



**CITY OF SOUTHPORT
BOARD OF ALDERMEN
SPECIAL MEETING AGENDA
113 W MOORE STREET
October 28, 2025
9:00 AM**

Agenda

Please turn off all cell phones

Meetings are open to the public. If you are not able to attend the Board of Aldermen meetings in person, the meeting will be available for you to watch via live-stream on the City of Southport website (<https://cityofsouthport.com/board-of-aldermen-meetings/>), Facebook page, and YouTube channel.

ETHICS STATEMENT:

"If any members know of any conflict of interest or the appearance of a conflict of interest concerning matters on the agenda, please so state at this time."

A. Call to Order

B. Pledge of Allegiance

C. City Alleyways

1. Historical data over 135 years of land ownership (Pgs.2-50)
2. Plot diagrams (Pgs.51-55)
3. Building permits (56-60)
4. Brunswick County records on deeds and review findings of various claims to ownership & Tax Records (Pgs.61-88)
5. Southport proclamation on Alleyways (Pgs.89-90)
6. UNC Coates Canons of NC Law (91-96)

D. Adjourn

TIMELINE — 109 E. Owens St. alley ownership (Tax ID 237ed00401); documents are public records and available from Brunswick County Register of Deeds or Property Tax Office

1889 — Smith & Weeks Addition to the City of Southport recorded, laying out the section of town that now includes 109 E. Owens

- Plat Map — Book DBii, Page 35
 - Plat map shows the original layout of Block 5, Lots 31 and 32, portions of which later would be redivided to form the lot now described as 109 E. Owens
 - Alley is clearly delineated

Feb. 15, 1900 — 109 E. Owens sold from W.T. Pinner to Effie Preston Pinner

- Deed — Book QQ, Page 324
 - First recorded deed that identifies the redivision forming the lot at 109 E. Owens
 - Meets and Bounds description in the deed delineates the 109 E. Owens lot as separate from the Alley

July 1, 1915 — Farquarson Map of the City of Southport recorded

- Plat Map — Book 0001, Pages 70, 70A and 70B
 - Smith & Weeks Additon included, but the map does not show the redivision described on the 1900 deed; instead, it shows the original 1889 plat diagram
 - Alley clearly delineated

May 16, 1944 — 109 E. Owens sold at commissioner's auction to Kenwood Varnum

- Deed — Book 80, Page 155
 - Property description unchanged; references 1900 deed's land description
 - Alley status unchanged

May 7, 1975 — 109 E. Owens sold to John K. Varnum Jr. and Vera Varnum

- Deed — Book 329, Page 887
 - Property description unchanged; references 1944 deed's land description
 - Alley status unchanged

April 28, 1980 — 109 E. Owens sold to Arthur D. Harrelson and Elizabeth L. Harrelson

- Deed — Book 447, Page 697
 - Property description unchanged; references 1975 deed's land description
 - Alley status unchanged

June 7, 2005 — 109 E. Owens sold to Pleasant Oaks LLC

- Deed — Book 2162, Page 488
 - 109 E. Owens identified as Tract 3 in this deed, which covers multiple properties
 - Property description unchanged; references 1975 deed's land description
 - Alley status unchanged

Oct. 12, 2017 — 700-704 N. Howe sold by Pleasant Oaks LLC to Joseph P. Hatem and Anita Latitia Hatem

■ Deed — Book 3971, Page 147

- These properties are along Howe Street starting at the corner of E. Owens
- Deed package includes a survey that shows the Alley and the encroaching home structure at 109 E. Owens
- Alley status unchanged

June 5, 2020 — Pleasant Oaks LLC records a “Declaration of Withdrawal” about the alley

■ Miscellaneous Recording — Book 4372, Page 573

- Document states a claim to the full width of the portion of the alley alongside 109 E. Owens
- No reference in the document about who prepared it
- Recorder’s time stamp indicates it was recorded at the same time as the Deed of Sale and the Deed of Trust for the property

June 5, 2020 — 109 E. Owens sold to Joseph P. Hatem and Anita Latitia Hatem

■ Deed — Book 4372, Page 599

- Property description changed for the first time since 1900
- Alley status changed; the fully width of the portion of the alley alongside 109 E. Owens is included in the metes and bounds description included as Exhibit A with the deed

June 5, 2020 — Joseph P. and Anita Latitia Hatem grant a deed of trust on 109 E. Owens

■ Deed of Trust — Book 4372, Page 617

- Beneficiary (mortgage holder) is Pleasant Oaks LLC, the seller of the property
- Trustee is local real estate attorney Ryan W. Johnson
- Promissory section indicates principle owed is \$135,000
- Property description reflects the changes in the June 5, 2020, deed and includes the Alley portion

Dec. 10, 2020 — Letter issued from County Tax Office

- Owners of 109 E. Owens, Joseph P. and Anita Latitia Hatem, are notified that the property description including the Alley portion is not valid
- Letter specifically advises owners that City of Southport would have to go through the abandonment process before Alley could be added to the lot
- Letter was delivered to 7007 Robert Ruark Drive
 - 7007 Robert Ruark is a residence in Smithville Woods
 - Joseph P. Hatem owned that property from March 14, 2003, until Dec. 20, 2021

- “7007 Robert Ruark Dr, Southport, NC 28461” was the address listed on both the Deed and the Deed of Trust recorded in June 2020 for 109 E. Owens
- A family member of the owners was living at 7007 Robert Ruark in 2020
- The Hatems still were getting mail at 7007 Robert Ruark in 2020; for example, the 2020 Property Tax Bill for 7007 Robert Ruark went to that address

July 20, 2021 — Trustee issues a Satisfaction Piece for the 2020 Deed of Trust

- Deed of Trust Satisfaction Piece — Book 4664, Page 1278
 - Deed of trust declared to have been fulfilled and terminated
 - This means the note has been paid off or otherwise forgiven

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she doeth still voluntarily assent thereto. Witness my hand and seal this 6th day of January 1900.

Isaac Milliken J.P.

State of North Carolina

Brunswick County

The foregoing or annexed certificate of Isaac Milliken, a Justice of the Peace of Brunswick County, is adjudged to be correct. Let the said deed and the certificate be registered Feb'y 5th 1900.

Geo. L. Umis C.R.

Rec'd. Feb'y 5th 1900. Recorded Feb'y 14th 1900.

C. Ed. Taylor

Register of Deeds

10 sec.

