

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded

09/15/2023 11:47:39 AM NC Rev Stamp: \$0.00
Book: 4207 Page: 1711 - 1712 (2) Fee: \$26.00
Instrument Number: 2023015600

HARNETT COUNTY TAX ID #
010514 0567 01
010514 0567 02
010514 0567 03

09-15-2023 BY: MMC

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: 0.00

Parcel Identifier No. 0514-53-4642.00; 0514-53-4444.000; 0514-53-4542.000 Verified by _____ County on the ____ day
of _____, 20____
By: _____

Mail/Box to: F. Stuart Clarke _____

This instrument was prepared by: F. Stuart Clarke **without title examination or certification** _____

Brief description for the Index: Lots 1, 2 and 3 _____

THIS DEED made this 19th day of May, 2021, by and between

GRANTOR	GRANTEE
NORTH SOUTH PROPERTIES, LLC Post Office Box 766 Spring Lake, NC 28390	WELCO CONTRACTORS, INC. Post Office Box 766 Spring Lake, NC 28390

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 or parcel of land situated in the City of _____, _____ Township, HARNETT County, North Carolina and more particularly described as follows:

BEING all of Lots 1, 2 and 3 according to entitled "Major Subdivision Map for Overhills Creek Section 8" according to a plat of same being duly recorded in Book of Plats 2023, Page 443, Harnett County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2345 page 569

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

A map showing the above described property is recorded in Plat Book 2023 Page 443.

Submitted electronically by "Thorp and Clarke, PA"
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:

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.

NORTH SOUTH PROPERTIES, LLC (SEAL)

By: William S. Wellons, Jr. (Entity Name) Print/Type Name: _____

Print/Type Name & Title: William S. Wellons, Jr., Manager Print/Type Name: _____ (SEAL)

By: William S. Wellons, Jr. Print/Type Name: _____ (SEAL)

Print/Type Name & Title: _____ Print/Type Name: _____

By: _____ (SEAL)

Print/Type Name & Title: _____ Print/Type Name: _____

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20____.

My Commission Expires: _____
(Affix Seal)

Notary Public
Notary's Printed or Typed Name

State of NORTH CAROLINA - County of Cumberland

I, the undersigned Notary Public of the County of Sampson and State aforesaid, certify that WILLIAM S. WELLONS, JR. personally came before me this day and acknowledged that he is the Member-Manager of NORTH SOUTH PROPERTIES, 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 14th day of September, 2023

My Commission Expires March 27, 2027
(Affix Seal)

Nancy Kay West
Nancy Kay West Notary Public
Notary's Printed or Typed Name

