Matthew S. Willis Register of Deeds Harnett County, NC **Electronically Recorded** 10:40:54 AM NC Rev Stamp: \$0.00

Book: 4232 Page: 978 - 979 (2)

04/26/2024

Fee: \$26.00

Instrument Number: 2024006852

HARNETT COUNTY TAX ID # 010514 0567 04 010514 0567 05 010514 0567 06 and Others as Listed

04-26-2024 BY: MMC

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$0

Parcel Identifier No.: 0514-53-4313,000; 0514-53-5226.000; 0514-53-6362.000; 0514-53-6448.000; 0514-53-7482.000; 0514-53-7288.000; 0514-53-8294.000; 0514-63-0236.000; 0514-53-9491.000; 0514-53-9563.000; 0514-53-8692.000; 0514-53-7684.000; 0514-53-6644.000

Mail/Box to: Thorp and Clarke, PA

This instrument was prepared by: F. Stuart Clarke **WITHOUT TITLE EXAM OR CERTIFICATION**

Brief description for the Index: Lots 4 - 16 Overhills Creek Section 8

THIS DEED made this day of

2024, by and between

GRANTORS

GRANTEE

NORTH SOUTH PROPERTIES, LLC PO Box 766 Spring Lake, NC 28390

WELLCO CONTRACTORS, INC. PO Box 766 Spring Lake, NC 28390

The designation Grantor and Grantees 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 Grantees, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantees in fee simple, all that certain lot, parcel of land or condominium unit situated in the Town of Spring Lake, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lots 4, 5, 6, 7, 8, 9, 10, 11, 12, 13, 14, 15 and 16 in a subdivision known as OVERHILLS CREEK, SECTION 8, according to a plat of same duly recorded in Book of Maps 2023, Page 443, Harnett County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 2345, Page 569.

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

Page 1 of 2

NC Bar Association Form No. 3 © Revised 7/2013 Printed by Agreement with the NC Bar Association

North Carolina Bar Association - NC Bar Form No. 3 North Carolina Association of Realtors, Inc. - Standard Form 3

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.

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

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.

(SEAL) William S. Wellons, Jr., President the undersigned Notary Public of the County of and State aforesaid, certify that WILLIAM S. WELLONS, JR., Manager of NORTH SOUTH PROPERTIES, LLC. 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 Abelay of

My Commission Expires:

(Affix Seal)

State of North Carolina - County of