

HARNETT COUNTY TAX ID#

070598 0131



Instrument # 2024002142
Recorded: 02/09/2024 02:19:07 PM
Fee Amt \$26.00 Page 1 of 2
Excise Tax \$0.00
Harnett County, North Carolina
Matthew S. Willis, Register of Deeds
BK 4222 PG 2966 - 2967 (2)

2-9-24 BY mmc

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$0.00

Parcel Identifier No. 071508 0131 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: Mail to: Grantee

This instrument was prepared by: Pope & Pope, Attorneys at Law, P.A. (File No. 23.640)

Brief description for the Index: Undivided Int., 21.79 Acre Tract, John H. Parker Prop. PC#1/226

THIS DEED made this 9 day of February, 2024, by and between

GRANTOR	GRANTEE
<p>Terry L. Turner, widower</p> <p>1623 Ashe Avenue Dunn, NC 28334</p>	<p>Kristine Lynn Aslakson and spouse, Mitchel David Aslakson</p> <p>1817 Sweetshrub Linden, NC 28356</p>

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

Property Address: Blueberry Lane, NC

BEGINNING at a point located South 16 degrees 06 minutes West, 658.51 feet from an iron pipe dividing the property of John H. Parker, Jr., Leonard C. Parker and Merle Upchurch, said iron pipe being located on the eastern margin of SR 2012, and runs thence North 73 degrees 35 minutes West 2642.57 feet to a stake corner with John H. Parker, Jr. and Max G. Matthews and runs thence as the Matthews line, South 60 degrees 19 minutes West 489.99 feet to a concrete monument corner with C. M. Mabry and Agnes Avery Benson and runs thence South 74 degrees 11 minutes East, along the Benson line, 1449.63 feet to an iron stake and runs thence North 15 degrees 19 minutes East 6.60 feet to a stake and runs thence South 73 degrees 35 minutes East 1534.82 feet to a corner with Elsie P. Avery and Merty Parker and runs thence along the Parker line North 16 degrees 06 minutes East 331.32 feet to the point of BEGINNING and contains 21.79 acres, more or less, and is Lot No. 3 as shown on Map of Division of John H. Parker land, Grove Township, Harnett County, North Carolina made by Piedmont Surveying, Dunn, North Carolina, June 17, 1981. Reference to Plat Cabinet 1, Slide 226, Harnett County Registry.

TOGETHER WITH a right of way and perpetual easement for the purpose of ingress, egress and the location of Public Utilities extending from the above parcel to N.C.S.R. 2012 as shown on survey map recorded in Plat Cabinet F, Slide 709, Harnett County Registry and described in Deed of Easement recorded in Book 1196, Page 351, Harnett County Registry.

This being all the interest of Terry L. Turner (widower) conveyed by deed dated August 15, 2007 and filed in Deed Book 2413, Page 535 of the Harnett County Registry. For further reference see: Deed Book 722, Page 998.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 2413, Page 535

Harnett County Registry

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

A map showing the above described property is recorded in Plat Book 1 page 226.

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:

1. 20234 Harnett County ad valorem taxes and subsequent years are not yet due and payable.
2. This property is sold subject to all restrictions, easements, rights-of-way, covenants, and other such matters of record.

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

 (Entity Name) Terry L. Turner (SEAL)
 By: _____ Print/Type Name: Terry L. Turner

 Print/Type Name & Title: _____ (SEAL)
 Print/Type Name: _____

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

By: _____ (SEAL)
 Print/Type Name & Title: _____ Print/Type Name: _____

State of North Carolina - County or City of Harnett

I, the undersigned Notary Public of the County or City of Harnett and State aforesaid, certify that Terry L. Turner 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 8 day of February, 2024.

My Commission Expires: 4/23/25
 (Affix Seal) William M. Pope Notary Public
 Notary's Printed or Typed 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: _____ Notary Public
 (Affix Seal) Notary's Printed or Typed Name

State of _____ - County or City of _____

I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), 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 _____ day of _____, 20_____.

