

Karen S. Hardesty

Carteret County, NC

November 8, 2021 12:43:49 PM

DEED # Pages: 4

Fee: \$26.00

NC Revenue Stamp: \$270.00

FILE # 1745374



Prepared by: Ryan S. Renfrow, Attorney at Law [WITHOUT SEARCH OR EXAMINATION OF TITLE]
Return to: Kirkman, Whitford, Brady, Berryman & Gordon, P.A., 710 Arendell Street, Suite 105, Morehead City, NC 28557

Excise Tax: \$270.00

Parcel ID No.: 730704523495000

Brief Legal Description: LOT 1, WADING CREEK ESTATES

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 15th day of October, 2021, by and between:

**Scott Leo Roberts, Sr. (who took title as Scott Leo Roberts) and spouse,
Heather Haskovec Roberts (a/k/a Heather Ann Haskovec)**

472 Swamp Road, Havelock, NC 28532

(hereinafter referred to as Grantor);

AND

Scott Leo Roberts, Jr.

106 Taylor Farm Rd. Beaufort, NC 28516

(hereinafter referred to as Grantee).

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 Grantor, for 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 Beaufort Township, Carteret County, North Carolina, and more particularly described as:

(SEE ATTACHED EXHIBIT "A")

This being the same property previously conveyed to Grantor by deed recorded in Book 771, Page 285 (Instrument No. N/A), Carteret County Registry.

This conveyance X is or is not the primary residence of Grantor.

A map showing the herein described property is recorded in Map Book 28, Page 88 (Instrument No. N/A), Carteret 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 except for the exceptions hereinafter stated:

Any easements, covenants, rights of way, or restrictions of record; and

Ad Valorem taxes for the year 2021.

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed in their names, the day and year first above written.

[THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK]

[SIGNATURES PAGES TO FOLLOW]

Scott Leo Roberts, Sr. (SEAL)
SCOTT LEO ROBERTS, SR.

Heather Haskovec Roberts (SEAL)
HEATHER HASKOVEC ROBERTS

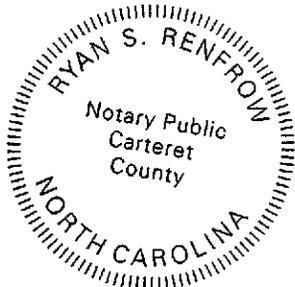
STATE OF North Carolina

COUNTY OF Carteret

I, Ryan S. Renfrow, a Notary Public of the County and State aforesaid do hereby certify that SCOTT LEO ROBERTS, SR. and HEATHER HASKOVEC ROBERTS personally came before me this day and they acknowledged the due execution of the foregoing instrument for the purposes expressed therein.

Witness my hand and Notarial stamp or seal this 13th day of October, 2021.

My commission expires: 10/4/2025



(SEAL)

[Signature]
Notary Public
Ryan S. Renfrow
Printed Name of Notary

Exhibit "A"

Legal Description

BEING all of Lot #1, Wading Creek Estates, as shown on that certain map recorded in Map Book 28, Page 88, Carteret County Registry, to which reference is hereby made for a more complete description, together with all improvements located thereon.

See Declarations of Intent to Affix Manufactured Home to Real Property in Book 1027, Page 455 (Instrument No. 1027455) and Book 1427, Page 117 (Instrument No. 1427117), Carteret County Registry.

For deed reference, see Book 771, Page 285 and Book 751, Page 223, Carteret County Registry.

Property address: 106 Taylor Farm Road, Beaufort, NC 28516