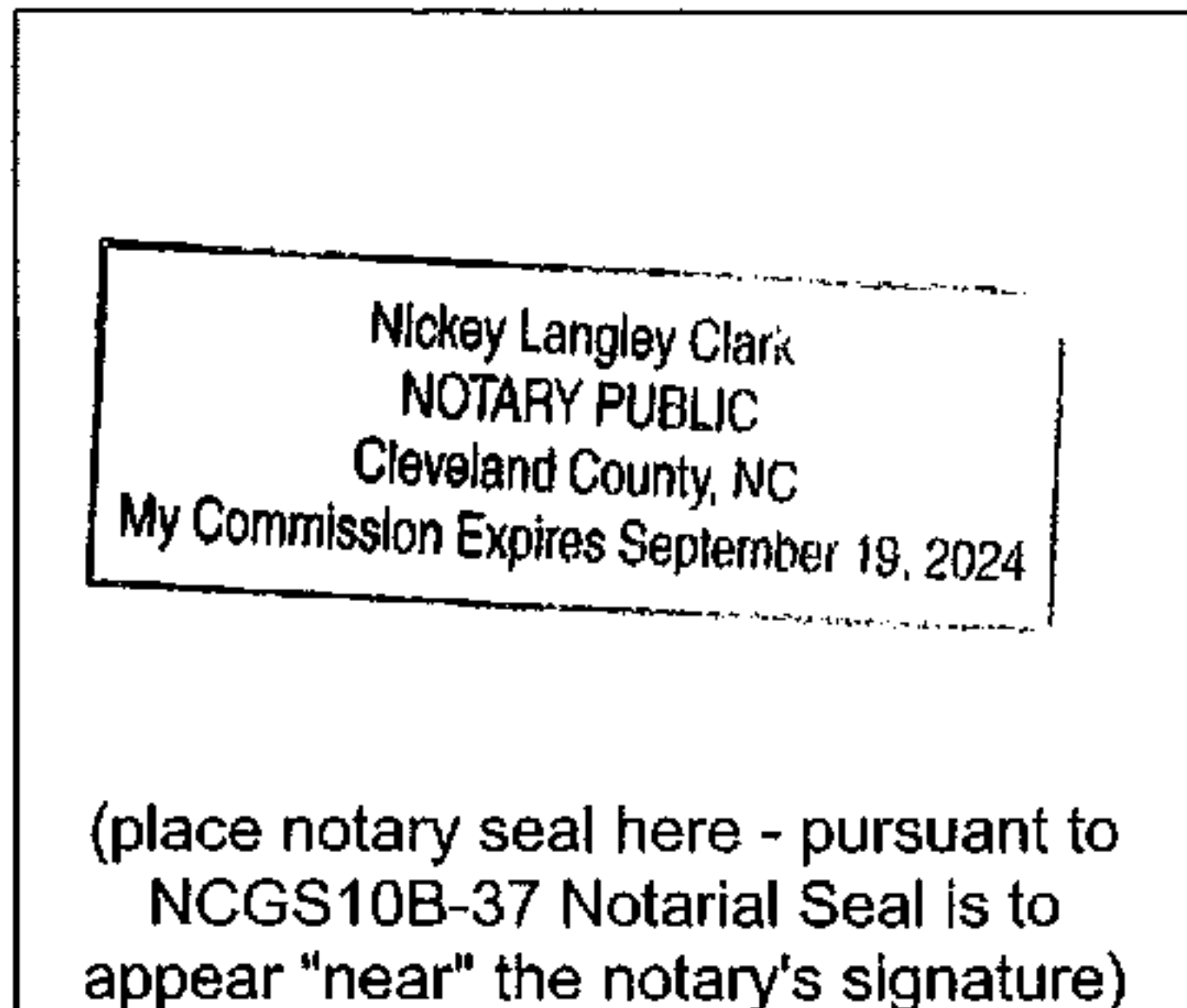
STATE OF NORTH CAROLINA

HARNETT COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Richard K. Harrison

This the 14th day of December, 2021.



