

Matthew S. Willis Register of Deeds
Harnett County, NC
Electronically Recorded
05/16/2025 03:45:50 PM NC Rev Stamp: \$2,100.00
Book: 4285 Page: 1562 - 1564 (3) Fee: \$26.00
Instrument Number: 2025008844

HARNETT COUNTY TAX ID #
01053609 0028 75
01053609 0028 84
& OTHERS

05-16-2025 BY: LA

NORTH CAROLINA SPECIAL WARRANTY DEED

Excise Tax: \$2,100.00 Parcel Identifier No. 01053609 0028 75, 01053609 0028 84, 01053609 0028 85, 01053609 0028 89, 01053609 0028 90, 01053609 0028 91, 01053609 0028 92, 01053609 0028 93, 01053609 0028 95, 01053609 0028 96, 01053609 0028 97, 01053611 0028 11, 01053611 0028 12, 01053611 0028 14 and 01053611 0028 15 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: Costner Law Office, PLLC, 4520 Mint Hill Village Lane, Suite 205, Mint Hill, NC 28227

This instrument was prepared by: Costner Law Office, PLLC, 4520 Mint Hill Village Lane, Suite 205, Mint Hill, NC 28227

Brief description for the Index: Lots 532, 541, 542, 546, 547, 548, 549, 550, 552, 553, 554, 568, 569, 571, 572, Creekside Oaks North Subdivision

THIS DEED made this 14 day of May, 20 25, by and between

GRANTOR
Woodshire Huff, LLC, a North Carolina limited liability company
2919 Breezewood Avenue
Suite 100
Fayetteville, NC 28303

GRANTEE
Dream Finders Homes, LLC, a Florida limited liability company
14701 Philips Highway
Suite 300
Jacksonville, FL 32256

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 Lillington, _____, Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lots 532, 541, 542, 546-550, 552, 553, 554, 568, 569, 571, and 572 as shown on plat entitled "Creekside Oaks North Subdivision" recorded in Map Book 2024, Page 512 in the Harnett County, North Carolina Public Registry.
The property hereinabove described was acquired by Grantor by instrument recorded in Book 4196 page 562.

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

1 of 3

A map showing the above described property is recorded in Plat Book 2024 page 512.

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 this North Carolina, if an entity by its duly authorized representative.

Woodshire Huff, LLC, a North Carolina limited liability company

Entity Name

By:

Name: D. Ralph Huff, III

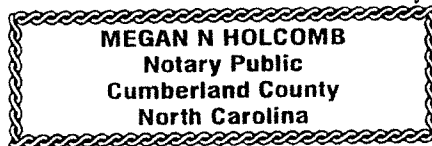
Title: Manager

State of North Carolina – County of Cumberland

I, Megan N Holcomb, the undersigned Notary Public of the County and State aforesaid, certify that D. Ralph Huff, III, personally appeared before me this day and acknowledged that he is the Manager of Woodshire Huff, LLC, a North Carolina limited liability company, and that by authority duly given and as the act of such entity, he/she signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this 14 day of May, 2025

My Commission Expires: November 3, 2029

Notary Public



The foregoing Certificate(s) of _____ 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.

By: _____ Register of Deeds for _____ County
Deputy/Assistant –Register of Deeds