

Dewey



Doc ID: 014609140003 Type: CRP  
Recorded: 01/23/2020 at 12:47:42 PM  
Fee Amt: \$96.00 Page 1 of 3  
Revenue Tax: \$70.00  
Onslow County, NC  
Rebecca L. Pollard Reg. of Deeds

BK 5093 PG 282-284

### NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax \$70.00

Recording Time, Book and Page set forth above

This instrument prepared by: Gaylor, Edwards & Vatcher, P.A.

Tax Parcel I.D.: 165290

Mail after recording to: Atlantic Construction, Inc., 7 Doris Avenue East, Jacksonville, NC 28540

Brief description for index: Lot 26, Tides End

The hereinafter described property \_\_\_\_\_ does xx does not include the primary residence of Grantor.

THIS DEED made this 22nd day of January, 2020 by and between:

**GRANTOR:**

**GRANTEE:**

BEAVER CREEK INVESTORS, INC., a  
North Carolina Corporation

ATLANTIC CONSTRUCTION, INC., a  
North Carolina corporation

*Mailing address:*

*Mailing address:*

P.O. Box 1685  
Jacksonville, NC 28541

7 Doris Avenue East  
Jacksonville, NC 28540

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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 and sufficiency of which is hereby acknowledged, has and by these presents does grant, bargain, sell, and convey unto the Grantee, in fee simple, all that/those certain tract(s), lot(s) or parcel(s) of land, situated in Stump Sound Township, Onslow County, North Carolina and more particularly described as follows:

BEING all of Lot 26 as shown and described on a plat entitled, "FINAL PLAT Showing TIDES END SUBDIVISION (Planned Residential Development) prepared for BEAVER CREEK INVESTORS, INC., (Owner) Stump Sound Township, Onslow County, NC" prepared by John L. Pierce & Associates, P.A., dated May 28, 2019 and recorded in Map Book 76, Pages 113-113A, in the Office of the Register of Deeds of Onslow County, North Carolina.

SUBJECT to the Restrictive and Protective Covenants recorded in Book 4986, Page 672, Onslow County Registry.

J:\WPDOCS\DEED\tides end 26 .wpd

The property hereinabove described was acquired, or is a portion of the property acquired, by Grantor by instrument recorded in: Book , Page , Onslow County Registry.

A map showing the above described property is recorded in: Map Book 76 , Pages 113-113A, Onslow County Registry.

TO HAVE AND TO HOLD the aforesaid tract(s), lot(s) or parcel(s) of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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.

Title to the property hereinabove described is subject to the following exceptions:

Property taxes for the year 2020 and thereafter; restrictive covenants, general utility easements of record, reservation of oil, gas, mineral and other subsurface rights, of record, if any, and matters shown on any recorded plat of the above described property.

IN WITNESS WHEREOF, the Grantor has hereto set his/her hand and seal, or if corporate or other entity, has caused this instrument to be executed by its duly authorized partner(s), manager(s) or officer(s), the day and year first above written.

BEAVER CREEK INVESTORS, INC., a North Carolina Corporation

By:

Betty Bullock  
Betty Bullock, Its President

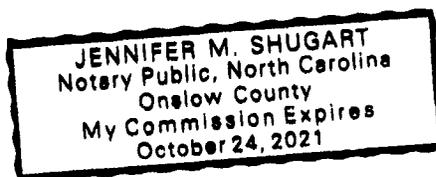
STATE OF NORTH CAROLINA  
COUNTY OF ONSLOW

I 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 purposes stated therein and in the capacity(ies) indicated: BETTY BULLOCK

Date: January 22, 2020

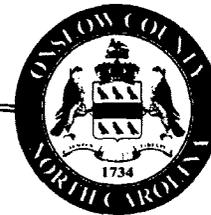
Jennifer M. Shugart  
(Official Signature of Notary)

Jennifer M. Shugart  
(Notary's printed or typed name)



(Official Stamp or Seal)

My commission expires: October 24, 2021



### 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:

165290-GRANTEE: ATLANTIC CONSTRUCTION, INC., A NORTH CAROLINA CORPORATION

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.

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

**Valeria B Cox**

Digitally signed by Valeria B Cox  
DN: cn=Valeria B Cox, o, ou,  
email=valeria\_cox@onslowcountync.gov, c=US  
Date: 2020.01.22 12:00:46 -05'00'

Tax Collections Staff Signature

**01/22/2020**

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.