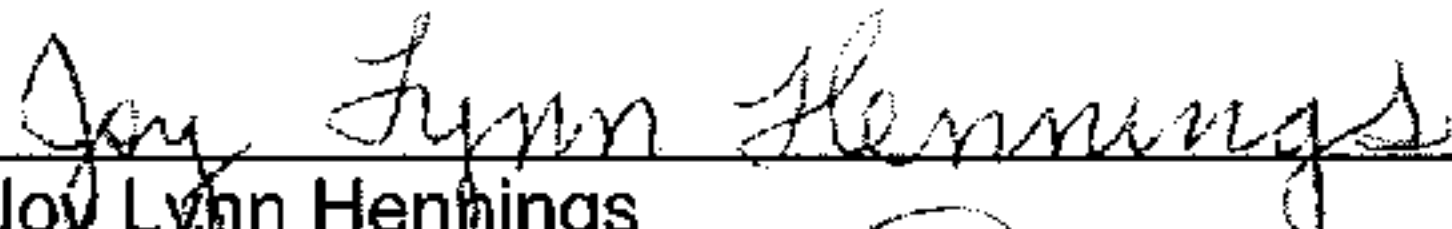
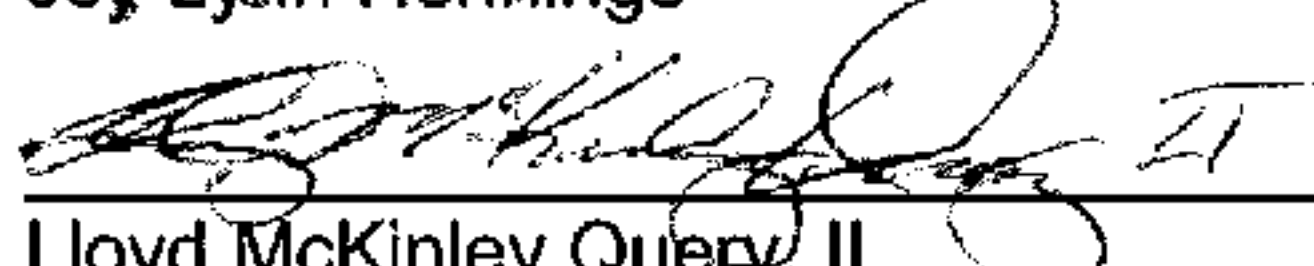
Nickey Langley Clark

 Notary
Nickey Langley Clark

 Print Name
 My Commission Expires: 9/19/2024

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in the corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors.

The property herein is is not the principal residence of the Grantors.