H. T. Pinner

To

Effie Preston Pinner

State of North Carolina

Brunswick County

This deed made this 1st day of January 1900 by H. T. Pinner of Brunswick County and State of North Carolina of the first part to Effie Preston Pinner of Brunswick County and State of North Carolina of the second part. Witnesseth: That said H. T. Pinner, in consideration of the natural love and affection I have for her and the sum of one dollar to me paid by Effie Preston Pinner, the receipt whereof is hereby acknowledged, have bargained and sold, and by these presents do bargain, sell and convey to said Effie Preston Pinner, and her heirs and assigns, a certain tract or parcel of land in Smithville Township, Brunswick County, State of North Carolina, adjoining the lands of H. T. Pinner bounded as follows, viz: beginning at the corner of the alley in Block No 5, running E. thirty five feet along Owens Street, then N. sixty feet along H. T. Pinner's land, then E. thirty five feet, then S. sixty feet to the beginning, being a part of lot No 32 and 31; and also lot No 1 in block five, beginning at a corner at Stone and Owens streets, running E. 127 feet along Owens street to the corner of the alley in block 5, thence running N. 83 feet along said alley, thence E. 127 feet along the land of Mrs. Weeks and others, then S. 83 feet along Stone street to the beginning corner, and also one lot, beginning at the corner of J. L. Lammie's, running South 83 feet along Atlantic street, then E. 127 feet joining the land of Mrs. Weeks and others, then N. 83 feet, then West 127 to the beginning. To Have and to Hold the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging to the said Effie Pinner, wife of H. T. Pinner, her heirs and assigns to their only use and behoof forever. And the said H. T. Pinner covenants to and with the said Effie Pinner, her heirs and assigns that he is seised of said premises in fee, and has a right to convey the same in fee simple; that the same are free from all incumbrances and that he will warrant and defend the said title to the same against the claims of all persons whatsoever. In testimony whereof, the said H. T. Pinner has hereunto set his hand and seal the day and year above written.

H. T. Pinner

North Carolina

Brunswick County

The execution of the foregoing instrument was this day acknowledged before me by H. T. Pinner the grantor for the purposes therein expressed. This 3rd day of February 1900.

J. P. Pinner J.P.

North Carolina

Brunswick County

The foregoing certificate of J. P. Luman J. P. of Brunswick County is adjudged to be correct and sufficient. Let the instrument, with the certificate, be registered. Witness my hand and official seal this 5th day of February 1900.

Thomas L. Price, C. C.

Received Feb'y 5th, Received Feb'y 15th, 1900.

C. Ed. Taylor

Register of Deeds

X

State Grant

No 14101

To

L. Walker

State of North Carolina: Know ye, that we, for and in consideration of the sum of twelve and one-half cents for every acre hereby granted and paid into the Treasury on twentieth day of January 1900 by L. Walker, have given and granted, and by these presents do give and

grant unto the said L. Walker a tract of land containing thirty-two (32) acres lying and being in the County of Brunswick on the North side of Town Creek and adjoining the lands of Joseph A. Skipper and others. Beginning at a pine in the fork of Rhodes Bay, it runs with the edge of said Bay south fifteen degrees west twenty-six poles, then continuing with the edge of the said bay south thirty-two poles, then with the edge of said bay south twenty-eight degrees east forty poles, then south fifty degrees east forty poles, then east forty poles to another prong of said Bay, then with the edge of said bay to the beginning as by the plat hereunto annexed doth appear.

State of North Carolina

Brunswick County

Surveyed for Luman Walker thirty-two acres of land on the North side of Town Creek adjoining the lands of Joseph A. Skipper and others according to his entry No 1822, entered January 11th 1898. Beginning at a pine in the forks of Rhodes Bay, runs with the edge of said bay South 15° West 26 poles, thence continuing with the edge of said bay South 32 poles, thence (continuing with the edge of the bay) South 28 East 40 poles, then South 50° East 40 poles, thence East 40 poles to another prong of Rhodes Bay, thence with the edge of said bay to the beginning.

Surveyed March 22nd 1898.

John F. Mintz

Julius W. Sullivan

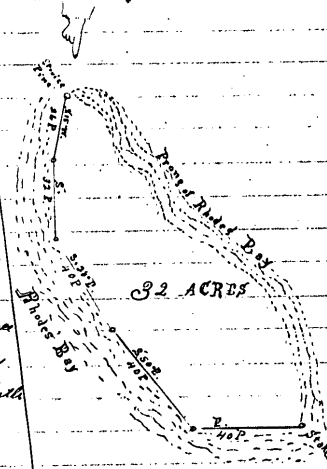
C. Amers

Silas D. Shing Co Sur.

By J. B. Bennett Deputy Co. Surveyor

Together with all woods, waters, mines, minerals, hereditaments and appurtenances to the said land belonging or appertaining. To hold to the said L. Walker, heirs and assigns forever. Yielding and paying to us such sums of money, yearly or otherwise as our General Assembly from time to time may direct, and promising obedience to the acts of the General Assembly now existing or hereafter to be enacted concerning the passage of fish in the waters of said premises. Entered Jan. 11th 1898. Entry No 1822. In witness whereof we have caused these letters to be made patent and our great seal to be hereunto affixed. Witness, Daniel L. Russell, Secy. over Governor and Commander-in-Chief, at Raleigh, the 26th day of January in the

Scale 70 poles to an inch



C. ED. TAYLOR, COMMISSIONER
TO
KENWOOD VARNUM
STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK.

DEED

THIS DEED, made this the 16th day of May by C. Ed. Taylor, Commissioner, under a judgment of the Superior Court of said county in a special proceedings entitled "Bertha Pinner Alpervitz, Richard S. Pinner vs. Lewis A. Pinner", party of the first part, to Kenwood Varnum of Brunswick County, North Carolina, party of the second part;

WITNESSETH, THAT WHEREAS, the said C. Ed. Taylor, Commissioner, being hereto licensed by a judgment of the Court in the said special proceeding, did, on the 18th day of April, 1944, after due advertisement, expose the land hereinafter described at public sale at the court house door, Southport, North Carolina, and thence and there the said party of the second part became the last and highest bidder for the said land in the sum of THREE HUNDRED DOLLARS (\$300.00), subject to the City and County taxes that rested on the said land which was clearly made known as to the amount and fact at the time of the sale, and the said purchasers having complied with the terms of the sale;

AND WHEREAS, upon report of the said sale to the court, there being no raise of bid, the said sale was confirmed by the court and the said C. Ed. Taylor, Commissioner as aforesaid, was ordered by the judgment of the court to execute a deed in fee simple to the said purchasers upon the payment of the purchase money;

AND WHEREAS, the said purchase money has been paid in full;

NOW, THEREFORE, in consideration of the premises, and in execution of the power and authority aforesaid, the said C. Ed. Taylor, as commissioner aforesaid, doth hereby bargain, sell and convey unto the said Kenwood Varnum, his heirs and assigns, that certain parcel or lot of land situated in Smithville Township, Brunswick County, North Carolina, in the City of Southport, bounded and described as follows:

Being parts of lots #32 and 31, in Block 5 of the Smith and Weeks Addition to the City of Southport, as follows: BEGINNING at the corner of the alley in Block 5, running east 35 feet along Owens Street; thence north 60 feet along W. T. Pinner's land; thence west 35 feet; thence south 60 feet to the BEGINNING, and being the same land conveyed by W. T. Pinner to Effie Preston Pinner by deed dated January 1st, 1900, recorded in Book QQ-Page 324.

