FILED May 13, 2026 FILED ELECTRONICALLY
AT 03:17:00 PM VANCE COUNTY NC
BOOK 01477 CASSANDRA D. NEAL
START PAGE 0916 END PAGE 0918
INSTRUMENT # 01616
RECORDING $26.00
EXCISE TAX $82.00
KHC

This certifies that there are no delinquent ad valorem real estate taxes, which the Vance County Tax Collector is charged with collecting, that are a lein on:
Pin number: 0372B01026
This is not a certification that this Vance County Tax Department Pin Number matches this Deed description
VC Date: 05/13/2026
Vance County Tax Office

NORTH CAROLINA GENERAL WARRANTY DEED

Revenue Stamps: $82.00
Mail after recording to Matthew W. Smith PO Box 507, Eden, NC 27288
This instrument was prepared by Matthew W. Smith
Brief description for the Index Parcel 0372B01026

THIS DEED made this 7th day of May, 2026, by and between

GRANTOR	GRANTEE
US3 Investments, LLC **A NC Limited Liability Company**	**Piedmont Mobile & Home Supply LLC** **a NC Limited Liability Company**
Address: 74 Crawley Road **Henderson, NC 27537**	**Address: 778 S Graham Hopedale Rd** **Burlington, NC 27217**

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

See Exhibit A Attached.

This property _____ does ✓ does not include the primary resident of the Grantor(s).

Submitted electronically by "Maddrey Etringer Smith Hollowell & Toney, LLP"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Vance County Register of Deeds.

The property herein above described was acquired by Grantor by instrument recorded in _____

_____

A map showing the above described property is recorded in Plat Book _____, page _____.

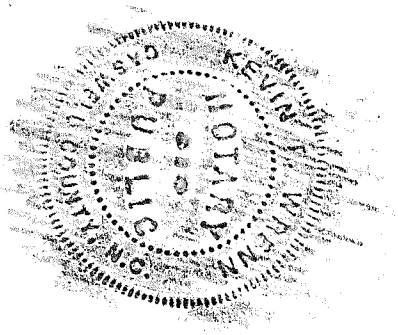
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

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:

Taxes for the current year, rights-of-way of public highways and roads and public utilities, easements and restrictions of public 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.

(USE BLACK INK ONLY)



US3 Investments, LLC

BY: _____ **(SEAL)**
Emil R. Hagg, Member Manager

STATE OF NORTH CAROLINA
COUNTY OF Caswell

I, Kevin T. Wrenn, Notary Public, certify that Emil R. Hagg, personally came before me this day and acknowledged that he/she is Member Manager of US3 Investments, LLC and that as such, being authorized to do so, executed the foregoing instrument on behalf of the company.

Witness my hand and official seal, this the 7th day of May, 2026.

_____ My Commission expires: 4/6/2031
Notary Public

EXHIBIT A

BEING ALL OF LOT 26 containing 0.70 acre according to survey and plat entitled Final plat of Lake Shores Plantation; Property of T-Wel & Associates. LLC as prepared by Bobbitt Surveying, PA dated May 8, 2006 as revised July 5, 2006 as appears in Plat Book X Page 354 in the Office of the Register of Deeds of Vance County.