WAKE COUNTY, NC
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
02-05-2016 AT 16:37:59
STATE OF NC REAL ESTATE
EXCISE TAX: $230.00
BOOK: 016286 PAGE: 01895 - 01897

Submitted electronically by "Newman & Newman Attorneys at Law"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Wake County Register of Deeds.

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: $230.00

Parcel Identifier No. 0211815 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: GRANTEE

This instrument was prepared by: Elizabeth W. Newman, Newman & Newman Attorneys At Law, 304 E Jones Street, Raleigh, NC 27601

Brief description for the Index: Lot 447 Pineview Estates Sc4P1BM1994-1881

THIS DEED made this 5 day of February, 20 16, by and between

GRANTOR	GRANTEE
ROBERT JOHN HOLOVNIA AND ELIZABETH ANN HOLOVNIA (FKA ELIZABETH ANN BRUCE) **307 Dobro Ct.** **Zebulon, NC 27597**	**VANESSA S. MOORE, UNMARRIED WOMAN** **307 Dobro Ct.** **Zebulon, NC 27597**

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.

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 the City of Zebulon, Little River Township, Wake County, North Carolina and more particularly described as follows:

BEING all of Lot 447 of Pineview Estates, Section 4, Phase I, as is shown on map recorded in Book of Maps 1995, Page 840, Wake County Registry

This property is the primary residence of the Grantor.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 8365, page 1902.

A map showing the above described property is recorded in Book of Maps 1995, page 840.

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.

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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, other than the following exceptions:

2016 Ad Valorem Taxes
Covenants, conditions, restrictions and rights of way of record, if any

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

_____ (Entity Name)

By: _____

Title:

By: _____

Title:

By: _____

Title:

_____ (SEAL)
ROBERT JOHN HOLOVNIA

_____ (SEAL)
ELIZABETH ANN HOLOVNIA

_____ (SEAL)

_____ (SEAL)

SEAL-STAMP

ELIZABETH NEWMAN NOTARY PUBLIC WAKE COUNTY, NC Comm. Exp. 9-14-2018

State of North Carolina – County of Wake

I, the undersigned Notary Public of the County and State aforesaid, certify that Robert John Holovnia & Elizabeth Ann Holovnia personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 5 day of October, 2016.

My Commission Expires: _____

Notary Public

SEAL-STAMP

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____

Notary Public

SEAL-STAMP

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

_____.

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____

Notary Public

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The foregoing Certificate(s) of _____
is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

_____ Register of Deeds for _____ County
By:_____ Deputy/Assistant - Register of Deeds

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