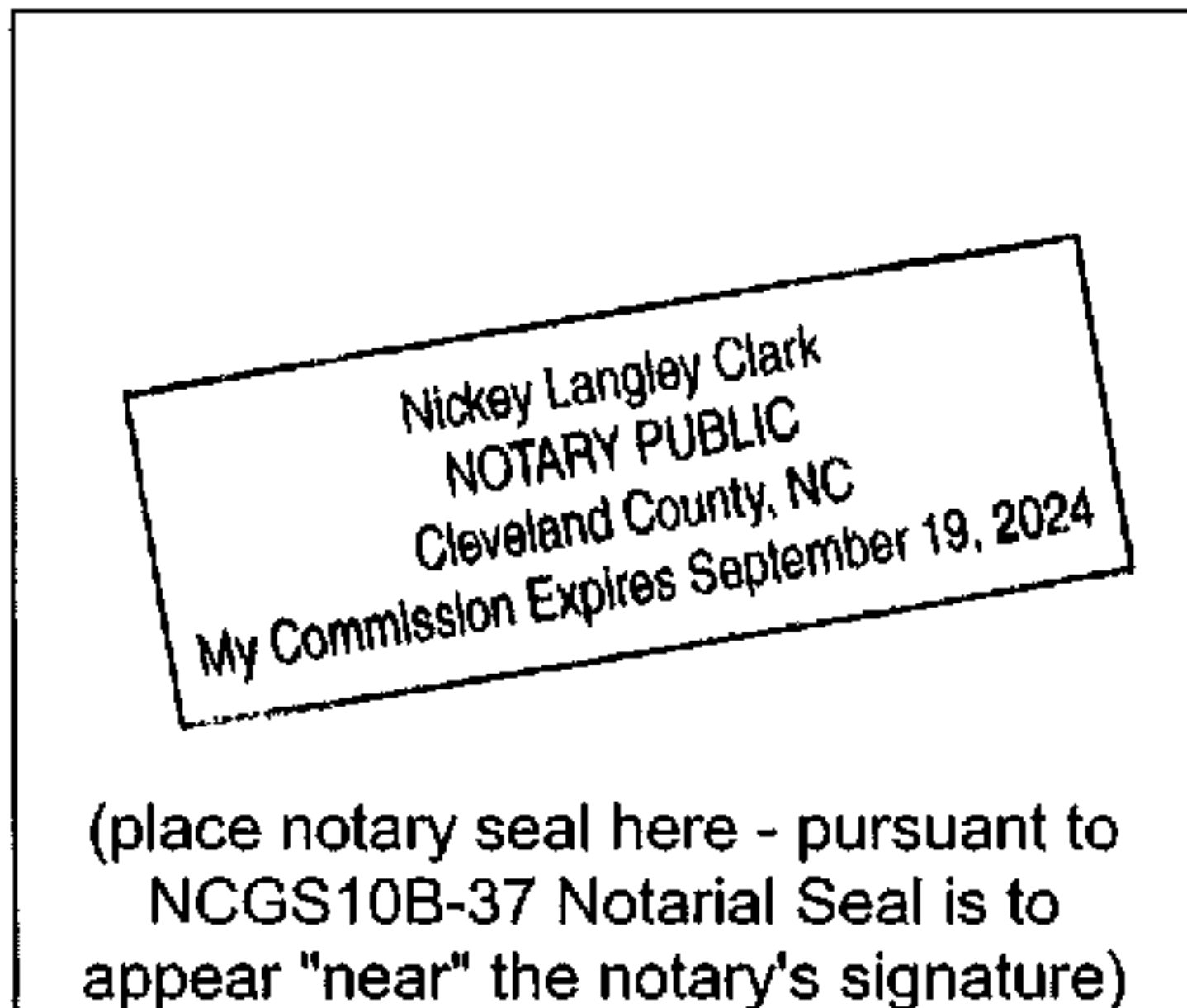

Joy Lynn Hennings

Lloyd McKinley Query, II


STATE OF NORTH CAROLINA
HARNETT COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Joy Lynn Hennings

This the 16th day of December, 2021.




