



1in=200ft

Parcel: 376404745571, 5384 BOLICK RD CLAREMONT, 28610

Owners: PTM REAL ESTATE COMPANY LLC,

Owner Address: 5384 BOLICK RD

Values - Building(s): \$187,300, Land: \$132,600, Total: \$319,900

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Parcel Report - Catawba County NC

Parcel Information:

Parcel ID: **376404745571**
Parcel Address: 5384 BOLICK RD
City: CLAREMONT, 28610
LRK(REID): 402589
Deed Book/Page: 2246/1970
Subdivision:
Lots/Block: /
Last Sale: \$463,000 on 2001-01-26
Plat Book/Page:
Legal: 5384 BOLICK RD 1706
Calculated Acreage: 9.840
Tax Map:
Township: CLINES
State Road #: 1706

Tax/Value Information: Tax Rates(pdf)

City Tax District: All in County
County Fire District: OXFORD
Building(s) Value: \$187,300
Land Value: \$132,600
Assessed Total Value: \$319,900
Year Built/Remodeled: 1966/
Current Tax Bill

Miscellaneous:

Building Permits for this parcel.
Building Details
WaterShed: WS-IV Protected Area
Voter Precinct: P27
Parcel Report Data Descriptions

List all Owners

Deed History Report

Owner Information:

Owner: PTM REAL ESTATE COMPANY LLC
Owner2:
Address: 5384 BOLICK RD
Address2:
City: CLAREMONT
State/Zip: NC 28610-8160

School Information:

School District: COUNTY
Elementary School: OXFORD
Middle School: RIVER BEND
High School: BUNKER HILL
School Map

Zoning Information:

Zoning District: COUNTY
Zoning1: LI
Zoning2:
Zoning3:
Zoning Overlay: WP-O
Small Area: ST STEPHENS/OXFORD
Split Zoning Districts: /
Zoning Agency Phone Numbers

Firm Panel Date: 2007-12-18

Firm Panel #: 3710376400K

2010 Census Block: 1010

2010 Census Tract: 010101

Agricultural District:

Assessment Report

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Assessment Report - Catawba County NC as of January current year

Property Assessment Information:

Card: 1 of 1 Class I
Next Previous Card

Parcel Information:

Parcel ID: 378404745571
Property Address: 5384 BOLICK RD
LRK(REID): 402589

Revaluation Date: January 1, 2015

Owner Information:

Name: PTM REAL ESTATE COMPANY LLC
Name2:
Address: 5384 BOLICK RD
City/State/Zip: CLAREMONT, NC 28610-8160

Assessment Information:

Market Building(s) Value: \$187,300
Total Market Value: \$319,800

Market Land Value: \$132,600
Use Total Value: \$0

Sales Data:

Date	Type	Price	Source	Validity
2001-01-26	LAND & BLDG	\$463,000	FEE	VALID SALE

Property Factors:

Topography	Utilities	Street or Road
LEVEL	WELL SEPTIC	PAVED

Building Permit Data:

Issue Date	Number	Amount	Purpose
1984-04-01	16149	\$5,000	WELL HSE

Notes:

