

Vance District Court County Clerk of Superior Court

STATE OF NORTH CAROLINA

FILE # 23CVD001139-900

COUNTY OF VANCE

FILM #

IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION

VANCE COUNTY and CITY OF HENDERSON,
Plaintiffs,

vs.

DELORES J. SMITH and SPOUSE, if any, et al.,
Defendants.

NOTICE OF COMMISSIONER'S
SALE OF LAND

Under and by virtue of a Judgment filed on September 25, 2024, by the Honorable Adam S. Keith, District Court Judge Presiding, Vance County District Court, in the above entitled proceeding, the undersigned Commissioner will offer for sale to the highest bidder, for cash, by public auction, at the Vance County Courthouse door, Henderson, North Carolina, on

Monday, November 18, 2024 at 2:00 p.m.

but subject to confirmation by the Court, the following described lot or parcel of land:

All of that certain tract or parcel of land lying and being situate in the Henderson Township, Vance County, North Carolina, and more particularly described as follows:

BEGIN at iron pipe located near the northerly edge at the right of way for John Street, said iron pipe also being N 75 14' 55" E 108.51 feet of P.K. nail located at the intersection of the centerline for John Street and the centerline for Rockspring Street [said beginning point also being located N 22 50' 18" W 1719.33 feet of NCGS "ROCK" (N 286492.777 M E 663751.027 M NAD-(83))] then run NH 14 00' 52" W 199.98 feet along the common boundary with Willie Perry, Jr. Property (Deed Book 754, page 88) to iron pipe thence run n 87 40' 225" E 49.96 feet to an iron pipe then run S 13 59' 40" E 200.99 feet along a common boundary with Hamilton H. Faulkner (Deed Book 408, page 305 and Deed Book 331, page 249) to an iron pipe then run S 88 41' 48 " W 50.08 feet to an iron pipe, this being the beginning point. The same containing 0.23 acre according to the map of survey, as drawn to the Cawthorne and Associates, registered Land Surveyors, P.A. dates April 21, 1999.


For further reference, see Deed of record in Book 938, Page 7, Vance County Registry.

(Vance County Tax Collector Account No. 41116, Parcel I.D. Number 0074 02005; 50 FT John St., Henderson, NC)

Taxes will be prorated as of the date of closing. The property is being sold "as is" with no warranty of title.

The successful bidder will be required to deposit five percent (5%) of his bid with the Commissioner on the date of the sale as evidence of good faith and said sale shall lie open for ten (10) days for upset bids.

This the 23 day of October, 2024.


N. Kyle Hicks, Commissioner
HICKS, PREDY & WASHBURN, PC
111 Gilliam Street
P. O. Box 247
Oxford, NC 27565
(919)693-8161