

Type: CRP  
Recorded: 1/23/2026 10:47:58 AM  
Fee Amt: \$360.00 Page 1 of 4  
Revenue Tax: \$334.00  
WAYNE COUNTY, NC  
TINA ARNDER Register of Deeds

**Indexed**

**BK 4053 PG 801 - 804**

SPECIAL WARRANTY DEED

Parcel: 3532432736, 3532444043, 3532445179, 3532447314, and 3532448469

Revenue Stamps: \$334.00

If checked, the property includes the primary residence of at least one of the parties depicted as party of the first part. (N.C. Gen. Stat. § 105-317.2)

STATE OF NORTH CAROLINA

COUNTY OF WAYNE

THIS SPECIAL WARRANTY DEED, made and entered into this the **15** day of January, 2026 by and between NC LAND DEVELOPMENT LLC, a North Carolina limited liability company, party of the first part (the address of the party of the first part is: 257 Caratoke Highway, Suite D, Moyock, NC 27958); and PRO CRAFT HOMES, INC., a North Carolina corporation, party of the second part (the address of the party of the second part is: 4605 Irene Way, Raleigh, NC 27603).

WITNESSETH:

That the party of the first part in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable considerations paid to the party of the first part by

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Prepared by Justin M. Lewis, Esq., Ward and Smith, P.A., 127 Racine Drive, University Corporate Center (28403), Post Office Box 7068, Wilmington, NC 28406-7068  
Please return to Kali Davis Law, Attn: Kali Davis

No opinion on title is rendered by Ward and Smith, P.A., without a separate written opinion on title from Ward and Smith, P.A.

*This instrument prepared by Justin M. Lewis, a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.*

Submitted electronically by "Kali Davis, Attorney at Law, PLLC"  
in compliance with North Carolina statutes governing recordable documents  
and the terms of the submitter agreement with the Wayne County Register of Deeds.

the party of the second part, the receipt and sufficiency of which hereby are acknowledged, has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey unto the party of the second part, said party's successors and assigns, the following described property to wit:

All those certain tracts or parcels of land lying and being situate in Wayne County, North Carolina, and being more particularly described on Exhibit A attached hereto and incorporated herein by reference.

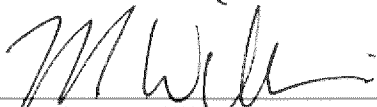
This conveyance is made subject to easements of record or on the ground, restrictive covenants of record and ad valorem taxes for the current year, which taxes the party of the second part, by acceptance of this deed, does agree to pay.

TO HAVE AND TO HOLD said property and all privileges and appurtenances thereunto belonging to the party of the second part, said party's successors and assigns, forever.

And the party of the first part covenants that said party has done nothing to affect such title to the aforesaid property as was received by said party and, subject to the matters set forth above, agrees to warrant and defend the title to said property against the lawful claims of all persons claiming by, through or under said party, but no further.

IN TESTIMONY WHEREOF, the party of the first part has caused this instrument to be executed under seal in such form as to be binding, this the day and year first above written.

NC LAND DEVELOPMENT LLC (SEAL)

By:   
Martin R. Williamson, Manager

STATE OF NORTH CAROLINA  
COUNTY OF Onslow

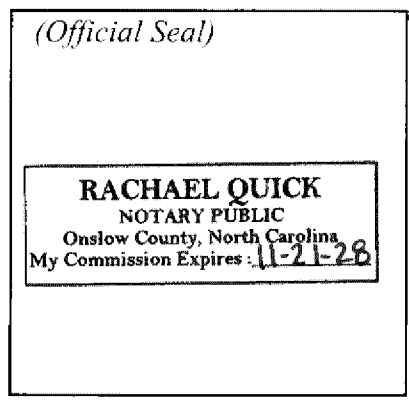
I certify that the following person personally appeared before me this day, acknowledging to me that he signed the foregoing document for the purpose(s) stated therein, in the capacity indicated therein: MARTIN R. WILLIAMSON.

Date: January 15, 2026

  
\_\_\_\_\_  
*Signature of Notary Public*

Rachael Quick  
\_\_\_\_\_  
Notary's printed or typed name

My commission expires: Nov. 21, 2028



Notary seal or stamp must appear within this box.

EXHIBIT A

All those certain tracts or parcels of land lying and being situate in Wayne County, North Carolina, and being more particularly described as follows:

BEING all of the Lots depicted as 1, 3, 5, 7, and 9 on the map entitled "JAMES PRICE ROAD DIVISION" and recorded in Map Book Q, Pages 26A-26C in the office of the Register of Deeds of Wayne County.

This being a portion of the property in the deed recorded in Book 4031, Page 707 in the office of the Register of Deeds of Wayne County.

ND:4905-2578-3688, v. 1