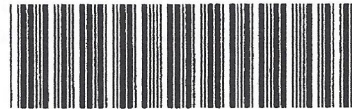


FOR REGISTRATION  
 Kimberly S. Hargrove  
 REGISTER OF DEEDS  
 Harnett County, NC  
 2015 NOV 06 01:14:58 PM  
 BK:3353 PG:834-837  
 FEE:\$26.00  
 INSTRUMENT # 2015015532

ABMCNEILL

HARNETT COUNTY TAX ID#

071519.0006.21



2015015532

11.6.15 BY [Signature]

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: 0

Parcel Identifier No. out of parcel number 1610-29-5419.000 Verified by \_\_\_\_\_ County on the \_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

By: \_\_\_\_\_

Mail/Box to: James R. Levinson, Esq. P.O. Box 117 Benson, NC 27504

This instrument was prepared by: James R. Levinson, Esq.

Brief description for the Index: 1.00 acres more or less

NO TITLE SEARCH/NO TAX EXAMINATION

THIS DEED made this \_\_\_\_\_ day of \_\_\_\_\_ 2015, by and between

GRANTOR

GRANTEE

Rogelio Rincon  
 400 Forever Lane  
 Coats, NC 27521

Roman Flores Rincon  
 PO Box 75  
 Coats, NC 27521

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 the City of \_\_\_\_\_, \_\_\_\_\_ Township, Harnett County, North Carolina and more particularly described as follows:

See Schedule "A" – Legal Description

Subject to all easements and restrictions of record, if any.

The property hereinabove described was acquired by Grantor by instrument number \_\_\_\_\_ in Book 1985 at Page 145.  
All or a portion of the property herein conveyed   X   includes or \_\_\_\_\_ does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book \_\_\_\_\_ Pages \_\_\_\_\_.

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:

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

\_\_\_\_\_  
(Entity Name) Rogelio Rincon (SEAL)  
Print/Type Name: Rogelio Rincon

Print/Type Name & Title: \_\_\_\_\_ Print/Type Name: \_\_\_\_\_ (SEAL)

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 Johnston  
 I, Doreen Anne Moore the undersigned Notary Public of the County or City of Cumberland and  
 State aforesaid, certify that Rogelio Rincon, 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 3rd day of  
November, 2015.

My Commission Expires 12/1/2019  
 (Affix Seal)

Doreen Anne Moore  
Doreen Anne Moore 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: \_\_\_\_\_  
 (Affix Seal)

\_\_\_\_\_  
 Notary Public  
 Notary's Printed or Typed Name

Do deed with this please

Rogelio Ricon

Beginning at an existing iron pipe in the SW corner of the 2.5 acre tract owned by Jesus Ortiz as shown in Map Book 2011 Page 134 and running along the western line of said tract N 22 degrees 48 minutes 32 seconds E 268.07 feet to an existing iron stake thence N 22 degrees 48 minutes 32 seconds E 137.48 feet to a stake in the line of Talamantos as shown in Map 99 Page 208 thence N 88 degrees 44 minutes 05 seconds E 168.6 feet to a point thence S 05 degrees 25 minutes 17 seconds W 375.15 feet to a point, thence S 86 degrees 30 minutes 0 seconds E 55.50 feet to the point of place beginning and containing 1 acre more or less.

This property is subject to an existing 30 foot easement as shown indeed Book 2469 Page 89 running along the eastern edge of this property and then along the northern edge of this property, with Grantor reserving the use of this nonexclusive easement of ingress and egress.