

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
03/03/2023 02:37:46 PM NC Rev Stamp: \$45.00
Book: 4184 Page: 1217 - 1218 (2) Fee: \$26.00
Instrument Number: 2023003240

HARNETT COUNTY TAX ID #
050613 0222

03-03-2023 BY: AG

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$45.00

Delinquent taxes, if any, to be paid by the closing attorney to the County Tax Collector upon disbursement of closing proceeds

Parcel or Real Estate ID No. 050613 0222 Verified by _____ County on the ____ day of _____, 20__

By: _____

Mail/Box to: Grantee

This instrument was prepared by: Jackson Law, P.C., 3605 Glenwood Avenue, Suite 480, Raleigh, NC 27612

Brief description for the Index: Lot 42, Block 4, Captain's Landing Subdivision, Phase I

THIS DEED made this 2nd day of March, 2023, by and between:

GRANTOR	GRANTEE
Thomas Edward Ring, Jr., an unmarried person 57 Royal Street Fuquay-Varina, NC 27526	Family Building Company II, LLC, a Limited Liability Company 1016 Mockingbird Drive Raleigh, NC 27615

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 Town or City of Fuquay Varina, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lot 42, Block 4, Captain's Landing Subdivision, Phase I, as shown on plat recorded in Plat Cabinet 21, Slide 52, Harnett County Registry.

Property Address: Jasmine Road, Lot 42, Block 4, Fuquay Varina, NC 27526
Parcel: 050613 0222

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3866, Page 895.

All or a portion of the property herein conveyed _____ includes or X does not include the primary residence of Grantor.

A map showing the above described property is recorded in Plat Cabinet 21 at Slide 52.

Submitted electronically by "Jackson Law, P.C."
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

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: Easements and restrictions of record that do not materially affect the value of the property, 2023 Ad Valorem taxes.

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

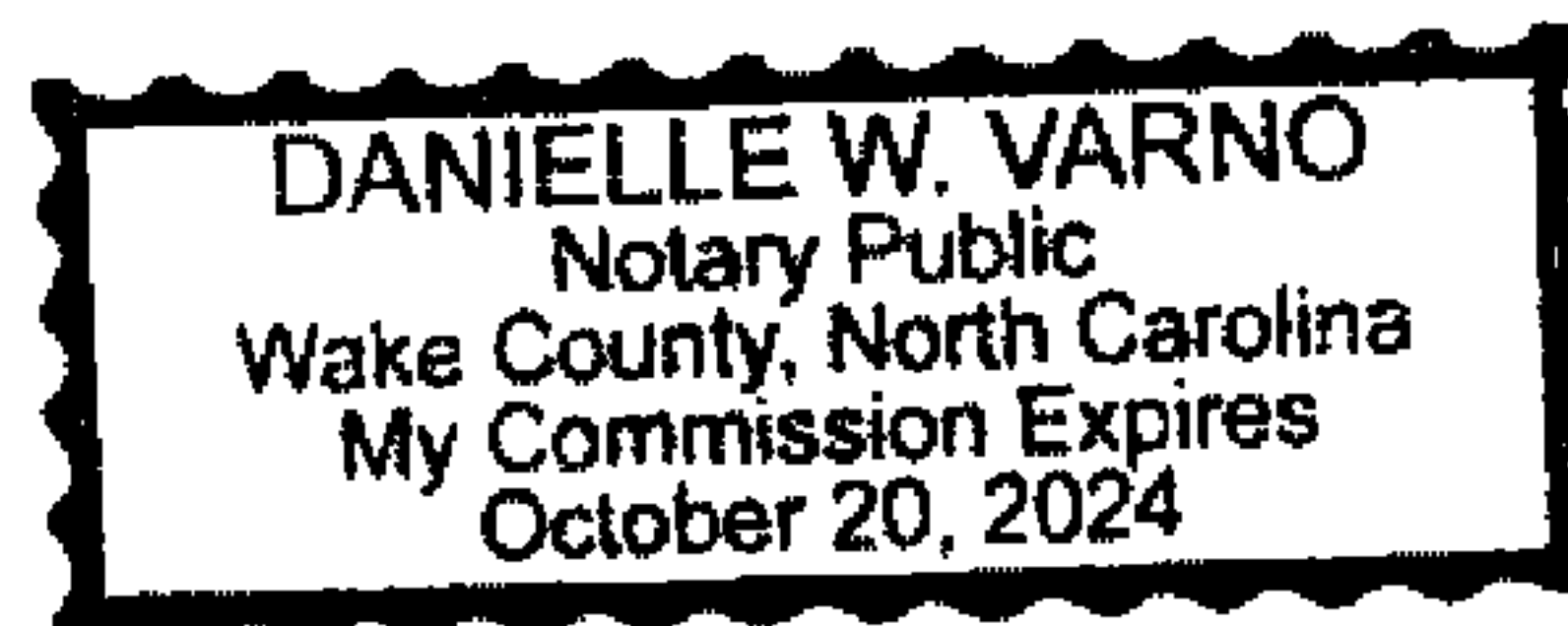
Thomas Edward Ring, Jr.
Thomas Edward Ring, Jr.

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I, *Danielle W. Varno*, Notary Public, do hereby certify that Thomas Edward Ring, Jr. personally appeared before me this day and acknowledged the due execution of the foregoing instrument.
Witness my hand and official seal this 2nd day of March, 2023.

Danielle W. Varno
Official Signature of Notary
Printed or typed name of Notary

My Commission Expires: *10/20/2024*



(affix seal here)