

RF



Doc ID: 032073050003 Type: CRP
Recorded: 11/30/2018 at 01:29:53 PM
Fee Amt: \$316.00 Page 1 of 3
Revenue Tax: \$290.00
Workflow# 0000498207-0002
Buncombe County, NC
Drew Reisinger Register of Deeds

BK 5724 PG 915-917

COMMISSIONER'S DEED

Excise Tax: \$290.00

Parcel No.: 9644-60-4987-00000

Prepared by and return to: The Adaramola Law Firm PLLC, 1 Oak Plaza, Suite 306, Asheville, NC 28801. Box #26
This instrument was prepared by Ile Adaramola, a licensed NC attorney. Delinquent taxes, if any, to be paid by the
closing attorney to the county tax collector upon disbursement of closing proceeds.
Brief description for the Index: Lot 27, Hunter's Trace.

THIS DEED made this 30th day of November, 2018, by and between

GRANTOR	GRANTEE
<p>Kirk H. Booth, Commissioner</p> <p>P.O. Box 1918 Asheville, NC 28801</p>	<p>Asheville Home Funding Inc., a North Carolina corporation</p> <p>950 Hendersonville Road, Unit 111 Skyland, NC 28776</p>

The transfer does not contain Grantor's principal residence.

WITNESSETH, that in the action captioned, VLM Investments, LLC v. David A. Shroat, Buncombe County file number 18 SP 383, the Court having appointed Kirk Booth Commissioner and authorized said Commissioner to sell the real property which is the subject of such action at private sale; and


WHEREAS, Commissioner having advertised as required by law as shown in such Court file. That the Commissioner held such sale on the 8th day of October, 2018, and that upon the last and highest bid, in the amount of One Hundred and Forty-Five Thousand and no/Dollars (\$145,000.00), and no upset bids having received within the ten (10) days following such sale, and the sale having been confirmed by order of the Court, that the Grantee, as the holder of the last and highest bid, and the Grantee having paid the amount bid herein;

NOW THEREFORE, under and by virtue of the authority granted to Kirk Booth, Commissioner in the aforesaid action, said Grantor has granted and sold, and does hereby grant and sell to Grantee, Grantee's heirs, successors and assigns, the real property described as follows:

SEE EXHIBIT A

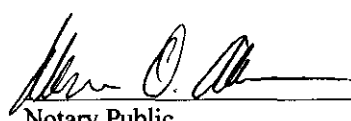
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the use thereof forever, as is and without warranties, subject to real property taxes for the current year, any rights of any persons in possession, any right of redemption of the United States, and all other title matters, of record or not.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.


Kirk Booth, Commissioner (SEAL)

STATE OF NORTH CAROLINA
COUNTY OF BUNCOMBE

I, the undersigned Notary Public of the County and State aforesaid, certify that **Kirk Booth**, Commissioner, personally appeared before me this day and, having produced adequate proof of identity, acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 3rd day of November, 2018.


Notary Public
My Commission Expires: 9/10/2019

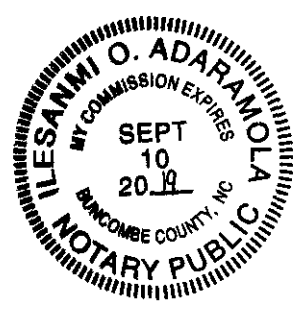


EXHIBIT A

BEING all of Lot 27, Phase One, as shown on a Plat of the Subdivision of Hunter's Trace, as recorded in the Office of the Register of Deeds for Buncombe County, North Carolina, in Plat Book 53, at Page 109, reference to which plat is hereby made for a more particular description of said lot.