

Matthew S. Willis Register of Deeds

Harnett County, NC

Electronically Recorded

HARNETT COUNTY TAX ID#
080651 0011

06/24/2026 02:38:27 PM NC Rev Stamp: \$0.00

Book: 4349 Page: 2697 - 2699 (3) Fee: \$26.00

Instrument Number: 2026012844

06-24-2026 BY MB

Excise Tax: \$ 0.00

Tax Lot No. _____ Parcel Identifier No. 0651-10-4047.000

Verified by Harnett County on the _____ day of _____, 2026 by _____

Mail after recording to: Grantee

This instrument was prepared by: James S. Adcock III, P.A. (without title search, tax advice or closing)
By: James S. Adcock III
(Post Office Box 1055, Fuquay-Varina, NC 27526)

Brief Description for the index

108 acres +/-

NORTH CAROLINA SPECIAL WARRANTY DEED

THIS DEED made this 24th day of June, 2026, by and between

GRANTOR

Patricia Lane Spence, unmarried

3129 US 401 N
Lillington, NC 27546

X If checked, this property is a personal residence.

GRANTEE

Patricia L. Spence, Trustee, or her successors in interest, of the Patricia L. Spence Revocable Trust u/a/d June 24th, 2026, and any amendments thereto

3129 US 401 N
Lillington, NC 27546

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g., corporation or partnership.

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.

Submitted electronically by James S. Adcock III, P.A in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

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 Harnett County, North Carolina and more particularly described as follows:

See Exhibit "A"

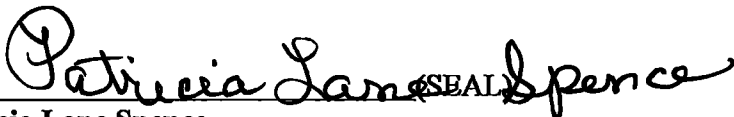
The property hereinabove described was acquired by Grantor in Deed Book _____, Page _____, Harnett County Registry.

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 has done nothing to impair such title as Grantor received, and Grantor will warrant and defend the title against the lawful claims of all persons claiming by, under or through Grantor, other than the following exceptions:

1. 2026 and subsequent years ad valorem real property taxes; and
2. All general utility easements, restrictions, and rights of way of record.

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

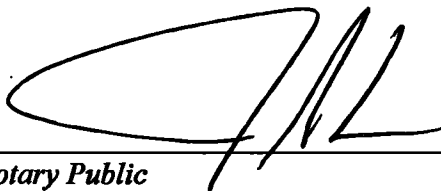

Patricia Lane Spence

State of North Carolina
County of Wake

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Patricia Lane Spence.

Date: 6/24/2026

My Commission Expires: 9/14/2027


Notary Public

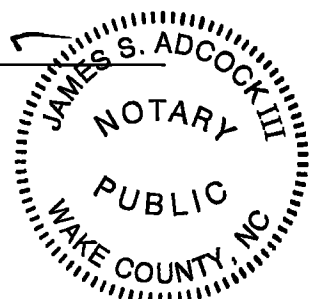


EXHIBIT "A"

Legal Description

BEING APPROXIMATELY 108 ACRES REMAINING FROM THE 210 ACRE TRACT DESCRIBED IN BOOK 171, PAGE 363, HARNETT COUNTY REGISTRY, WHICH IS BOUNDED ON THE WEST BY THE EAST LINE OF THE 64.30 ACRE TRACT OF REUBEN FRANKLIN YORK JR. IN BOOK 926, AT PAGE 976, HARNETT COUNTY REGISTRY BOUNDED ON THE SOUTH BY THE CAPE FEAR RIVER, BOUNDED ON THE EAST BY NEIL'S CREEK AND BOUNDED ON THE NORTH BY U.S. HIGHWAY 401.