My Commission Expires: _____ Notary Public
 Notary's Printed or Typed Name

HARNETT COUNTY TAX ID#

070598 0131

5-1-24 BY SM



Instrument #: 2024007199
Recorded: 05/01/2024 12:29:33 PM
Fee Amt: \$26.00 Page 1 of 1
Excise Tax: \$0.00
Harnett County, North Carolina
Matthew S. Willis, Register of Deeds
BK 4233 PG 220 - 220 (1)

CORRECTIVE AFFIDAVIT

Giving notice of typographical or other minor error pursuant to NCGS 47-36.1

Title of Original Instrument: Warranty Deed

Date of Recording: 02/09/2024

Recording Book and Page: Deed Book 4222, Pages 2966-2967, Harnett County Registry.

Original Parties to the Instrument:

Grantor(s): Terry L. Turner, Widow

Grantee(s): Kristine Lynn Aslakson and spouse Mitchel David Aslakson

Now comes the undersigned, being first duly sworn and does say the following:

1. I am an attorney duly licensed to practice law in the State of North Carolina and am the President of Pope & Pope, Attorneys at Law, P.A..
2. I prepared that certain North Carolina General Warranty Deed dated February 8, 2024 from Terry L. Turner, Grantor to Kristin Lynn Aslakason and spouse, *Mitchel David Aslakson* and recorded February 9, 2024 in Deed Book 4222, Page 2966, Harnett County Registry.
3. Through mutual mistake, inadvertence or mistake of the draftsmen the instrument referenced above, contained the following typographical or other minor error:

The first name of Mitchell David Aslakson was misspelled. His name on the deed was *Mitchel David Aslakson*. His correct name as shown on his North Carolina Driver's license is Mitchell David Aslakson.
4. It was the intent of the parties to the Instrument that the erroneous information in the Instrument referenced above, as corrected, should read as follows:

The name of the Grantee should be "Mitchell David Aslakson"
5. This Affidavit is prepared and filed pursuant to N.C. Gen. Stat. §47-36.1, as amended.

William M. Pope, Affiant

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

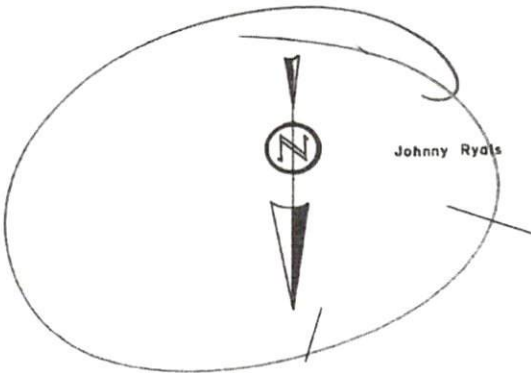
Signed and sworn to or affirmed before me
this 1st day of May, 2024

Emilie R. Riddle
Notary Public

My Commission Expires: 08/28/2028

EMILIE R RIDDLE
NOTARY PUBLIC
HARNETT COUNTY,
NORTH CAROLINA

SEAL



Johnny Ryals

Merty Parker

Pauline Ennis

Luther Turner

Jessie Parker

Donnie Price

Gerald Johnson

(5) A.L. Parker 17.00 Acres

(4) Elsie P. Avery 29.50 Acres

(3) Betha P. Turner 21.79 Acres

(2) John H. Parker, Jr 38.08 Acres
- 1.36 Acres deeded in Bk. 580, Pg. 522
36.72 Acres net

Merle Upchurch

Caroline Power & Light Transmission Power Line

Pauline Tart
Book 367, Page 588

R. E. Avery
Book 459, Page 109

Agnes Avery Benson
Book 593, Page 159

C. M. Avery

Max G. Matthews

Andrew H. Joyner

STATE OF NORTH CAROLINA

Notary Public

June 10, 1981

Deed Reference:

Deed Book	Page
356	193
278	136
196	503

North Carolina — Harnett County

The foregoing certificate of Andrew H. Joyner

Notary Public (Notary Seal) is correct. This instrument was filed in the office of the Register of Deeds for Harnett County, North Carolina, on this 23rd day of June 1981 at 10:16 a.m.

Clayde L. Ross

DIVISION OF

JOHN H. PARKER land

GROVE TOWN, HARNETT CO., N.C.

SURVEY BY: PIEDMONT SURVEYING, DUNN, N.C.