TO HAVE AND TO HOLD said land, with its appurtenances, to him, the said Kenwood Varnum, his heirs and assigns, forever, in as full and ample manner as the said C. Ed. Taylor, Commissioner, as aforesaid, is authorized and empowered to convey the same.

IN WITNESS WHEREOF the said C. Ed. Taylor, Commissioner, hath hereunto set his hand and seal as of the date first above written.

C. Ed. Taylor (Seal)
COMMISSIONER

(Revenue stamp 56¢)

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK.

I, B. J. Holden, Asst. Clerk of the Superior Court, hereby certify that personally appeared before me this day C. Ed. Taylor, who, as Commissioner, acknowledged the due execution of the foregoing deed for the purposes therein set forth. It is adjudged that the said deed is duly acknowledged. Let the same, with this certificate, be recorded.

This the 18 day of May, 1944.

B. J. Holden
Asst. CLERK OF THE SUPERIOR COURT.

Filed for registration on the 2 day of June, 1944 at 1 o'clock P. M. and duly recorded.

M. S. Wells
Register of Deeds

MELVIN SMITH AND WIFE CORA SMITH
TO
BILL BOWLING

WARRANTY DEED

STATE OF NORTH CAROLINA
Brunswick County

S. S. WARRANTY DEED

THIS INDENTURE, made this 2nd day of March, A. D., 1944 by and between Melvin Smith and his wife Cora Smith of Bolivia, County of Brunswick and State of North Carolina, of the first part, and Bill Bowling of Bolivia, in the County of Brunswick and State of North Carolina of the second part.

WITNESSETH, That the said parties of the first part, for and in consideration of the sum of Ten Dollars, and other valuable considerations to them in hand paid by the said party of the second part; the receipt whereof is hereby acknowledged, has given, granted, bargained and sold aliened and conveyed, and by these presents do hereby give, grant, bargain and sell, alien, convey and confirm unto the said party of the second part and to his heirs and assigns forever, all that certain lot of land, situated, lying and being in Town Creek Township County of Brunswick and State of North Carolina, bounded and described as follows, to-wit:

Beginning at an iron corner in Boston Greer's line at the intersection of R. F. Lewis and Melvin Smith's land and runs thence north 83½ degrees east 45 feet to a stake in Melvin Smith and R. F. Lewis line, thence south 5 degrees and 15 minutes east 746 feet to a stake in Melvin Smith's line, thence north 52 degrees and 30 minutes west 212 feet to a stake, Melvin Smith's corner, thence north 7 degrees east 582 feet to a stake and the iron rod, point of beginning, as will be shown by a plot hereto attached and made a part of this deed. Containing to the same one and three sevenths of an acre more or less according to a survey made by J. B. Atkinson March 1944.

together with all and singular, the lands, tenements, easements and appurtenances thereto belonging, or in anywise appertaining.

TO HAVE AND TO HOLD the above granted and described premises, together with all and singular, the rights, privileges, easements, tenements and appurtenances thereunto belonging,

NORTH CAROLINA, _____ BRUNSWICK _____ County.

THIS DEED, Made This 4th day of April, A.D. 1975,
by KENWOOD VARNUM and wife, ENA VARNUM

of Brunswick County and State of North Carolina

of the first part, to JOHN K. VARNAM^{JR} and wife, VERA P. VARNAMof Brunswick County and State of North Carolina
of the second part:

WITNESSETH, That said parties of the first part

_____ in consideration of
TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS - - - - - ~~XXXX~~,

to them paid by said parties of the second part

the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do

grant, bargain, sell and convey to said parties of the second part, their

heirs and assigns, a certain tract or parcel of land in Smithville Township,

Brunswick County, State of North Carolina adjoining the
lands of _____

_____ and others and bounded as follows, viz.:

BEING parts of Lots Thirty-Two (32) and THIRTY ONE (31)
in Block Five (5) of the Smith and Weeks Addition to the
City of Southport, as follows:BEGINNING at the corner of the alley in Block 5, running
east 35 feet along Owens Street; thence north 60 feet
along W. T. Pinner's land; thence west 35 feet; thence
south 60 feet to the BEGINNING, and being the same land
conveyed by W. T. Pinner to Effie Pinner by deed dated
January 1st, 1900, recorded in Book QQ, at Page 324,And being the same tract or parcel of land as described
in a deed from C. Ed. Taylor, Commissioner, dated the
2nd day of June, 1944, and recorded in Book 80 at Page 155,
Office of the Register of Deeds of Brunswick County,
North Carolina.TRANSFERRED,
TRANSFER RECORD

MAY 7 1975

BRUNSWICK COUNTY, N. C.
TAX SUPERVISORBY yer

RECORDED
INDEXED

To HAVE AND TO HOLD the aforesaid tract or parcel of land, and all privileges and appurtenances thereto belonging, to the said _____ parties of the second part, their _____ heirs and assigns, to _____ their _____ only use and behoof forever.

And the said _____ parties of the first part _____ for _____ them _____ selves _____ and _____ their _____ heirs, executors and administrators, covenant _____ with said _____ parties of the second part, their _____ heirs and assigns, that _____ they are seized of said premises in fee and have _____ right to convey in fee simple; that the same are free and clear from all encumbrances and that _____ they do _____ hereby forever warrant and will forever defend the said title to the same against the claims of all persons whomsoever. _____

IN TESTIMONY WHEREOF, the said _____ parties of the first part _____ have hereunto set _____ their hands and seals, the day and year first above written.

John Kimball Varnam [SEAL]

Mrs. Eva Varnam [SEAL]

ATTEST. _____ [SEAL]

_____ [SEAL]

STATE OF NORTH CAROLINA, _____ County.

I, _____, Clerk of the Superior Court, hereby certify that

personally appeared before me this day and acknowledged the due execution of the annexed deed of conveyance.
Let the instrument, with this certificate, be registered.

Witness my hand and official seal, this _____ day of _____, A.D. 19____

Clerk Superior Court.

STATE OF NORTH CAROLINA, _____ BRUNSWICK _____ County.

I, Emily C. McKeithan, Notary Public, do hereby certify that

KENWOOD VARNUM and wife, ENA VARNUM

personally appeared before me this day and acknowledged the due execution of the annexed deed of conveyance.

Witness my hand and notarial seal, this 27 day of April, A.D. 1975.

My commission expires Dec. 18, 1975 Emily C. McKeithan, N. P. [SEAL]

STATE OF NORTH CAROLINA, _____ County.

The foregoing certificate of _____

a Notary Public of _____ County, State of North Carolina, is certified to
be correct.

Witness my hand this _____ day of _____, A.D. 19____

Register of Deeds.

(W-91-92)

STATE OF NORTH CAROLINA, Brunswick County
The Foregoing Certificate(s) of _____

EMILY C. MCKEITHAN, NOTARY PUBLIC

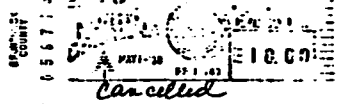
Recorded this 7th day of MAY 1975 at 4:49 (is)(are) certified to be correct.

