



HAYWOOD COUNTY BOARD OF COMMISSIONERS

AGENDA REQUEST

***Must be presented to the County Manager's Office
NO LATER THAN 5 P.M. FRIDAY THE WEEK BEFORE THE MEETING***

DATE OF REQUEST: November 7, 2013

FROM: David B. Francis, Tax Administrator

MEETING DATE REQUESTED: November 18, 2013

SUBJECT: Resolution Authorizing Chairman to Execute a Quitclaim Deed to the Successful Bidder on parcel 8700-38-2600

REQUEST: Approval of the Resolution and Execution of Deed

BACKGROUND: An initial bid was presented and accepted by the Board for this parcel on October 7, 2013. Beginning on October 11, 2013, the Notice of Negotiated Offer for Sale of Real Property for Upset Bids was published. No additional bids were submitted. The property sold for the approved bid of \$2,000.00.

IMPLEMENTATION PLAN: In accordance with NC General Statutes and Haywood County for Disposition of Real Property Acquired Through Tax Foreclosures, the winning bidder had 20 days to pay the entire balance for the property. Upon payment of the balance in full, the matter shall be placed on the agenda of the next available meeting of the Board of County Commissioners for a resolution authorizing the Chairman to execute a quitclaim deed to the successful bidder.

FINANCIAL IMPACT STATEMENT: The final purchase price was \$2,000.00.

SUPPORTING ATTACHMENTS: YES NO HOW MANY? 2
LIST: Resolution and Quitclaim Deed

PowerPoint Presentation: YES NO

PERSON MAKING PRESENTATION AT MEETING: David Francis

TITLE: Tax Administrator

PHONE NUMBER: 828-356-2631

E-MAIL: dbfrancis@haywoodnc.net

THIS SECTION FOR OFFICE USE ONLY

Received (Date/Time): _____

County Manager / Clerk to the Board Comments: _____

BOARD OF COMMISSIONERS

MARK S. SWANGER, CHAIRMAN
J. W. "KIRK" KIRKPATRICK, III, VICE CHAIRMAN
L. KEVIN ENSLEY
MICHAEL T. SORRELLS
BILL L. UPTON



COUNTY MANAGER
MARTY STAMEY

LEON M. KILLIAN, III
COUNTY ATTORNEY

RESOLUTION

HAYWOOD COUNTY BOARD OF COMMISSIONERS

REGULAR MEETING

November 18, 2013

WHEREAS, the Board of Commissioners heretofore accepted a negotiated offer for the sale of property described in the proposed Quitclaim Deed attached as Exhibit A, subject to compliance with the Procedure for Disposition of Real Property Acquired Thru Tax Foreclosures as previously adopted and approved; and

WHEREAS, in accordance with the approved procedure, an offer was made by Carolyn Hinson, and was accepted subject to the receipt of upset bids following publication of Notice of Negotiated Offer for Sale of Real Property for Upset Bids, which was duly published on October 11, 2013; and

WHEREAS, following publication of the required notice as aforesaid, no upset bids were received.

NOW, THEREFORE, upon motion duly made and seconded, it is resolved that the Chairman of the County Commissioners and Clerk to the Board of Commissioners be authorized to execute the attached Quitclaim Deed and, upon receipt by the County of the sum of \$2,000.00 less deposit previously received, to deliver the deed to the Grantee Carolyn Hinson.

Haywood County Board of Commissioners
Mark Swanger, Chairman

ATTEST

Marty Stamey, County Manager
Clerk to the Board

Excise Tax: \$4.00
Parcel #8700-38-2600

Prepared By: Leon M. Killian
Return to: Leon M. Killian, Nelson Mullins Riley & Scarborough LLP, P.O. Box 30519, Raleigh, NC 27622

STATE OF NORTH CAROLINA

COUNTY OF HAYWOOD

QUITCLAIM DEED

THIS QUITCLAIM DEED, made this the ____ day of November, 2013, by and between HAYWOOD COUNTY, NORTH CAROLINA, a body politic and corporate and a subdivision of the State of North Carolina, Grantor, and CAROLYN HINSON, Grantee, of 632 Stokes Road, Camden, South Carolina 29020;

WITNESSETH:

THAT said Grantor, for and in consideration of the sum of Two Thousand Dollars and 00/100 (\$2,000.00) to their hand paid, the receipt of which is hereby acknowledged, has remised and by these presents does remise, release, and forever quitclaim unto the Grantee and his heirs and assigns all right, title, claim, and interest of the said Grantor in and to a certain tract or parcel of land lying and being in the County of Haywood, and State of North Carolina, in the White Oak Township, and more particularly described as follows:

BEING all of Lot No. 63 of Cherry Hill Estates, Wright's Branch Section, containing 3.05 acres as shown and described on a plat of survey by L. Kevin Ensley, RLS, dated July 24, 1991, as recorded in Cabinet C, Slot 601, Haywood County Registry to which reference is specifically made.

TOGETHER WITH all appurtenances and SUBJECT TO all restrictions, reservations and exceptions set forth in the above-referenced deed and as shown on the above-referenced plat.

BEING the same property conveyed from B. R. Suttles, Sheriff of Haywood County, North Carolina to County of Haywood, a body politic and corporate by Sheriff's Deed recorded on November 30, 2012 and recorded in Book 836, Page 294, Haywood County Registry.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges thereunto belonging to the Grantee and his heirs and assigns, free and discharged of all right, title, claim, or interest of the Grantor or anyone claiming by, through, or under them.

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

ATTEST:

HAYWOOD COUNTY, NORTH CAROLINA

Marty Stamey
County Manger/Clerk to Board

By: _____
Mark S. Swanger
Haywood County Board of Commissioners

STATE OF NORTH CAROLINA

COUNTY OF HAYWOOD

I, a Notary of said State and County, do hereby certify that MARTY STAMEY, personally appeared before me this day and acknowledged that he is Clerk to the Board of County Commissioners of Haywood County, a body politic and corporate, and that by authority duly given and as the act of the said Board, the foregoing instrument was signed in its name by its Chairman, sealed with its corporate seal and attested by himself as its Clerk.

WITNESS my hand and official seal this the _____ day of _____, 2013.

My commission expires:

Notary Public