Note1: B LINE PLASTICS

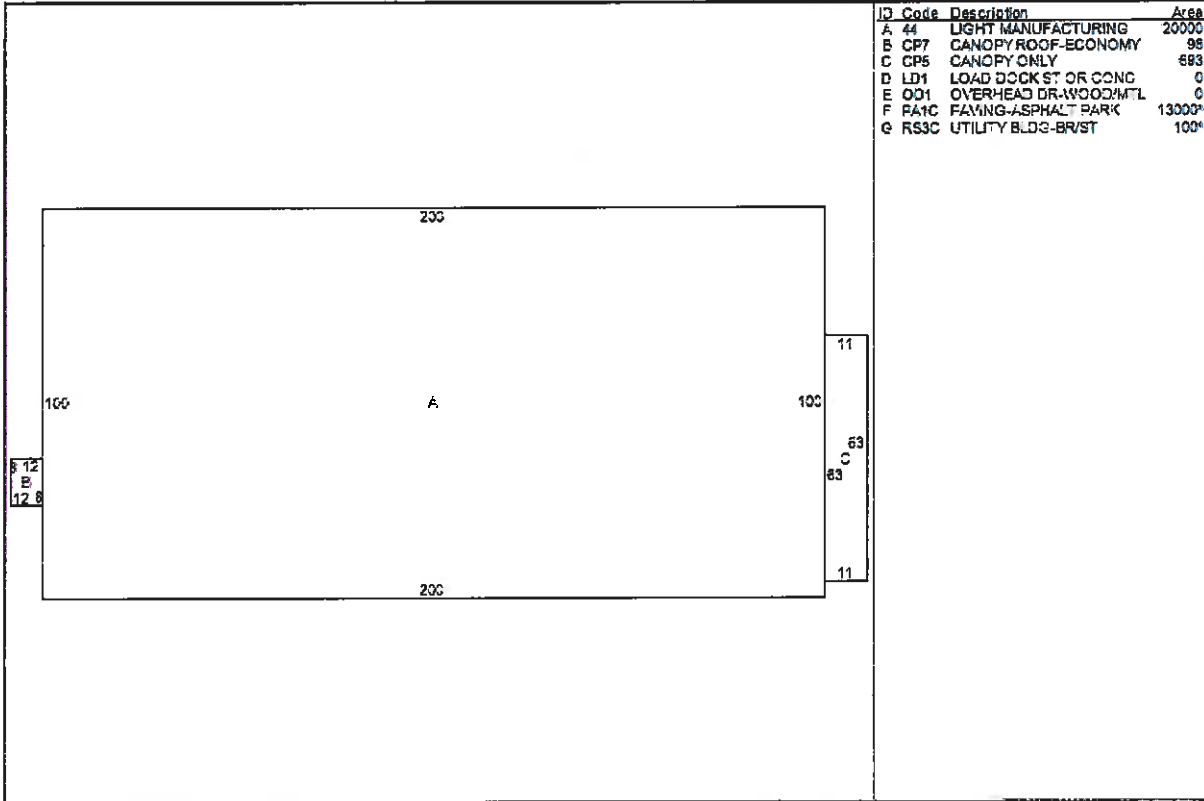
General Building Data

Building #:	Units:	Type:
1	1	MANUF PROCESSNG

Interior-Exterior Description

Levels	Use Type	Ht	Walls	Construction	Heating	Air Cond	Size
01 to 01	LGHT MANUFACTUR	14	BRICK/STUCCO	FIRE RESIST.	HOT AIR	CENTRAL	20000

Last Update: 2017-11-13



Parcel ID: 378404745571

Card: 1

Footprint Structure Codes

[Download Sketch](#)

* The square footage of houses having excessive cathedral ceiling areas may exceed actual square footage. This is considered in the final reconciliation of value. Independent verification of all data in this report is recommended.

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of Deeds of Trust recorded in Book 3023, Page 853, and in Book 3023, Page 854 of the Catawba County Public Registry; and

WHEREAS, default having occurred in the payment of the indebtedness secured by the Deeds of Trust and Grantor having been substituted as Trustee, due demand was made on the Grantor by the owner and holder of the indebtedness secured by the Deeds of Trust that Grantor foreclose the Deeds of Trust and sell the real property subject to the Deeds of Trust under the terms thereof; and

