

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
11/07/2024 12:10:34 PM
Book: 4260 Page: 96 - 98 (3)
Instrument Number: 2024019850

NC Rev Stamp: \$0.00
Fee: \$26.00

INSTRUMENT OF COMBINATION

S. Bryan Radford, a licensed N.C. attorney. NO TITLE EXAMINATION OR CLOSING HELD.

**NORTH CAROLINA
HARNETT COUNTY**

Harnett Co. Tax Parcel Nos.: 06150601 0050

THIS INSTRUMENT OF COMBINATION, made this 24th day of October, 2024, by **BVA ENTERPRISES, INC., a North Carolina Corporation**, whose mailing address is 1300 Benson Rd., Ste. 110, Garner, NC 27529;

WITNESSETH:

THAT WHEREAS, BVA Enterprises own two contiguous tracts of land, described in Deed Book in Book 4828, Page 1949-1952, Harnett County Registry; and

WHEREAS, the undersigned desires to combine the aforementioned lots into one (1) parcel for tax purposes; and

WHEREAS, this is a limited special purpose instrument to describe the aforementioned properties by one common boundary line and is not a conveyance and does not change or modify in any manner the ownership interest in the above referenced properties; and


WHEREAS, the parties hereto execute this instrument to request the Harnett County Tax Department to combine the two tracts described herein into one parcel for tax purposes.

WHEREAS, upon the execution and recordation of this Instrument of Combination, the above- referenced properties are hereby combined and shall hereinafter be described as follows:

See Attached Exhibit A.

IN WITNESS WHEREOF, the undersigned party has hereunto set its hand and seal, the day and year first above written.

BVA ENTERPRISES, INC., a North Carolina corporation, a North Carolina corporation

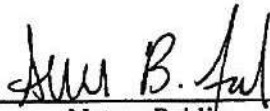
By:  (SEAL)
Patrick B Ford, Member/Manager

STATE OF North Carolina
COUNTY OF Johnston

I, Anna B Ford, a Notary Public, in and for said County and State, do hereby certify that Patrick B Ford, Member/Manager of **BVA ENTERPRISES, INC., a North Carolina corporation**, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes expressed therein.

WITNESSED by hand and Notarial Seal, this 24th day of October, 2024




Notary Public

My Commission Expires: 04-08-28 Printed Name of Notary: Anna B. Ford

EXHIBIT A

Lying and being situate in Harnett County, North Carolina and being more particularly described as follows:

Parcel No. 06150601 0050

BEING the same lands described and referred to in a deed of F. M. Moye and wife, to J. O. Bradley and wife hearing the date of September 4, 1945, and recorded in Book 295, Page 395, of the Registry of Harnett County. Being Lots Nos. Fifteen (15) and Sixteen (16) shown upon that Map made by W. J. Lambert, Surveyor, dated August 28, 1945, recorded in Map Book No. 5, at Page 41, Harnett County Registry, of that tract known as "Hanna Heights" and owned by F. M. Moye, which tract was conveyed to F. M. Moye by E. V. Gainey and C. J. Hanna and their wives, by deed filed for registration in Harnett County Registry, and was conveyed to C. J. Hanna and E. V. Gainey by Joseph M. Lee, Jr. by deed recorded in Book 295, Page 175, Harnett County Registry.

And being the identical land described in deed of J.O. Bradley and wife, Ernestine Bradley, to Voyed Thornton and wife, Gladys G. Thornton, dated February 14th, 1949, and recorded in Book 311, Page 519, Harnett County Reg. Also, being the same land described in deed of Voyed Thornton to Gladys G. Thornton, dated September 27th, 1963, and recorded in Book 427, Page 193, Harnett County Registry.