 Notary
Nickey Langley Clark
 Print Name

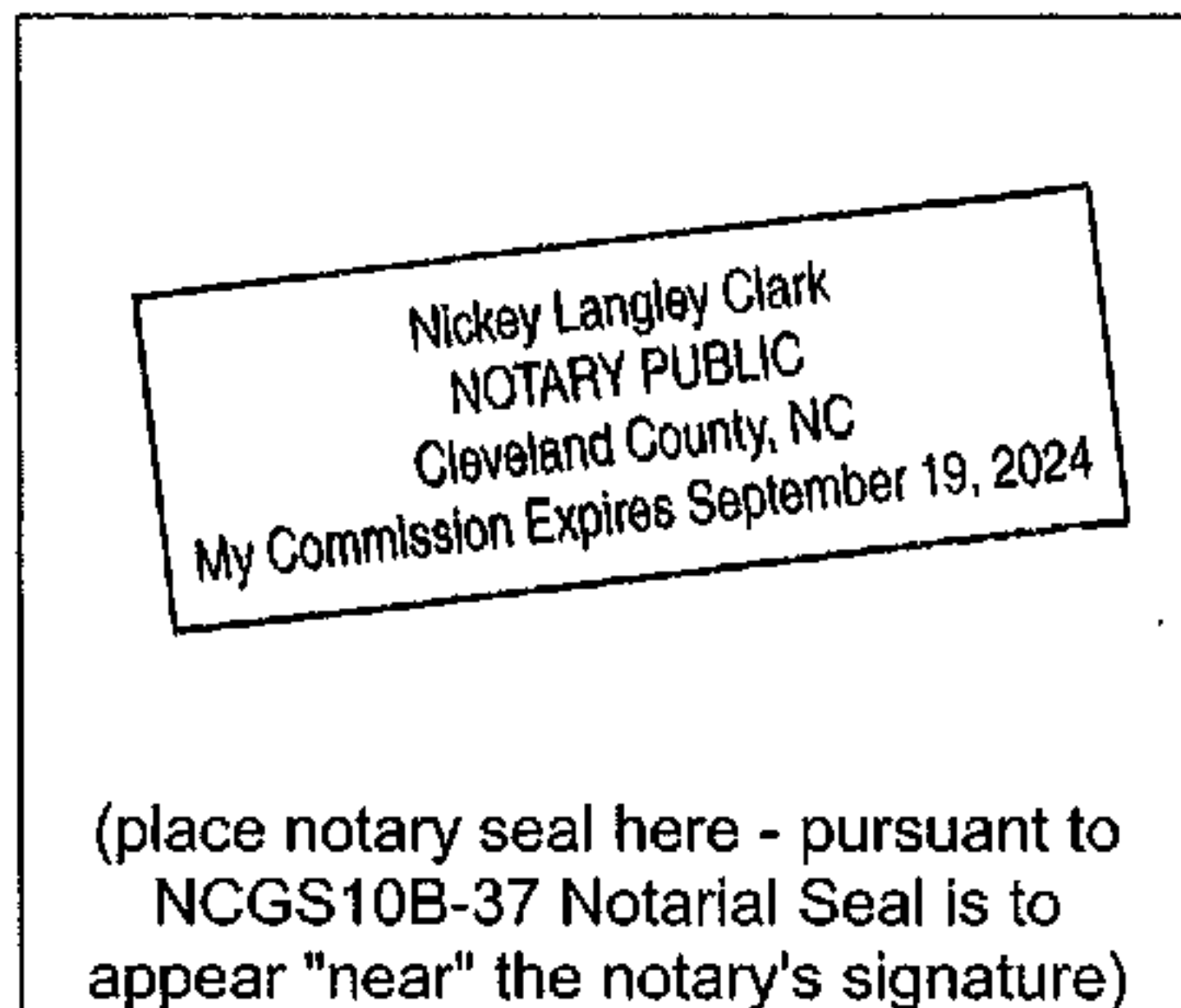
My Commission Expires: 9/19/2024

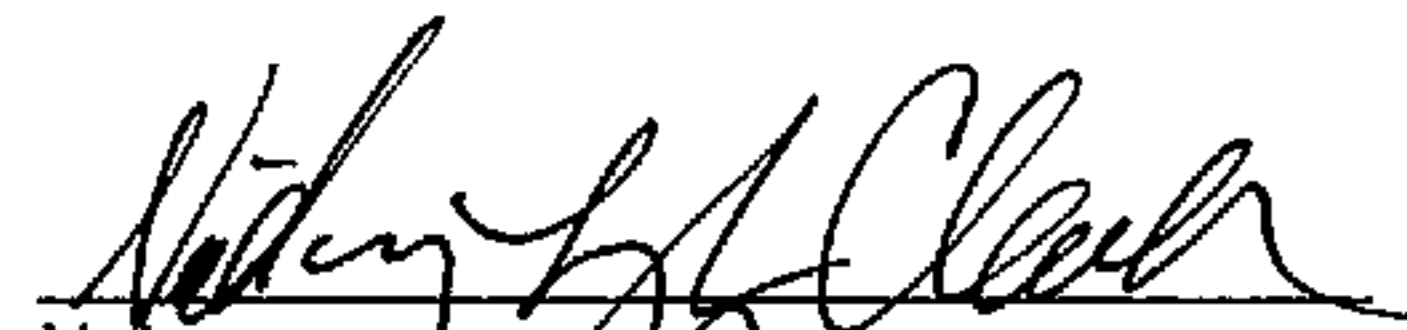
STATE OF NORTH CAROLINA
HARNETT COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Lloyd McKinley Query, II

This the 16th day of December, 2021.




 Notary
Nickey Langley Clark
 Print Name

My Commission Expires: 9/19/2024

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Carolyn Joan Lane Hennings



Daniel Webb Peavey

STATE OF NORTH CAROLINA
HARNETT COUNTY

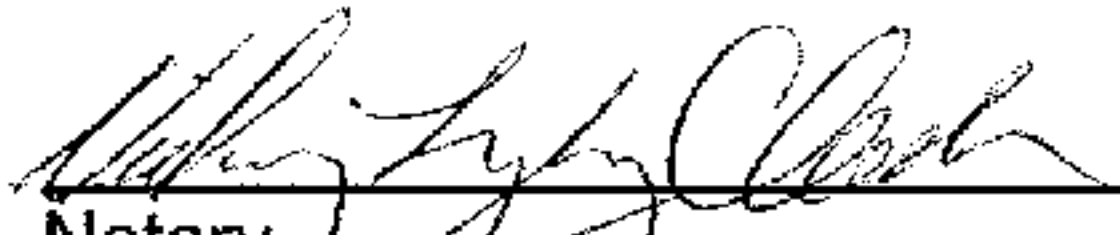
I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Carolyn Joan Lane Hennings

This the 10th day of December, 2021.

Nickey Langley Clark
NOTARY PUBLIC
Cleveland County, NC
My Commission Expires September 19, 2024

(place notary seal here - pursuant to
NCGS10B-37 Notarial Seal is to
appear "near" the notary's signature)



Notary
Nickey Langley Clark

Print Name

My Commission Expires: 9/19/2024

STATE OF NORTH CAROLINA
HARNETT COUNTY


I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Daniel Webb Peavey

This the 10th day of December, 2021.