WHEREAS, under and by virtue of the power and authority vested in Grantor by the Deeds of Trust and according to the terms and the stipulations of same, and having instituted a Special Proceeding before the Clerk of Superior Court of Catawba County, File No. 18 SP 236 ("Special Proceeding"), due and timely notice having been given to the parties to the Special Proceeding, and a proper hearing having been conducted on July 3, 2018, whereupon the Clerk of Superior Court of Catawba County authorized Grantor to proceed under the Deeds of Trust and sell the real property described in the Deeds of Trust, and after due advertisement as provided in the Deeds of Trust and as required by law, Grantor, at 10:00 a.m. on August 8, 2018, did expose the Property (as defined below) to sale at public auction at the Catawba County Courthouse, 100 Government Drive, Newton, Catawba County, North Carolina, subject to all deeds of trust, liens, unpaid taxes, restrictions, easements, assessments, leases, and other matters, if any, which, as a matter of law were not extinguished in the Special Proceeding; and

WHEREAS, Grantee became the last and highest bidder at the sale for the purchase price of \$565,000.00 (by credit bid); and

WHEREAS, Grantor filed the Report of Foreclosure Sale with the Catawba County Clerk of Superior Court on August 8, 2018, as required by law, and thereafter the sale remained open ten (10) days and no advance bid was placed thereon in the time allowed by law; and

WHEREAS, the purchase price has now been fully paid (by credit against the indebtedness secured by the Deeds of Trust).

NOW, THEREFORE, in consideration of the premises and the payment of the purchase price by Grantee, the receipt of which is hereby acknowledged, and pursuant to the authority vested in Grantor by the terms of the Deeds of Trust, Grantor does hereby bargain, sell, grant and convey unto Grantee and its successors and assigns, all that certain lot or parcel of real property lying and being in Catawba County, North Carolina, and being more particularly described as follows (the "Property"):


BEGINNING at a nail located in the center of the pavement for Bolick Road (SR 1706), said beginning point being the southwest corner of Kimberly A. Lail, Lot 1, Phase I Shiloh Extension (Plat Book 17 at Page 121) **AND RUNNING THENCE FROM SAID POINT OF BEGINNING** with Bolick Road North 81° 21' 12" West 78.37 feet; thence continuing with Bolick Road North 84° 34' 51" West 399.72 feet; thence continuing with the road North 82° 50' 57" West 99.93 feet; thence continuing with the road North 78° 05' 00" West 99.93 feet to a point in the intersection of Stetson Drive; thence continuing with Bolick Road North 71° 55' 00"

West 99.94 feet; thence continuing with Bolick Road North 65° 33' 30" West 62.11 feet to a point in Bolick Road, said point being located South 62° 49' 23" East 181.26 feet from a pk nail in the intersection of Bolick Road and Gateway Drive; thence with Volex Interconnect Systems, Inc., North 16° 53' 07" East 578.15 feet to a 1/2" pipe; thence continuing with Volex Interconnect Systems, Inc., South 80° 33' 28" East 705.35 feet to a 1/2" pipe; thence with Jimmy D. Travis and Kimberly A. Lail South 03° 57' 00" West 578.15 feet to the point of Beginning. Containing 10.519 acres more or less as shown on a survey entitled "Boundary and Location of Survey of an existing Parcel of Land for Contract Knits, Inc.," prepared by Darrin L. Reid Land Surveying and Planning dated October 30, 1999.

For chain of reference, see deed recorded in Book 1891 at Page 313, Catawba County Registry.

TO HAVE AND TO HOLD the Property, together with all privileges and appurtenances as thereunto belonging unto the Grantee, its successors and assigns, forever, in as full and ample manner as Grantor is authorized and empowered to convey the same, subject to all deeds of trust, liens, unpaid taxes, restrictions, easements, assessments, leases, and other matters, if any, which, as a matter of law were not extinguished in the Special Proceeding.

IN WITNESS WHEREOF, Grantor, the Substitute Trustee of the aforesaid Deeds of Trust, has caused this instrument to be executed under seal as of the date and year first above written.

 (SEAL)
 Kimberly H. Whitley, Esq.
 Substitute Trustee
 Post Office Box 218
 Hickory, NC 28603
 Phone: (828) 322-7741
 Email: kwhitley@phd-law.com

[NOTARY BLOCK ON NEXT PAGE]