P. o'clock M.

Arthur W. Knox Register of Deeds

Arthur W. Knox

blm



STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

THIS DEED, made and entered into this the 24th day of April, 1980, by and between JOHN K. VARNAM, JR. and wife, VERA P. VARNAM, of Brunswick County, North Carolina, parties of the first part; and ARTHUR D. HARRELSON and wife, ELIZABETH L. HARRELSON, of Brunswick County, North Carolina, parties of the second part:

WITNESSETH

THAT the said parties of the first part, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATIONS, to them in hand paid by the said parties of the second part, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do hereby bargain, sell and convey unto the said parties of the second part, their heirs and assigns, all that certain tract or parcel of land lying and being in Smithville Township, Brunswick County, North Carolina, and more particularly described as follows:

BEING a part of Lots Thirty Two (32) and Thirty One (31), in Block Five (5) of the Smith and Weeks Addition to the City of Southport, North Carolina, as follows:

BEGINNING at the corner at the alley in Block 5 running East 35 feet along Owens Street, thence North 60 feet along W. T. Pinner's land, thence West 35 feet, thence South 60 feet to the beginning;

Being the same property as conveyed John K. Varnam, Jr. and wife, Vera P. Varnam, by Kenwood Varnam and wife, Eva Varnam, by deed dated April 4, 1975 and recorded in Book 329 at Page 887 of the Brunswick County Registry.

This conveyance is made subject to any restrictions of record.

TO HAVE AND TO HOLD the above described land, together with all privileges and appurtenances thereunto belonging to the said parties of the second part, their heirs and assigns, to their only use and behoof FOREVER; SUBJECT, HOWEVER, to the above referred restrictions.

Mr. Arthur D. Harrelson, Kinsley Dr., Southport, North Carolina



WILLIAM B. KEXELL
Attorney at Law
Southport, N. C. 28081

THAT the said parties of the first part covenant to and with the said parties of the second part, their heirs and assigns, that they are seized of the same land in fee and have a right to convey the same in fee simple; that the same are free and clear of all encumbrances and that they do hereby warrant and will forever defend the title to the same against the lawful claims of all persons whomsoever; SUBJECT, HOWEVER, to the above referred restrictions.

IN WITNESS WHEREOF, said parties of the first part have hereunto set their hands and seals as of the date first above written.

John K. Varnam, Jr. (SEAL)
JOHN K. VARNAM, JR.
Vera P. Varnam (SEAL)
VERA P. VARNAM

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Shirley W. Fowler, NOTARY PUBLIC, do hereby certify that John K. Varnam, Jr. and wife, Vera P. Varnam, have personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein set forth.

Witness my hand and notarial seal, this the 28th day of April, 1980.

Shirley W. Fowler
NOTARY PUBLIC

WILLIAM D. FZZELL
Attorney at Law
Rochester, N. C. 28411

My Commission Expires:
MY COMMISSION EXPIRES
APRIL 17, 1983



STATE OF NORTH CAROLINA, Brunswick County
The Foregoing Certificate(s) of Shirley W. Fowler, Notary Public

(is/are) certified to be correct.
Recorded this 1st day of May 19 80 at 11:06 o'clock A. M. Mh

William W. Gaither, Register of Deeds

William W. Gaither

06/08/2005
\$1,512.00 42



Real Estate
Excise Tax

Brunswick County Register of Deeds
Robert J. Robinson
Inst #270411 Book 2162 Page 488
06/07/2005 04:12:37pm Rec# 295202

RET Gary Lawrence
TOTAL 35 REV 1512 TC# 30
REC# _____ CK AMT 1512 CK# 8531 \$3219
CASH _____ REF _____ BY LG

TS	REV	TC	BLK	PIN	SUF	INT
See attached						
MAP	MPSUF	BLK	PIN	SUF	INT	

Excise Tax \$ 1512.00

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____, 20____
by _____

Mail after recording to Gary S. Lawrence, 1226 N. Howe Street, Southport, NC 28461
This instrument was prepared by Gary S. Lawrence (WITHOUT TITLE EXAM)

Brief Description for the index

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 27 day of May, 2005, by and between

GRANTOR

A. D. Harrelson, widower

GRANTEE

Pleasant Oaks, LLC

2327 Hales Rd.
Raleigh, NC 27608

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g., corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of _____, Township, Brunswick County, North Carolina and more particularly described as follows:

See Exhibit A attached hereto for complete description of subject property.

N. C. Bar Assoc. Form No. 3 © 1977
Printed by Agreement with the N.C. Bar Assoc.
Chicago Title Insurance Company

The property hereinabove described was acquired by Grantor by instrument recorded in Book, Page .

A map showing the above described property is recorded in , .

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

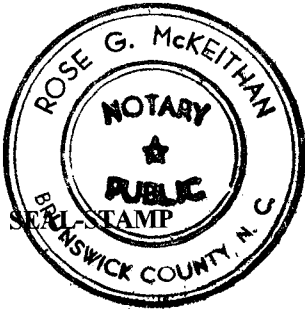
And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

Subject to restrictions of record affecting subject properties, if any; general service and utility easements of record; and lien of ad valorem taxes for the year 2005.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

B. D. Harrelson (SEAL)
A. D. Harrelson



NORTH CAROLINA, Brunswick County.

I, the undersigned, a Notary Public of the County and State aforesaid, certify that A. D. Harrelson Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 27th day of May, 2005.

My commission expires: 10-26-08 Rose G. McKeithan Notary Public

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

The Foregoing (or annexed) Certificate(s) of Rose G. McKeithan

Notary(ies) Public is (are) Certified to be Correct. 7th June 2005
This Instrument was filed for Registration on this _____ Day of _____, _____
in the Book and page shown on the First Page hereof.

Robert J. Robinson RA
ROBERT J. ROBINSON, Register of Deeds

Exhibit A

30 Tract One 2096-11-75-0364
237ED018, Prior Deed Book 693, Page 1041

Beginning at a point in the Eastern line of Howe Street (99 foot right-of-way) that is North 12 degrees 30 minutes West along said line of said street 66.00 feet from its intersection with the Northern line of Owens Street (80 foot right-of-way); running thence from said Beginning point North 12 degrees 30 minutes West along the Eastern line of Howe Street 49.50 feet; thence North 77 degrees 30 minutes East and parallel with Owens Street 127.00 feet to a point in the Western line of a ten (10) foot alley; thence South 12 degrees 30 minutes East parallel with Howe Street and along said line of said alley 49.50 feet; thence South 77 degrees 30 minutes West and parallel with Owens Street 127.00 feet to the point of Beginning; the same being all of Lot 3 and the Southern one-half of Lot 4, Block 5, Smith and Weeks Subdivision, Southport, N.C., according to a map of same recorded in Book of Divisions of Lands and Dowers fo the Registry of Brunswick County.