Nickey Langley Clark
NOTARY PUBLIC
Cleveland County, NC
My Commission Expires September 19, 2024

(place notary seal here - pursuant to
NCGS10B-37 Notarial Seal is to
appear "near" the notary's signature)



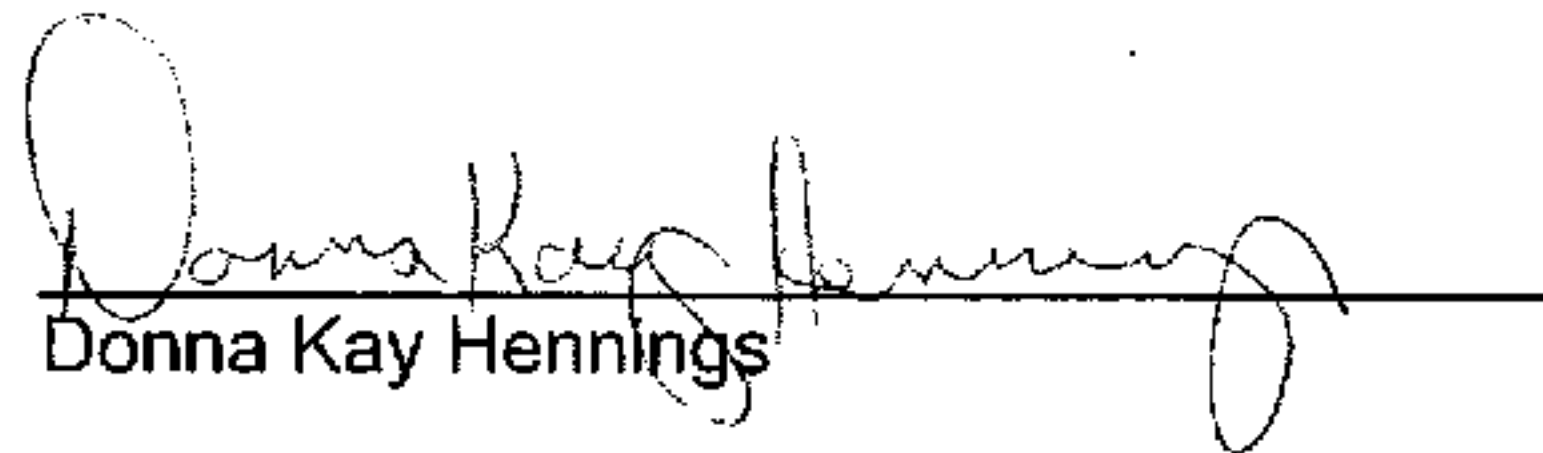
Notary
Nickey Langley Clark

Print Name

My Commission Expires: 9/19/2024

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The property herein is is not the principal residence of the Grantors.


Donna Kay Hennings

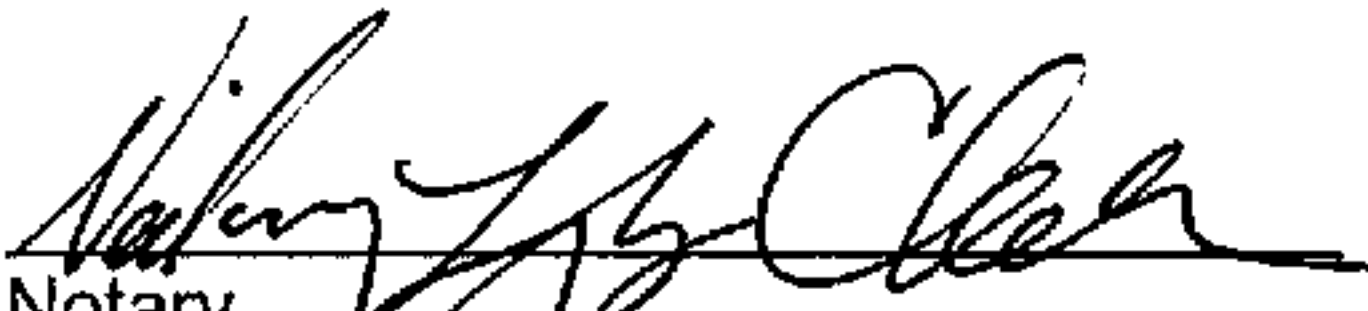
STATE OF NORTH CAROLINA
HARNETT COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Donna Kay Hennings

This the 14th day of December, 2021.

Nickey Langley Clark NOTARY PUBLIC Cleveland County, NC My Commission Expires September 19, 2024
(place notary seal here - pursuant to NCGS10B-37 Notarial Seal is to appear "near" the notary's signature)


 Notary
Nickey Langley Clark
 Print Name

My Commission Expires: 9/19/2024