

STATE OF NORTH CAROLINA  
COUNTY OF BUNCOMBE

IN THE GENERAL COURT OF JUSTICE  
SUPERIOR COURT DIVISION  
BEFORE THE CLERK  
FILE NO: 18 SP 383

VLM Investment, LLC )  
Petitioner, )  
vs. )  
David A. Shroat )  
Respondent. )

**REPORT OF PRIVATE SALE**

NOW comes Kirk Booth, the Commissioner appointed by authority of the Order entered by Johanna Finkelstein, Assistant Clerk of Superior Court, on September 27, 2018, to sell the real property located at 58 Foxberry Drive, Arden, NC 28704, more particularly described in that deed recorded in Book 5666, at Page 5333, of the Buncombe County Registry, which is the subject of the above-captioned matter, and reports as follows:

1. The purchaser of the Property is Asheville Home Funding Inc;
2. The purchase price is \$145,000.00; and
3. This sale is to be SUBJECT TO THE FOLLOWING DEEDS OF TRUST;
  - a. First Mortgage to Wells Fargo in an original amount of \$144,000.00, duly recorded in Deed of Trust Book 2702 at Page 727, Buncombe County Registry.
  - b. Second Mortgage to Wells Fargo in an original amount of \$28,500.00, duly recorded in Deed of Trust Book 4691 at Page 132, Buncombe County Registry.
  - c. Third Mortgage to 740 Biltmore Avenue Group, LLC in an original amount of \$125,000.00, duly recorded in Deed of Trust Book 5666 at Page 1899, Buncombe County Registry;

The undersigned has sold the above-described property to Asheville Home Funding Inc., for the price of One Hundred and Forty-Five Thousand Dollars (\$145,000.00). This notice constitutes Notice of Sale pursuant to N.C.G.S § 1-339.24, and if no upset bid is submitted within ten (10) days of the filing of this report, this sale will be confirmed.

This the 7 day of ~~September~~, 2018

*October*  


Kirk Booth  
Commissioner  
PO Box 1918  
Asheville, NC 28801

*18 OCTOBER 2018*  
*\$152,250.00/10*  
*\$7612.50/100*