30 Tract Two 2096 116845275
238HG000701, Prior Deed Book 511, Page 322

Beginning at an iron pipe in the northern line of West Street said iron pipe being located north 55 degrees east 132 minutes from the intersection of the northern line of West Street with the eastern line of Rhett Street (both streets having a width of 99 feet for the purpose of this description); thence from said Beginning point north 55 degrees east 307 minutes more or less, to the run of Bonnet's Creek; thence in a southerly direction with the run of said creek 27 minutes to an iron pipe; thence south 55 degrees west 307 minutes to an iron pipe at the end of West Street; thence north 35 degrees west 27 minutes to the place and point of Beginning, according to a map attached to deed recorded in Book 511, page 322, Brunswick County Registry, which is incorporated herein by reference.

Provided, however, that this conveyance is expressly made subject to the exceptions, reservations, covenants, conditions, restrictions and easements, if any, granted by or otherwise acquired from the party of the first part and their predecessors in title to said land.

30 Tract Three 2096-11-75-1360.
237ED00401, Prior Deed Book 447, Page 697

Being a part of Lots 32 and 31, in Block 5 of the Smith and Weeks Addition to the City of Southport, North Carolina, as follows:

Beginning at the corner at the alley in Block 5 running East 35 feet along Owens Street, thence North 60 feet along W.T. Pinner's land, thence West 35 feet, thence South 60 feet to the Beginning;

Being the same property as conveyed to John R. Varnam, Jr. and wife, Vera F. Varnam, by Kenwood Varnam and wife, Eva Varnam, by deed dated April 4, 1975 and recorded in Book 329 at Page 887 of the Brunswick County Registry.

36 Tract Four 00 2096-11-75-0287
237ED01901, Prior Deed Book 1211, Page 92

Being Lot No. 1 in Block 5 of the Smith and Weeks Addition to the City of Southport, Beginning at a corner of Howe and Owens' Street, running east 127 feet along the line of Owens Street to the corner of the alley in Block 5; thence running north 33 feet along the line of said alley; thence west 127 feet along the land of William Weeks and others; thence south 33 feet along Howe Street to the point of Beginning.

Being the same property described in a Deed from S.E. Wescott and wife, Anna Wescott to A.D. Harrelson and C.A. Fox, dated December 31, 1952, and recorded in Book 107 at Page 245 of the Brunswick County Registry.

36 Tract Five 00 2086-08-98-7208
2210003002, Prior Deed Book 1897, Page 1356

All of Grantor's interest in and to that certain 0.432-acre parcel described and shown on a map entitled "Survey Prepared for Thomas J. Harrelson" by Cape Fear Engineering, Inc., dated December 10, 2003, and recorded in Map Cabinet 29, Instrument 368 of the Brunswick County Registry.

36 Tract Six 00 2086-12-76-8846
2370000601, Prior Deed Book 1897, Page 1356

All of Grantor's interest in and to that 8-acre, more or less, parcel known as "Buck Island" and described as deed recorded in Book 156 at Page 130 of the Brunswick County Registry, as follows: Beginning at a stake at low water mark in the south edge of Dutchman Creek about 125 feet above the edge of Buck Island and near where the W.B. & S. Railroad track passes to cross Buck Island; the point being at the west edge of a small drain; runs thence south 45 degrees 30 minutes west 440 feet to the north edge of Dutchman Creek at the west side of the said drain at low water mark; thence with the low water mark of Dutchman Creek, as it meanders, the following courses and distances: North 10 degrees 30 minutes west 270 feet to a stake just south of the present wharf; north 27 degrees 586 feet; north 10 degrees 30 minute west 100 feet; north 36 degrees east 85 feet; south 89 degrees 30 minutes east 66 feet; south 67 degrees 45 minutes east 145 feet; south 46 degrees 140 feet; south 15 degrees 30 minutes east 300 feet to a stake in the edge of the high-land of Buck Island; thence south 32 degrees 30 minutes east 100 feet; thence south 52 degrees 30 minutes 210 feet to the Beginning, containing eight (8) acres, and embracing what is known as Buck Island, including the up-land of Buck Island, as well as the marsh lands adjoining.

Being the same property described in a Deed from Philip B. McGill et al to Thomas J. Harrelson, dated January 23, 2004, and recorded in Book 1891 at Page 994 of the Brunswick County Registry.

Tract Seven2096-08-88-8192
222PA034, Prior Deed Book 355, Page 909

36 All of that certain lot or parcel of land located on Adkins Street (now Leonard Street) designated as Lot No. 3, Block "B", on that certain map or plat of a subdivision of property known as Highland Heights prepared by Howard M. Loughlin, R.L.S., under date of April 25, 1960, said lot having the metes, bounds and location as shown on said map or plat; and being the same lands as conveyed Arthur D. Harrelson and Thomas J. Harrelson by James C. Bowman and wife, Ruby F. Bowman, by deed dated October 13, 1969, and recorded in Book 232 at Page 544 of the Brunswick County Registry.

Tract Eight2096-08-88-8052
222PA033, Prior Deed Book 355, Page 909

36 All of that certain lot or parcel of land located on Adkins Street (now Leonard Street) designated as Lot No. 4, Block "B", on that certain map or plat of a subdivision of property known as Highland Heights prepared by Howard M. Loughlin, R.L.S., under date of April 25, 1960, said lot having the metes, bounds and location as shown on said map or plat; and being the same lands as conveyed Arthur D. Harrelson and Thomas J. Harrelson by James C. Bowman and wife, Ruby F. Bowman, by deed dated October 3, 1969, and recorded in Book 232 at Page 335 of the Brunswick County Registry.

Tract Nine2096-10-47-6286
2237D237CA013, Prior Deed Book 732, Page 463

3237D Beginning at an iron pipe, said iron pipe being located in the run of Cottage Branch about 175 feet north of the intersection of Cottage Branch with the northern right-of-way line of 11th Street, said pipe also being William Lee's northeast corner; runs thence north 55 degrees 30 minutes west 183.40 feet to an iron pipe; thence south 16 degrees 31 minutes west 119.65 feet to an iron pipe; thence south 55 degrees 30 minutes east 168.40 feet to an iron pipe at the run of Cottage Branch; thence with Cottage Branch in a northern direction to the point of beginning, according to a survey by Gerrit C. Greer made in November, 1964.

Tract Ten2096-10-47-8352
221MA004, Prior Deed Book 732, Page 463

3237D Beginning at an iron pipe in the run of Cottage Branch; for an exponent or tie line to said beginning point, begin at a point where the southern right-of-way line of 11th Street of the City of Southport intersects the run of Cottage Branch, run thence along the southern right-of-way of 11th Street south 77 degrees 30 minutes west 261 feet, thence south 30 degrees 52 minutes east 329.8 feet to the beginning point of the tract or parcel of land hereinafter described, from said beginning point runs thence north 30 degrees 52 minutes west 329.8 feet to an iron pipe located in the southern right-of-way line of 11th Street; runs thence north 5 degrees 30 minutes west and crossing 11th Street 466.45 feet to an iron pipe; runs thence south 55 degrees 30 minutes east 391.95 feet to an iron pipe in the run of Cottage Branch; runs thence in a southerly direction and with the run of Cottage Branch

approximately 600 feet to the place and point of Beginning, according to a survey by Greer & McHenry, registered land surveyors, on December 22, 1960.

