

Onslow County

**BK 6027 PG 537 - 540**

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# NORTH CAROLINA GENERAL WARRANTY DEED

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Mail to the preparer: TRINITY M. HENDERSON  
ATTORNEY AT LAW  
132 PARTLO STREET  
GARNER, NC 27529

This instrument prepared by Trinity Henderson, a licensed North Carolina attorney.  
Delinquent taxes, if any, to be paid by closing attorney to tax collector upon disbursement of closing proceeds.

PARCEL #PART OF 053149  
ONSLow COUNTY

BRIEF INDEX  
DESCRIPTION:

LOTS 14G & 15G ROGERS BAY

EXCISE TAX: \$150

(This conveyance is insured by a policy of title insurance issued by Morehead Title Insurance Company )

THIS WARRANTY DEED is made on the date set forth in the acknowledgment set out below by and between:

**Calvin Locklear**  
and  
**Jennie Locklear**  
married

*whose mailing address for future correspondence is:*

*2664 Timber Dr. Ste 236 Garner, NC 27529*

(If checked, the property being conveyed includes the primary residence of at least one of the Grantors.)

(hereinafter referred to in the neuter singular as "the Grantor"); and,

**Aneta Paval**

\_\_\_\_\_  
Lots 14G & 15G Rogers Bay  
North Topsail Beach, NC 28460

*mailing address:*  
*302 Bergen Ave*  
*Apex NC 27502*

Submitted electronically by Henderson Law in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Onslow County Register of Deeds.

(to verify the name, status and mailing address are correct, please initial \_\_\_\_\_)

(hereinafter referred to in the neuter singular as "the Grantee") :

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 hereby give, grant, bargain, sell and convey unto the Grantee, its heirs, successors, administrators and assigns, all of that certain piece, parcel or tract of land acquired by the Grantor by deed recorded in Book 5980, page 578, situated in Onslow County, North Carolina, and more particularly described as follows:

**See attached Exhibit A**

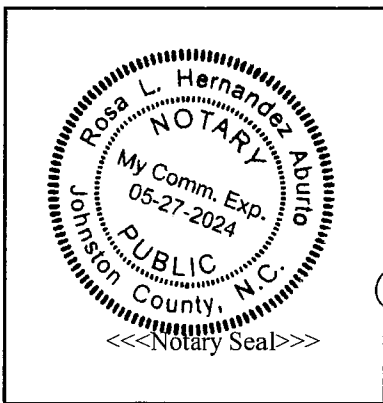
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple. The Grantor covenants with the Grantee that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable 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 following exceptions:

- 1. The county property tax for the current year.
- 2. Public Utility Easements for Local Service.
- 3. Restrictive covenants recorded in Book 1146, Page 279, together with subsequent amendments thereof and other covenants of record.

IN WITNESS WHEREOF the Grantors have set their hands and seals and adopt the printed word "Seal" as their lawful seals.

Calvin Locklear (Seal)  
Calvin Locklear

Jennie Locklear (Seal)  
Jennie Locklear



State of NC Wake County

I, a Notary Public of the County and State aforesaid, certify that Calvin Locklear and Jennie Locklear, Grantor(s), personally came before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 31 day of August, 2023

Rosa L. Hernandez Aburio  
Notary Public My commission expires 05/27/2024

23-0335

EXHIBIT "A"  
LEGAL DESCRIPTION  
Onslow County

Situated in Onslow County and being described as follows:

**BEING a 1/442 Undivided Interest in that certain parcel of land composed of Tract II and Tract III as shown on map entitled "Lot Recombination for Hunter Heath Trust" dated October 9, 1993, prepared by Charles F. Riggs & Associates and recorded in Map Book 30, Page 34, Slide G-222, in the Office of the Register of Deeds for Onslow County, North Carolina, to which plat reference is hereby made for a more particular description of the property herein conveyed.**

**This conveyance is made subject to the agreements, reservations, conditions, covenants and restrictions contained in that Joint Tenancy Agreement and Declaration of Covenants, Conditions and Restrictions and Easements for Rogers Bay Family Campway, dated November 4, 1993 and duly recorded in the Onslow County Registry in Book 1146, Page 279 and any amendments thereto. In addition to the above described interest, the parties of the second part shall be entitled to the exclusive and specific right to use and enjoyment of Site #14-G and Site #15-G, as more fully described in said Joint Tenancy Agreement and Declaration of Covenants, Conditions and Restrictions and Easements and any amendments thereto. The parties of the second part, by acceptance of this Deed, acknowledge the right of Islandcamp, Inc., its successors and assigns, to assess and collect the maintenance and assessment fees as set forth in the Joint Tenancy Agreement and Declaration of Covenants, Conditions, Restrictions and Easements, and agree to comply with all the covenants, conditions and restrictions contained in said Joint Tenancy Agreement and Declaration.**

**This conveyance is also made subject to any other restrictions and easements, if any, appearing of record in the chain of title.**

For reference purposes, this property is located at: Lots 14G & 15G Rogers Bay  
North Topsail Beach, NC 28460

and has tax identification number part of 053149))



### Tax Certification Form (Check One Box)

This certifies that there are no delinquent ad valorem taxes, or other taxes which the Onslow County Tax Collector is charged with collecting, that are a lien on:

Parcel Identification Number:

PART OF 053149 - GRANTEE(s): ANETA PAVAL

This is not a certification that this Onslow County Parcel Identification Number matches the deed description.

No certification required, as attorney statement that any delinquent taxes will be paid from closing proceeds is included on first page of deed, and the assessor has obtained the desired information from the conveyance (G.S. 105-303).

Balance due on account. It must be paid to Onslow County Tax Collector. Please make payment within 5 days of closing.

**Hope Avery**

Digitally signed by Hope Avery  
Date: 2023.09.01 08:43:43 -04'00'

**09/01/2023**

Tax Collections Staff Signature

Date

This parcel may have deferred taxes which become due upon transfer of the property. Call the Tax Office, Land Records Division at 910-989-2204 for more information.