

BK 6145 PG 501 - 504

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$0.00

NO TITLE EXAMINATION REQUESTED OR PERFORMED BY PREPARING ATTORNEY

Parcel Identifier No. A Portion of 063438
Property Address: A Portion of 6810 Gum Branch Road, Richlands, NC 28574, Lots 3 & 4
Return to: Donald G. Walton Jr., Attorney at Law
216 Old Bridge Street
Jacksonville, NC 28540

Prepared By: Silva, Kiernan & Associates, PLLC
825 Gum Branch Road, Suite 135
Jacksonville, NC 28540

Brief Description for the Index: **Lot 3 & 4 Weston Subdivision**

THIS DEED made this day of 2024, by and between

GRANTOR	GRANTEE
ANDREW E. WESTON and wife, MICHELLE M. WESTON	MICAH KEVIN WESTON, divorced
Mailing Address: 241 AI Taylor Road, Richlands, NC 28574	Mailing Address: 237 AI Taylor Road, Richlands, NC 28574
MICAH KEVIN WESTON, also known as MICAH K. WESTON, divorced	
Mailing Address: 237 AI Taylor Road, Richlands, NC 28574	

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 Richlands Township, Onslow County, North Carolina and more particularly described as follows:

BEING all of Lot 3 and Lot 4 as depicted on a plat entitled "MINOR SUBDIVISION SURVEY FOR ANDREW E. WESTON AND WIFE, MICHELLE M. WESTON AND MICAH KEVIN WESTON" located in RICHLANDS TWP., ONSLOW COUNTY, NC prepared by Gairy Canady Land Surveying and recorded in Map Book 86, Page 101 of the Onslow County Registry.

Subject to Protective and Restrictive Covenants, if any, and any amendments thereto, Onslow County Registry.

The property hereinabove described was acquired by Grantor(s) by instrument recorded in Book 3969, Page 456 and Book 4111, Page 641, Onslow County Registry.

Submitted electronically by "Silva, Kiernan & Associates, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Onslow County Register of Deeds.

A map showing the above described property is recorded in Map Book 86, Page 101, Onslow County Registry.

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.

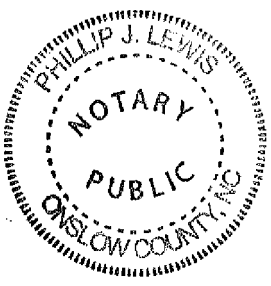
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

Subject to ad valorem taxes; all applicable zoning and land use ordinances, statutes and regulations; and to the provisions of all applicable restrictive covenants and utility easements of record.

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

_____ (Entity Name) By: _____ Title: _____ By: _____ Title: _____ By: _____ Title: _____	USE BLACK OR BLUE INK	_____ MICAH KEVIN WESTON, as known as MICAH K. WESTON This property is <input type="checkbox"/> is not <input checked="" type="checkbox"/> my primary residence
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SEAL-STAMP State of North Carolina
Onslow County



I, a Notary Public of the County and State aforesaid, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated: MICAH KEVIN WESTON, as known as MICAH K. WESTON.

Dated: 1 May 2024 Phillip J. Lewis

My commission expires: 9th June 2025 Printed Name: Phillip J. Lewis, 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. _____ Register of Deeds for _____ County
By: _____ Deputy/Assistant – Register of Deeds

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:

Subject to ad valorem taxes; all applicable zoning and land use ordinances, statutes and regulations; and to the provisions of all applicable restrictive covenants and utility easements of record.

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

 (Entity Name)

By: _____
 Title: _____

By: _____
 Title: _____

By: _____
 Title: _____

USE BLACK OR BLUE INK

Andrew E. Weston (SEAL)
 ANDREW E. WESTON

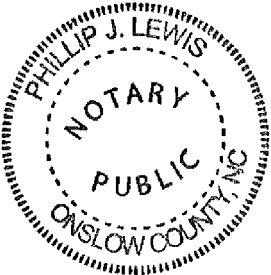
This property is ___ is not my primary residence

Michelle M. Weston (SEAL)
 MICHELLE M. WESTON

This property is ___ is not my primary residence

SEAL-STAMP

State of North Carolina
Onslow County



I, a Notary Public of the County and State aforesaid, certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:
ANDREW E. WESTON and MICHELLE M. WESTON.

Dated: 7 May 2024 *Phillip J. Lewis*

My commission expires: 9 June 2025 Printed Name: Phillip J. Lewis, 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.

 Register of Deeds for _____ County

By: _____ Deputy/Assistant – Register of Deeds



Tax Certification Form (Check One Box)

This certifies that there are no delinquent ad valorem taxes, or other taxes which the Onslow County Tax Collector is charged with collecting, that are a lien on:

Parcel Identification Number:

A PORTION OF 063438 - GRANTEE(s): MICAH KEVIN WESTON

This is not a certification that this Onslow County Parcel Identification Number matches the deed description.

No certification required, as attorney statement that any delinquent taxes will be paid from closing proceeds is included on first page of deed, and the assessor has obtained the desired information from the conveyance (G.S. 105-303).

Balance due on account. It must be paid to Onslow County Tax Collector. Please make payment within 5 days of closing.

Hope Avery

Digitally signed by Hope Avery
Date: 2024.05.08 09:25:34 -04'00'

05/08/2024

Tax Collections Staff Signature

Date

This parcel may have deferred taxes which become due upon transfer of the property. Call the Tax Office, Land Records Division at 910-989-2204 for more information.