Tract Eleven 2096-11-75-1481
237ED005, Prior Deed Book 610, Page 611

Beginning at the Northeast corner of Lot No. 30, on the West side of Atlantic Street, running thence West along the North line of said lot, 127 feet to an alley; thence North along said alley 33 feet to the Southwest corner of Lot No. 28; thence along the South line of said lot, 127 feet to the West line of Atlantic Street; thence South along the West line of said street 33 feet to the beginning, known as Lot No. 29, of Block No. 5, Smith and Weeks Addition to the City of Southport, N.C., and being the same land conveyed to J.A. Pinner by deed dated the 8th day of June, 1944, by C. Ed. Taylor, Commissioner, recorded in Book 80 at Page 160 of Brunswick County Registry.

Tract Twelve
237ED005, Prior Deed Book 610, Page 611

Beginning on the West side of Atlantic Street 132 feet North from the northwest corner of Owens Street and Atlantic Street; and runs thence West and parallel with Owens Street 127 feet to a ten-foot alley; thence North and parallel with Owens Street 127 feet to the West line of Atlantic Street; thence southwardly and with the West line of Atlantic Street 33 feet to the Beginning corner, being Lot 28 in Block 5 in Smith and Weeks Subdivision in the City of Southport. For a more complete description, reference is hereby made to Book 20, Page 222, in the office of the Register of Deeds of Brunswick County, North Carolina. And being the same property conveyed to the City of Southport by D.C. Herring, Commissioner, by deed dated March 26, 1949, and recorded in Book 97, Page 74, in the office aforesaid.

Tract Thirteen 2096-11-75-0370
237ED019, Prior Deed Book 355, Page 909

Adjoining the lands of W.J. Pinner and known as Lot No. 2 of Block 5, Smith and Weeks Addition to Southport, and bounded as follows: Beginning at a point in the east line of Howe Street 33 feet from the northeast intersection of Howe Street and Owens Street; running from thence north along Howe Street 33 feet; thence in an easterly direction parallel with Owens Street 127 feet to a stake; thence in a southerly direction parallel with Howe Street 33 feet to a stake; thence in a westerly direction parallel with Owens Street 127 feet to the point of Beginning; and being the same lands as conveyed A.D. Harrelson and Thomas J. Harrelson by Myrtle R. Whiteside and husband, F.A. Whiteside, by deed dated August 15, 1969, and recorded in Book 231 at Page 378 of the Brunswick County Registry.

Tract Fourteen 30-237DF-0050500
237ED019, Prior Deed Book 355, Page 909 2096-10-47-8090

Beginning at an iron pipe in the run of Cottage Branch; for an exponent or tie line to said beginning point, begin at a point where the southern right-of-way line of 11th Street of the City of Southport

intersects the run of Cottage Branch, run thence along the southern right-of-way line of 11th Street south 77 degrees 30 minutes west 261 feet; thence south 30 degrees 52 minutes east 329.8 feet to the beginning point of the tract or parcel of land hereinafter described, from said beginning point runs thence north 30 degrees 52 minutes west 329.8 feet to an iron pipe located in the southern right-of-way line of 11th Street; runs thence north 5 degrees 30 minutes west and crossing 11th Street 466.45 feet to an iron pipe; runs thence south 55 degrees 30 east 391.95 feet to an iron pipe in the run of Cottage Branch; runs thence in a southerly direction and with the run of Cottage Branch approximately 600 feet to the place and point of Beginning, according to a survey by Greer & McHenry, registered surveyors, on December 22, 1960.

Less and except the exception in Deed Book 355, page 909, Brunswick County Registry.

Tract Fifteen 2090-15-53-5235
36 237LA005, Prior Deed Book 897, Page 285

Beginning at the point of intersection between the northern line of West Street projected and the divided line between front lots number two and three of the subdivision of the William Taylor tract; running thence south 77.5 degrees west true along the northern line of West Street projected 46.93 feet to a stake; thence north true 200 feet to a stake; thence north 77.5 degrees east true 56.93 feet to the dividing line between front lots number two and three of the subdivision of the William Taylor tract; there with the said division line between front lots number two and three of said William Taylor tract south true 200 feet to the Beginning corner; and being the same as Tract Two of a deed from Jean C. Kenney to James B. Kenney, dated May 26, 1981, and recorded in Book 473 at Page 661 of the Brunswick County Registry.

Tract Sixteen No longer exist as described.

Beginning at an old iron pipe in the northern right-of-way line of Jabbertown Road (Brunswick County Secondary Road #1526) (30 feet from the center line thereof), said point being north 31 degrees 18 minutes east 30.0 feet from a point in the center line of said Secondary Road #1526, said point being south 58 degrees 42 minutes east 377.0 feet from the intersection the center line of said road with the center line of N.C. 87 just north of Southport, N.C., said beginning point also being the southwestern corner of Tract 13 in the southeastern corner of Tract 15 of the Division of the Mellissieu Jackson Estate; running thence from said beginning point and along the dividing line between Tract 13, 15 and 14 of the aforementioned division, north 29 degrees 00 minutes east 362.0 feet to an old iron pipe in the southern line of Tract 10, the northeastern corner of Tract 14 and the northwestern corner of Tract 13 of said division; running thence along the dividing line between Tracts 10, 9 and 13, south 71 degrees, 44 minutes east 340.69 feet to a point; running thence parallel with the western line of Tract 13 south 29 degrees 00 minutes west 437.89 feet to a point in the northern right-of-way line of the aforementioned Secondary Road #1526; running thence along the northern right-of-way line of said road north 58 degrees 42 minutes west 335.0 feet to the point of beginning and containing 3.1 acres of land, more or less, the same being the western half of Tract 13 of the aforementioned Jackson Division; and being the same lands as conveyed A.D. Harrelson and wife, Elizabeth L. Harrelson, and Thomas J. Harrelson and Ellen Ester Gore and husband, Sherwood Gore, Sr., by deed dated August 18, 1970, and recorded in Book 245 at Page 155 of the

Brunswick County Registry.

Tract Seventeen

REF. TR (1) 5 No longer exist in Grantor's name

Lots 3, 4 and 5 of Block 5 of the Smith and Weeks Addition to Southport, according to a map recorded in Book of Land and Dowers at Page 10, Brunswick County Registry; and being the same lands as described in deed from Josephine Robbins Shirley et al, heirs-at-law of Ada R. Starling, to Arthur D. Harrelson and wife, Elizabeth L. Harrelson, and Thomas J. Harrelson, dated August 30, 1971, and recorded in Book 260 at Page 120 of the Brunswick County Registry. The deed herein referenced conveying to Arthur D. Harrelson et al all of their undivided interest in and to said lands.