892-2511

JUNE 17, 1981

SCALE: 1" = 300'

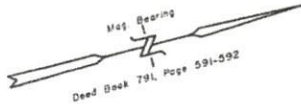
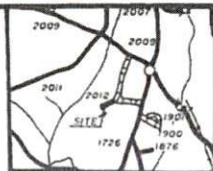
PC #1
Slide 221
226

NOTE: This property does not appear to be located within 2,000 feet of a N.C. Grid System Monumentation

LEGEND

- FIP.....Found Iron Pipe
- SIP.....Set Iron Pipe
- FCM.....Found Concrete Monument
- FPKN.....Found P.K. Nail
- SPKN.....Set P.K. Nail
- FRB.....Found Rebar
- SRB.....Set Rebar
- FLS.....Found Lightwood Stake
- R/W.....Right of Way
- Centerline

NOTE: Survey of Parcel "A" (0.50 acre) and Parcel "B" (0.23 acre) all being portions of that tract as recorded in Deed Book 791, Page 591-592, Harnett County Registry.



No Approval Necessary

Chris J. L.
Town of Edwin

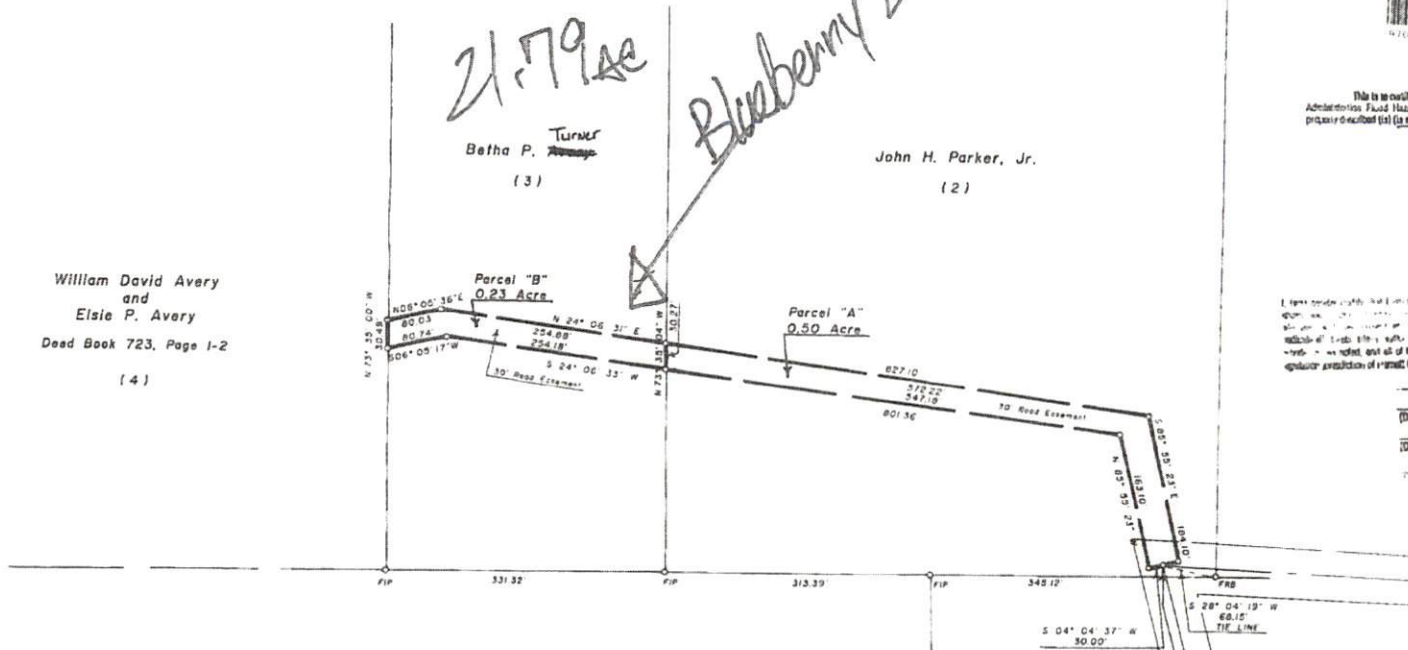
3-2-97
DATE



This is to certify that I have examined the Federal Insurance Administration Flood Hazard Boundary Maps and found that the property described (a) (b) (c) is located in a special flood hazard zone.

