
NORTH CAROLINA SPECIAL WARRANTY DEED

Prepared by: Adella G. Shaffer, 3000 Aerial Center Parkway, Suite 100, Morrisville, NC 27560
Grantee's address (return to): 109 Walton Drive, New Bern, NC 28562

NORTH CAROLINA
CRAVEN COUNTY

Revenue Stamps: \$489

Parcel ID#: 8-210-B -005

This Deed is made this 31st day of October, 2022, by and between **D.R. HORTON, INC., a Delaware corporation**, with address of 8001 Arrowridge Blvd., Charlotte, NC 28273, hereinafter called "Grantor," and **LISA ANN SCALCIONE, unmarried**, whose address is 109 Walton Drive, New Bern, NC 28562, hereinafter called "Grantee."

WITNESSETH:

That the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has given, granted, bargained, sold and conveyed, and by these presents does give, grant, bargain, sell and convey unto the Grantee, its successors and assigns, all that certain tract of real estate located in CRAVEN County, North Carolina, and more fully described as follows:

BEING all of Lot 5, as the same is shown and delineated on that certain map or plat entitled "Recombination of Craeberne Forest, Phase Two, Section Six, 'The Bungalows'", recorded in Plat Cabinet I, Slide 198D, Craven County Registry.

The property described herein does not include the primary residence of Grantor.

TO HAVE AND TO HOLD the above described tract of real estate, with all privileges and appurtenances thereunto 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 lawful claims of persons claiming, by, under or through Grantor, other than the following exceptions:

1. Ad valorem taxes for the year 2023 and subsequent years.
2. Restrictive covenants, utility easements and rights-of-way of record.
3. Any and all matters shown on the recorded plat(s).

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this Deed to be signed in its corporate names by its duly authorized officers and its seal to be hereunto affixed by authority of their Boards of Directors, the day and year first above written.

D.R. HORTON, INC.,
A Delaware corporation

By: Cindy Fowler
Cindy Fowler, Assistant Secretary

NORTH CAROLINA

GUILFORD COUNTY

I, Megan E. Phifer a notary public, do hereby certify that Cindy Fowler personally came before me this day and acknowledged that she is an Assistant Secretary of D.R. Horton, Inc., a Delaware corporation, and that she, as an Assistant Secretary, being duly authorized to do so, executed the foregoing on behalf of the corporation.

Witness my hand and official seal this the 31st day of October, 2022.

My commission expires: 3.28.2024

Megan E. Phifer
Megan E. Phifer, Notary Public

(Affix Notary Seal)

