
NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$1,310.00

Parcel Identifier No.: 0434186

Mail after recording to: Michael Alan Wright and Terri Ann Wright, _____

This instrument was prepared by: Mann, McGibney, & Jordan, 621 West Jones Street, Raleigh, NC 27603

Brief Description from the Index: Lot 100, Sunset Bluffs

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

GRANTOR	GRANTEE
Richard Ussery and Gloria Ussery, a married couple	Michael A. Wright and Terri A. Wright, a married couple
	2801 Greenbank Mill Drive Fuquay-Varina, NC 27526

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 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 or near the City/Town of Fuquay-Varina, Wake County, North Carolina and more particularly described as follows:

BEING all of Lot 100, Sunset Bluffs, Phase 4A, as same is shown on plat thereof recorded in Plat Book 2015 at Pages 1971 & 1972, Wake County Registry.

Property Address: 2801 Greenbank Mill Drive, Fuquay-Varina, NC 27526

The property herein described ☒ is or ☐ is not the primary residence of the Grantors.

The property herein described was acquired by Grantor by instrument recorded in Book , Page , Wake County Registry.

A map showing the above described property is recorded in Plat Book 2015, Page 1971-1972, and referenced within this instrument.

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.

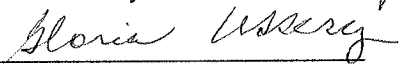
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

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

Easements, Restrictions and Rights of Way of record.
Property taxes for current and subsequent years.

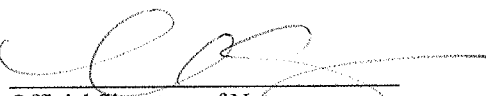
IN WITNESS WHEREOF, the Grantor has hereunto set his hand, or if corporate, has caused this to be signed in its corporate name by its duly authorized officers by authority of its Board of Directors, the day and year first above written.


Richard Ussery


Gloria Ussery

STATE OF **Florida**
COUNTY OF Brevard

I, Jacqueline Erickson, Notary Public, do hereby certify that Richard Ussery and Gloria Ussery personally appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal this 10 day of December 2021.


Official Signature of Notary
Printed or typed name of Notary

My Commission Expires:

