

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
11/22/2023 02:48:26 PM NC Rev Stamp: \$1,980.00
Book: 4215 Page: 844 - 845 (2) Fee: \$26.00
Instrument Number: 2023019681

HARNETT COUNTY TAX ID#
110661 0055 15
AND OTHERS LISTED
11-22-2023 BY SM

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax: **\$1,980.00**

Parcel Identifier No. 110661 0055 15; 110661 0055 16; 110661 0055 17; 110661 0055 18; 110661 0055 19; 110661 0055 20;
110661 0055 21; 110661 0055 22; 110661 0055 23; 110661 0055 24 & 110661 0055 25 Verified by _____ County on
the ____ day of _____, 20____
By: _____

Mail/Box to: Grantee

This instrument was prepared by: Currie Tee Howell, Attorney; Adams, Howell, Sizemore & Adams, P.A.

Brief description for the Index: Lots 12 – 22, Heritage at Neill’s Creek Subdivision, Map # 2023 – 520 through 521

THIS DEED made this 21st day of November, 2023, by and between

GRANTOR	GRANTEE
HLM Legacy Partnership, LLC, a North Carolina limited liability company	New Home Inc. LLC, a North Carolina limited liability company
10305 Penny Road Raleigh, NC 27606	1611 Jones Franklin Road, Ste 101 Raleigh, NC 27606

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 Neill’s Creek Township, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lots 12 – 22, inclusive, Heritage at Neill’s Creek Subdivision, as shown on that plat recorded in Map # 2023, Pages 520 – 521, Harnett County Registry.

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

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

A map showing the above described property is recorded in Map # 2023 – 520 through 521.

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 has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, other than the following exceptions:

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

GRANTOR:

HLM Legacy Partnership, LLC, a North Carolina limited liability company

By: *Bryant Montague* (SEAL)
Bryant Montague, Manager

State of NC - County or City of Wake
I, the undersigned Notary Public of the County or City of Wake and State aforesaid, certify that Bryant Montague personally came before me this day and acknowledged that he is the Manager of HLM Legacy Partnership, 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 21 day of November, 2023.

My Commission Expires: 6/11/2028
(Affix Seal)

Ellen M. Haynes
Ellen M. Haynes
Notary's Printed or Typed Name