Tract Eighteen

No longer exist as described in Grantor's name

Beginning at an iron pipe, said iron pipe being located as follows: From the point where the center line of Caswell Avenue is intersected by the centerline of West Street runs thence south 77 degrees 30 minutes west 375.9 feet to a point; runs thence south 13 degrees 40 minutes east 441.36 feet to an iron pipe, the place and point of beginning; from said beginning point thus located runs thence south 77 degrees 30 minutes west 30 feet to an iron pipe; runs thence south 13 degrees 40 minutes east 181.32 feet, more or less, to an iron pipe located in the northern right-of-way of Brunswick Alley; runs thence with the northern right-of-way of Brunswick Alley north 82 degrees 59 minutes 57 feet east 30.08 feet with the northern right-of-way of Brunswick Alley to an old iron pipe; runs thence north 13 degrees 40 minutes west 181.32 feet to the point and place of beginning; and being the same lands as conveyed A.D. Harrelson and Thomas J. Harrelson by Ruth Cooker Watts, widow, by deed dated August 11, 1975 and recorded in Book 337 at Page 94 of the Brunswick County Registry.

This Tract is conveyed subject to the life estate reserved to Ruth Cooker Watts in and to the fruit growing on the fruit trees located in the northwest corner of the above described tract.



Brenda M. Clemmons
06-05-2020 14:23:31.002
NC REVENUE STAMP: \$300.00
Register of Deeds
Brunswick County, NC
(#688386)

5200 Rev 300 Int. 100
442 Ck # 4478 Cash \$
ind Cash \$ Finance
Portions of document are illegible due to condition
original
Document contains seals verified by original

NORTH CAROLINA GENERAL WARRANTY DEED
NO OPINION ON TITLE RENDERED

Excise Tax: \$300.00

Parcel Identifier No. 237ED00401

Prepared by: Ryan W. Johnson, a licensed NC attorney, P.O. Box 10685, Southport, NC 28461
Delinquent taxes, if any, to be paid by the closing attorney to the Brunswick County Revenue Office upon
disbursement of the closing proceeds.

Part of Lots 32 and 31, Block 5, Smith and Weeks

This Deed is made this 2nd day of June, 2020 by and between

GRANTOR	GRANTEE
PLEASANT OAKS, LLC, A North Carolina Limited Liability Company 202 W. Bay St. Southport, NC 28461	JOSEPH P. HATEM and wife, ANITA LATITIA HATEM 4007 Robert Runk Dr. Southport, NC 28461

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns,
and shall include singular, plural, masculine, feminine or neuter as required by context.
The Grantor represents that this property is ___ / is not X their primary residence.

WITNESSETH, that, Grantor, in consideration of Ten and No/100 (\$10.00) Dollars and
other good and valuable consideration paid by Grantee, the receipt of which is hereby
acknowledged, by these presents, does give, grant, bargain, sell and convey unto the said
Grantee, and Grantee's heirs, successors, and assigns, forever, in fee simple, all that certain lot
or parcel of land located in the County of Brunswick, State of North Carolina, and more
particularly described as follows:

See Exhibit "A", attached hereto and incorporated herein by reference.

Said property having been previously conveyed to Grantor by instrument recorded in Book 2162 at Page 488 of the Brunswick County Registry.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances, thereto belonging, to the said Grantee and said Grantee's heirs, successors, and assigns, forever, in fee simple; and the Grantor, for itself, its successors and assigns, does covenant with the said Grantee and said Grantee's heirs, successors and assigns, that Grantor is seized of the premises in fee simple, and has the right to convey the same in the estate aforesaid, that title is marketable and free and clear of all encumbrances, except as herein stated, and that Grantor hereby will warrant and defend the title against the lawful claims of all persons whomsoever, except for the exceptions herein stated.

Title to the property hereinabove is subject to the following exceptions:

1. Ad valorem taxes for current and subsequent years.
2. Easements for utilities and rights of way in the chain of title.
3. Restrictive covenants of record.

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

PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company

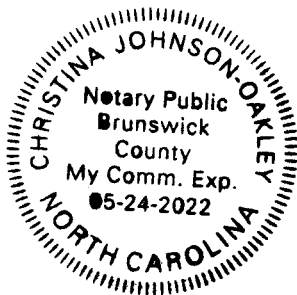
BY: Thomas J. Harrelson, Manager (SEAL)
Thomas J. Harrelson, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson-Oakley, a Notary Public of the County and State aforesaid, certify that **Thomas J. Harrelson**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson-Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22

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

PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company

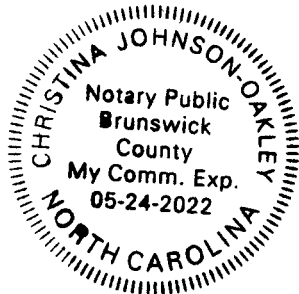
BY: *Martha H. Stein* (SEAL)
Martha H. Stein, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson-Oakley, a Notary Public of the County and State aforesaid, certify that **Martha H. Stein**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson-Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22



Brunswick County, NC Register

B4372 P0602

06-05-2020 14:23:31.002
Brenda M. Clemmons PROP
of Deeds page 4 of 5

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

PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company

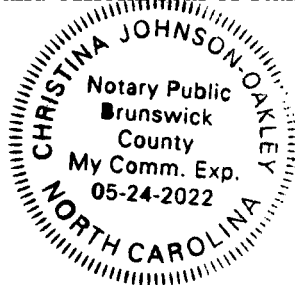
BY: *Ann H. Ward*
Ann H. Ward, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson-Oakley, a Notary Public of the County and State aforesaid, certify that **Ann H. Ward**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson-Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22



EXHIBIT "A"

BEGINNING at a point in the northern line of Owens Street, 126.97 feet eastwardly from its intersection with the eastern line of Howe Street, the said point being the southwest corner of that 10 foot alley running in a north to south direction through the center of Block 5 of the Smith and Weeks Addition to Southport; thence eastwardly at a right angle to Howe Street and parallel with Owens Street 45.50 feet; thence northwardly at a right angle to Owens Street and parallel with Howe Street 60.31 feet; thence westwardly at a right angle to Howe Street and parallel with Owens Street 45.59 feet to the western line of said 10 foot alley running through the center of Block 5; thence southwardly along the western line of said 10 foot alley and eastern lines of Lots 2 and 1 at a right angle to Owens Street and parallel with Howe Street 60.45 feet to the BEGINNING, and being a part of Lots 32 and 31, in Block 5 of the Smith and Weeks Addition to the City of Southport, North Carolina, and being the same property as conveyed to John R. Varnam, Jr. and wife, Vera F. Varnam, by Kenwood Varnam and wife, Eva Varnam, by deed dated April 4, 1975 and recorded in Book 329 at Page 887 of the Brunswick County Registry.

100
442
Rev
Ck # 0478
Int.
Cash \$
Finance \$
Portions of document are illegible due to condition of original.
Document contains seals verified by original

NORTH CAROLINA DEED OF TRUST

SATISFACTION: The debt secured by the within Deed of Trust together with the note(s) secured thereby has been satisfied in full.

