

BK: RB 6166

PG: 817-820

RECORDED:

08-29-2018

01:02:46 PM

BY: ANDREA CRESWELL
ASSISTANT

2018027595

NEW HANOVER COUNTY, NC

TAMMY THEUSCH BEASLEY

REGISTER OF DEEDS

NC FEE \$26.00
STATE OF NC
REAL ESTATE
EXTX \$790.00

Prepared by and return to:

J. L. Seay, Jr., Seay Law Firm, PLLC, 519 Market Street, Wilmington NC 28401

Tax Parcel ID: R02900-003-032-000

Excise tax: \$790.00

Pursuant to N.C.G.S. Section 105-317.2, the real property conveyed herein does not include grantor's primary residence.

STATE OF NORTH CAROLINA
COUNTY OF NEW HANOVER

COMMISSIONER'S DEED

THIS DEED, made this 29th day of August, 2018, by STEPHEN E. COBLE, Commissioner, a resident of New Hanover County and the State of North Carolina ("Grantor") whose mailing address is 3333-E, Wrightsville Avenue, Wilmington, North Carolina 28403, and;
REDLAND DEVELOPMENT, INCORPORATED, a Florida Corporation ("Grantee"), whose mailing address is 6622A Gordon Road, Wilmington, NC, 28405;

WITNESSETH:

WHEREAS, Grantor was appointed Commissioner in that certain special proceeding entitled Annie Laura Reddick McMillion, Petitioner v. Linda Simmons Nixon, and husband Willie Nixon, Patricia Ann Smith, and husband, Ronald Smith, Larry Simmons, and unknown spouse of Larry Simmons, unknown heirs of Theodore Reddick, Jr., also known as Theodore Roosevelt Rheddick, Jr., Dolly Jane Reddick White, and husband, Darric White, Cynthia Reddick, Curtis Reddick, Loyd Moore, (a.k.a. Lloyd Moore), Brenda Reddick Cody, and husband, George Cody, Carolyn Reddick, Kimberly Williams, David Robinson, Jr., and wife, Darlene Robinson, Garland Robinson, Velvet Reddick, Doris G. Reddick, unknown heirs of Herman Robinson, unknown heirs of John Thomas Reddick, unknown heirs of Robert Reddick, and wife, Janie Reddick, unknown heirs of Robert Reddick, III, John Thomas Reddick and Herman Robinson, Respondents, found in File No. 18 SP 4 in the Office of Superior Court for New Hanover County; and,

WHEREAS, by Order of the Court entered in the above referenced special proceeding on July 16, 2018, the undersigned Grantor was appointed Commissioner and authorized to sell the property conveyed herein by private sale pursuant to N.C.G.S. Chapter 46-28 and 1-339.1, et. seq.; and,

WHEREAS, under and by virtue of the power and the authority vested in him by the Order entered by the Court in this matter, the Grantor entered into a contract for sale and filed a Report of Sale in this matter on July 31, 2018. Further, the said sale remained open for ten days from the filing of the Report of Sale and no upset bid was filed therein within the time period prescribed by law; and

WHEREAS, by Order of Confirmation of Sale entered on August 13, 2018, as approved and confirmed by a Superior Court Judge, said sale was confirmed pursuant to N.C.G.S. Section 1-339.37, and the Commissioner was directed to consummate the said sale pursuant to the terms and conditions of the Order of the Clerk, the Offer to Purchase filed therewith, N.C.G.S. Chapter 46 and Chapter 1, Article 29A; and

WHEREAS, fifteen days has expired from the Clerk's entry of the Order of Confirmation of Sale as required by N.C.G.S. Section 46-28.1(a) and no petition for revocation of the Order has been filed;

NOW, THEREFORE, in consideration of the premises and the payment of the purchase price by the Grantee, the receipt of which is hereby acknowledged, and pursuant to the authority vested in him by the Order of the Court, and as set forth above, the Grantor does hereby bargain, sell, grant, and convey unto the Grantee, its successors and assigns, in fee simple, all of that certain lot or parcel of land lying and being in the County of New Hanover, State of North Carolina, and more particularly described as follows:

ALL of that real property described in deeds recorded in Deed Book 227 at Page 385 of the New Hanover County Registry and Deed Book 396 at Page 487 of said registry, save and excepting those tracts described in Deed Book 686 at Page 494, Deed Book 1059 at Page 517, Deed Book 1060 at Page 484 and Deed Book 2720 at Page 946, all of said registry;

And being more particularly described in a survey prepared by Gary W. Keyes Surveying, PC, and entitled "Futch Creek Woods Tract" a copy of which is attached as Exhibit "B" to the Order Granting Partition By Private Sale in that certain Special Proceeding before the Clerk of Superior Court for the County of New Hanover in File 18 SP 4, and recorded in Map Book 65, Page 125, New Hanover County Registry.

TO HAVE AND TO HOLD said lands, together with all privileges and appurtenances thereunto belonging, unto the said Grantee, its successors and/or assigns, forever, in as full and ample manner as Grantor, as Commissioner, is authorized and empowered to convey the same.


IN WITNESS WHEREOF, Grantor has hereunto set his hand and affixed his seal the day and year first above written.


 _____ (SEAL)
 STEPHEN E. COBLE, Commissioner

STATE OF NORTH CAROLINA
 COUNTY OF NEW HANOVER

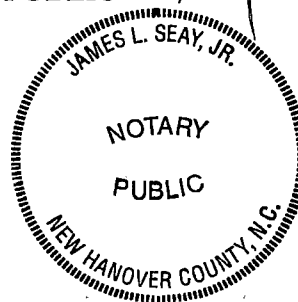
I, James L. Seay, Jr., a Notary Public for the State of North Carolina, County aforesaid, do hereby certify that STEPHEN E. COBLE, Commissioner, personally appeared before me this day and acknowledged the due execution of the foregoing Commissioner's Deed.

Witness my hand and official seal, this the 29th day of August, 2018.



 NOTARY PUBLIC

My Commission Expires: 7-1-2023



TAMMY THEUSCH
BEASLEY
Register of Deeds

New Hanover County

Register of Deeds

320 CHESTNUT ST SUITE 102 • WILMINGTON, NORTH CAROLINA 28401
Telephone 910-798-4530 • Fax 910-798-7716



State of North Carolina, County of NEW HANOVER
Filed For Registration: 08/29/2018 01:02:46 PM
Book: RB 6166 Page: 817-820
4 PGS \$816.00
Real Property \$26.00
Excise Tax \$790.00
Recorder: ANDREA CRESWELL
Document No: 2018027595

DO NOT REMOVE!

This certification sheet is a vital part of your recorded document. Please retain with original document and submit when re-recording.