Andrew H. Joffe
Surveyor

70# F Slide 709D



30' ROAD EASEMENT FOR INGRESS-EGRESS & PUBLIC UTILITIES

PROPERTY OF:

**BETHA P. TURNER,
WILLIAM DAVID AVERY
and wife,
ELSIE P. AVERY**

GROVE TWP., HARNETT COUNTY, N.C.

SURVEY BY: **PIEDMONT SURVEYING**
P.O. Box 115, Dunn, N.C. 28334
Phone (910) 892-2511

ZONE: RA-30 MARCH 05, 1997 SCALE: 1" = 100'



Merly Parker

Leonard C. Parker (11)

Carolyn
H. Culbreth
Culbreth & Culbreth
CO
RE F - 709D
26 March 97
By Ruby I. Saba

Andrew H. Joffe
Surveyor
709
Harnett County, N.C.

Seal of Harnett County, N.C. dated 1997.



Carolyn H. Culbreth
Surveyor
198

Seal of Harnett County, N.C. dated 1997.

Tax Parcel 10th out of 07-0598-0131 + 07-0598-0128

PC# F Slide 709-D

PC# F Slide 709-D

9704105

Blueberry LN

FILED
BOOK 1196 PAGE 351-352

MAR 26 PM 1 28

NORTH CAROLINA
HARNETT COUNTY

DEED OF EASEMENT

GAYLE B. BENDER
REGISTER OF DEEDS
HARNETT COUNTY, NC

THIS DEED OF EASEMENT, made this the 21st day of March, 1997, by and between JOHN H. PARKER, JR. and wife, ELOISE PARKER, of Harnett County, North Carolina, parties of the first part, to BERTHA P. TURNER, of Harnett County, North Carolina, parties of the second part;
*Rt 3 Box 853
Dunn, NC 28334*

WITNESSETH:

That for and in consideration of the sum of Ten Dollars and other good considerations to them paid by said parties of the second part, receipt of which is hereby acknowledged, the said parties of the first part have bargained and sold by these presents do bargain, sell and convey to parties of the second part, their successors and assigns, a right-of-way and perpetual easement for the purpose of ingress, egress and the location of public utilities over and across those certain lots and parcels of land lying and being in Grove Township, Harnett County, North Carolina, bounded and described as follows:

Being all that certain tract designated as Parcel A on that map entitled "Bertha P. Turner, William David Avery and wife, Elsie P. Avery" as surveyed March 5, 1997 and recorded in Plat Cabinet F, Slide 709-D, Harnett County Registry, to which map reference is hereby made for a more full and complete description of said real property.

TO HAVE AND TO HOLD, a right-of-way and perpetual easement for ingress and egress over and across the aforesaid lots of land with all privileges and appurtenances thereto, belonging to said parties of the second part, their successors and assigns, to their only use and behoof forever.

IN TESTIMONY WHEREOF, said parties of the first part have hereunto set their hand and seal, the day and year first above written.

HARNETT COUNTY TAX ID #
<i>out of</i>
<i>07-0598-0128</i>
BY <u><i>LU</i></u>

John H. Parker, Jr. (SEAL)
John H. Parker, Jr.

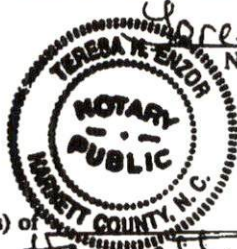
Eloise Parker (SEAL)
Eloise Parker

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

I, *Teresa H. Enzor*, a Notary Public for the County and State aforesaid, do

hereby certify that John H. Parker, Jr. and wife, Eloise Parker, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this the 26th day of March, 1997.



Teresa H. Enzor
Notary Public

My Commission Expires:
7-30-2000

The foregoing certificate (s) of Teresa H. Enzor
Notary of Harnett Co. is/are certified to be

correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Gayle P. Holder REGISTER OF DEEDS FOR Harnett COUNTY
BY: Duby P. Baul DEPUTY/~~ASSISTANT~~ REGISTER OF DEEDS

HARNETT COUNTY, N.C.
FILED DATE 3-26-97 TIME 1:28 PM
BOOK 196 PAGE 351-352
REGISTER OF DEEDS
GAYLE P. HOLDER