

STATE OF NORTH CAROLINA
COUNTY OF HAYWOOD

IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION
19 CvD 778

NOTICE OF TAX FORECLOSURE SALE

Upon and by virtue of a Judgment of the District Court of Haywood County, North Carolina, made and entered on the 24th day of October, 2019, in the action entitled "County of Haywood, A Body Politic and Corporate vs. Brandon Pressley and Spouse, if any (Owner) and Angela Dawn Morris (Lienholder)" the Commissioner, Mark A. Pinkston, will sell the below described property at public auction as follows:

1. The Commissioner will at 10:00 a.m. on the 6th day of December, 2019, offer for sale and sell for cash, to the last and highest bidder at public auction, at the Haywood County Justice Center door in the City of Waynesville, North Carolina.
2. The real property to be sold is described as follows:
3. The real estate is shown on the Haywood County Tax Records as Parcel Identification Number ("PIN") 8637-15-6691, and is that certain parcel, tract or lot of real estate situated in Clyde Township, Haywood County, North Carolina described in Deed Book 457, at Page 980, Haywood County, North Carolina Registry and is more particularly described as follows:

Being Lot No. 26 (containing 0.389 acres) of Section B of "Cedar Park", as per survey and plat by James T. Herron, R.L.S., dated February 20, 1987, revised March 15, 1989, (drawing No. 2011-400-A), said plat recorded in Plat Cabinet C, Slot 309, Haywood County Registry, and TOGETHER WITH, SUBJECT TO and INCLUDING all rights of way, easements, set back lines and other matters set forth thereon and on the plat of Section "A" of "Cedar Park" (Plat Cabinet B, Slot 397-D) for the benefit (and burden) of the owners of lots in Sections A and B of said "Cedar Park" subdivision.

This conveyance is further made SUBJECT TO that Restriction Agreement dated April 5, 1987, recorded in Deed Book 379, page 357, Haywood County Registry, and the amendment thereto dated December 16, 1987, recorded in Deed Book 386, page 1064, Haywood County Registry.

BEING the same property described in deed dated September 23, 1992, from Rebecca Diane Green and husband, Douglas Van Green, to Carolyn Briggs White, recorded in Deed Book 430, page 989, Haywood County Registry.

By acceptance of this instrument, Grantee, for itself and its heirs, successors and assigns, agrees to become and remain members of the Cedar Park Road Association (or other homeowners association formed for the benefit of Cedar Park Subdivision), and to pay all dues and maintenance fees required by said association.

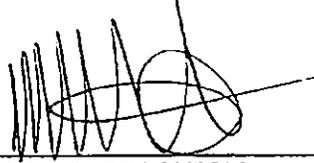
SUBJECT TO any and all easements, covenants, conditions, rights of way, and restrictions of record.

The real property to be sold is generally described* as 36 Sage Way, Clyde, NC 28721.

*The general description of the property is provided for convenience but is not guaranteed.

4. The property will be sold by the Commissioner to the highest bidder for **CASH**. The highest bidder will be required to deposit **IN CASH** with the Commissioner, at the date and time of the sale, twenty percent (20%) of the amount of the bid.
5. All bidders bid for the property **AS IS** on the date of sale. Absolutely no warranties are made as to the condition, value or title of the property. While the Commissioner believes the title to be good, all bidders are advised that they should obtain independent counsel. The Tax Collector has reserved the right to withdraw the sale up to and until the Deed is delivered by the Commissioner.
6. The sale will be made subject to all outstanding city and county taxes and all local improvement assessments against the above-described property not included in the Judgment in the above entitled case.
7. The sale will be held open for ten (10) days for upset bids as required by law.

THIS the 24th day of October, 2019.



MARK A. PINKSTON
Commissioner
Van Winkle, Buck, Wall, Starnes & Davis, P.A.
P.O. Box 7376
Asheville, NC 28802-7376
(828)258-2991
(828)257-2767 Facsimile

Dates: November 27, 2019 and December 4, 2019
4812-2446-8138, v. 1