

FILED
 CHATHAM COUNTY NC
 LUNDAY A. RIGGSBEE
 REGISTER OF DEEDS

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 BOOK 01979
 START PAGE 0718
 END PAGE 0719
 INSTRUMENT # 03165
 EXCISE TAX \$1,150.00

Prepared by W. Ben Atwater, Jr.
 P. O. Box 629, Siler City, NC 27344
 Mail to: Chatham Trades, Inc.
 909 Alston Bridge Rd.
 Siler City, NC 27344

NORTH CAROLINA)
)
 CHATHAM COUNTY) Revenue \$1,150.00

WARRANTY DEED

This is not Grantors' residence

THIS DEED, made and entered into this 17th day of March, 2018, by and between **JERRY LYNN HARRIS and wife, CONNIE D. HARRIS and SCOTT LYNN HARRIS and KATHIE H. HARRIS**, of 1325 N. Second Ave., Siler City, NC 2344, Grantors,

A N D

CHATHAM TRADES, INC., a North Carolina corporation with its principal office located at 909 Alston Bridge Rd., Siler City, NC 27344, Grantee,

The designation Grantors 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.

W I T N E S E T H:

THAT said parties of the first part, for and consideration of the sum of One Dollar, together with other good and valuable considerations, to them, in hand paid by said party of the second part, and by these presents do hereby bargain, sell and convey unto said party of the second part its successors and assigns, all its right, title and interest in and to that certain tract or parcel of land lying and being in Matthews Township, Chatham County, North Carolina, and more particularly described as follows:

Being **all of Lot No. 8, containing 9.329 acres**, as shown on a Plat entitled "**Cable Express of North Carolina, Inc.**", as per plat recorded in **Plat Slide 97-206**, in the Office of the register of Deeds of Chatham County, to which Plat reference is hereby made for greater certainty of description. TOGETHER WITH a perpetual 20-foot sewerage easement as shown on the above referenced Plat the centerline being designated as Points 43-69 as shown on Plat.

For chain of title see Deed Book 723, Page 319 and Deed Book 1743, Page 1011, Chatham County Registry.

- (1) The above described property is subject to any and all easements which might now exist in favor of any Public Utility Company.
- (2) The above described property is subject to any discrepancies of survey, if any.

(3) The above described property is subject to any zoning ordinances of the county or any municipal corporations.

(5) The 2018 Chatham County ad valorem taxes shall be pro-rated between the parties.

TO HAVE AND TO HOLD the lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

AND the Grantors covenant with the Grantee that Grantors are seized of the premises in fee simple, and have the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantors will warrant and defend the title against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals the day and year first above written.

Jerry Lynn Harris (Seal)
JERRY LYNN HARRIS

Connie D. Harris (Seal)
CONNIE D. HARRIS

Scott Lynn Harris (Seal)
SCOTT LYNN HARRIS

Kathie H. Harris (Seal)
KATHIE H. HARRIS

STATE OF NORTH CAROLINA, CHATHAM COUNTY:

I, a notary public of said county and state, do hereby certify that **Jerry Lynn Harris and wife, Connie D. Harris, and Scott Lynn Harris and wife, Kathie H. Harris**, personally appeared before me this day and acknowledged the due execution of the foregoing deed for the purposes therein expressed.

WITNESS my hand and notarial seal this the 4 day of April, 2018.

Mary Alice G. Kennedy
NOTARY PUBLIC

My commission expires: 03-07-2020

