

B3615 - P847

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2018 Jun 19 03:20 PM NC Rev Stamp: \$ 0.00
Book: 3615 Page: 847 - 848 Fee: \$ 26.00
Instrument Number: 2018008787

HARNETT COUNTY TAX ID#
130610 0251 01

06-19-2018 BY SB

Submitted electronically by April E. Stephenson PA in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

**NORTH CAROLINA
GENERAL WARRANTY DEED**

Excise Tax: \$0.00 JP MP

Recording Time, Book and Page

Tax Map No.

Parcel Identifier No. Portion of 130610 0251

Mail after recording to: Mr. & Mrs. Sayre 216 Upper Deck Sanford, NC 27332

This instrument was prepared by: April E. Stephenson, Attorney at Law DOCUMENT PREPARATION ONLY/NO TITLE EXAMINATION

THIS DEED made this 15th day of June, 2018 by and between

GRANTORS

MATTHEW N. PATTERSON and wife, JESSICA M. PATTERSON
97 Northridge Trl
Sanford, NC 27332

GRANTEES

WAYNE SAYRE and wife, VERONICA SAYRE
216 Upper Deck
Sanford, NC 27332

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 or parcel of land situated in Upper Little River Township, Harnett County, North Carolina, and more particularly described as follows:

BEING ALL OF TRACT 1, containing 0.92 acre, more or less, according to a survey entitled, "Survey for: Matthew N. & Jessica M. Patterson and Wayne & Veronica Sayre", prepared by Bennett Surveys, dated May 15, 2018 and recorded at Plat Slide 2018-142, Harnett County Registry. Reference to said map is hereby made for greater certainty of description.

SUBJECT TO Deed of Trust recorded at Book 3480, Page 954, Harnett County Registry.

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book _____, Page _____, _____ County Registry.

A map showing the above described property is recorded in Plat Slide 2018-142, and referenced within this instrument.

The above described property does does not include the primary residence of the Grantor.

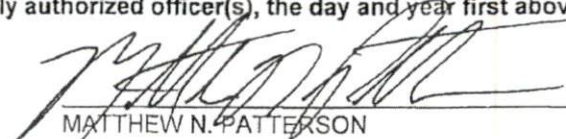
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

(ENTITY NAME)

 (SEAL)
MATTHEW N. PATTERSON

By: _____

Title: _____

 (SEAL)
JESSICA M. PATTERSON

By: _____

Title: _____


(SEAL)

(SEAL)

NORTH CAROLINA Lee COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Matthew N. Patterson & Jessica M. Patterson Witness my hand and official stamp or seal, this the 15th day of June, 2018.

My Commission Expires: 8-20-21


Notary Public

MARGARET E. WILLIAMS
Notary Public
Hoke County, NC