This the _____ day of _____, 20____

Signed: _____

Parcel Identifier No. 237ED00401 Verified by _____ County on the _____ day of _____, 20____
By: _____

Mail/Box to: RETURN TO: JAMES R. PREVATTE, JR. _ PREVATTE & PREVATTE, PLLC

This instrument was prepared by: Ryan W. Johnson, Attorney at Law

Brief description for the Index: Part of Lots 32 and 31, Block 5, Smith and Weeks Addition, Southport

THIS DEED of TRUST made this 3rd day of June, 2020, by and between:

GRANTOR	TRUSTEE	BENEFICIARY
JOSEPH P. HATEM and wife, ANITA LATITIA HATEM <u>7007 Robert Ruark Dr.</u> <u>Southport, NC 28461</u>	Ryan W. Johnson, Attorney at Law 1424 N. Howe St. Southport, NC 28461	PLEASANT OAKS, LLC, A North Carolina Limited Liability Co. 202 W. Bay St. Southport, NC 28461

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor, Trustee, and Beneficiary as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, That whereas the Grantor is indebted to the Beneficiary in the principal sum of One Hundred Thirty-Five Thousand and No/100 Dollars (\$ \$135,000.00), as evidenced by a Promissory Note of even date herewith, the terms of which are incorporated herein by reference. The final due date for payments of said Promissory Note, if not sooner paid, is June 1, 2021.

NOW, THEREFORE, as security for said indebtedness, advancements and other sums expended by Beneficiary pursuant to this Deed of Trust and costs of collection (including attorneys fees as provided in the Promissory Note) and other valuable consideration, the receipt of which is hereby acknowledged, the Grantor has bargained, sold, given and conveyed and does by these presents bargain, sell, give, grant and convey to said Trustee, his heirs, or successors, and assigns, all of that certain lot, parcel of land or condominium unit situated in the City of Southport, Brunswick County, North Carolina, (the "Premises") and more particularly described as follows:

See Exhibit "A", attached hereto and incorporated herein by reference.

Property address: 109 E. Owens St., Southport, NC 28461

TO HAVE AND TO HOLD said Premises with all privileges and appurtenances thereunto belonging, to said Trustee, his heirs, successors, and assigns forever, upon the trusts, terms and conditions, and for the uses hereinafter set forth.

If the Grantor shall pay the Note secured hereby in accordance with its terms, together with interest thereon, and any renewals or extensions thereof in whole or in part, all other sums secured hereby and shall comply with all of the covenants, terms and conditions of this Deed of Trust, then this conveyance shall be null and void and may be canceled of record at the request and the expense of the Grantor.

If, however, there shall be any default (a) in the payment of any sums due under the Note, this Deed of Trust or any other instrument securing the Note and such default is not cured within ten (10) days from the due date, or (b) if there shall be default in any of the other covenants, terms or conditions of the Note secured hereby, or any failure or neglect to comply with the covenants, terms or conditions contained in this Deed of Trust or any other instrument securing the Note and such default is not cured within fifteen (15) days after written notice, then and in any of such events, without further notice, it shall be lawful for and the duty of the Trustee, upon request of the Beneficiary, to sell the land herein conveyed at public auction for cash, after having first giving such notice of hearing as to commencement of foreclosure proceedings and obtained such findings or leave of court as may then be required by law and giving such notice and advertising the time and place of such sale in such manner as may then be provided by law, and upon such and any resales and upon compliance with the law then relating to foreclosure proceedings under power of sale to convey title to the purchaser in as full and ample manner as the Trustee is empowered. The Trustee shall be authorized to retain an attorney to represent him in such proceedings.

The proceeds of the Sale shall after the Trustee retains his commission, together with reasonable attorneys fees incurred by the Trustee in such proceedings, be applied to the costs of sale, including, but not limited to, costs of collection, taxes, assessments, costs of recording, service fees and incidental expenditures, the amount due on the Note hereby secured and advancements and other sums expended by the Beneficiary according to the provisions hereof and otherwise as required by the then existing law relating to foreclosures. The Trustee's commission shall be five percent (5%) of the gross proceeds of the sale or the minimum sum of \$ 2000.00 whichever is greater, for a completed foreclosure. In the event foreclosure is commenced, but not completed, the Grantor shall pay all expenses incurred by Trustee, including reasonable attorneys fees, and a partial commission computed on five per cent (5%) of the outstanding indebtedness or the above stated minimum sum, whichever is greater, in accordance with the following schedule, to-wit: one-fourth (1/4) thereof before the Trustee issues a notice of hearing on the right to foreclosure; one-half (1/2) thereof after issuance of said notice, three-fourths (3/4) thereof after such hearing; and the greater of the full commission or minimum sum after the initial sale.

And the said Grantor does hereby covenant and agree with the Trustee as follows:

1. **INSURANCE.** Grantor shall keep all improvements on said land, now or hereafter erected, constantly insured for the benefit of the Beneficiary against loss by fire, windstorm and such other casualties and contingencies, in such manner and in such companies and for such amounts, not less than that amount necessary to pay the sum secured by this Deed of Trust, and as may be satisfactory to the Beneficiary. Grantor shall purchase such insurance, pay all premiums therefor, and shall deliver to Beneficiary such policies along with evidence of premium payments as long as the Note secured hereby remains unpaid. If Grantor fails to purchase such insurance, pay premiums therefor or deliver said policies along with evidence of payment of premiums thereon, then Beneficiary, at his option, may purchase such insurance. Such amounts paid by Beneficiary shall be added to the principal of the Note secured by this Deed of Trust, and shall be due and payable upon demand of Beneficiary. All proceeds from any insurance so maintained shall at the option of Beneficiary be applied to the debt secured hereby and if payable in installments, applied in the inverse order of maturity of such installments or to the repair or reconstruction of any improvements located upon the Property.

2. **TAXES, ASSESSMENTS, CHARGES.** Grantor shall pay all taxes, assessments and charges as may be lawfully levied against said Premises within thirty (30) days after the same shall become due. In the event that Grantor fails to so pay all taxes, assessments and charges as herein required, then Beneficiary, at his option, may pay the same and the amounts so paid shall be added to the principal of the Note secured by this Deed of Trust, and shall be due and payable upon demand of Beneficiary.

3. **ASSIGNMENTS OF RENTS AND PROFITS.** Grantor assigns to Beneficiary, in the event of default, all rents and profits from the land and any improvements thereon, and authorizes Beneficiary to enter upon and take possession of such land and improvements, to rent same, at any reasonable rate of rent determined by Beneficiary, and after deducting from any such rents the cost of reletting and collection, to apply the remainder to the debt secured hereby.

4. **PARTIAL RELEASE.** Grantor shall not be entitled to the partial release of any of the above described property unless a specific provision providing therefor is included in this Deed of Trust. In the event a partial release provision is included in this Deed of Trust, Grantor must strictly comply with the terms thereof. Notwithstanding anything herein contained, Grantor shall not be entitled to any release of property unless Grantor is not in default and is in full compliance with all of the terms and provisions of the Note, this Deed of Trust, and any other instrument that may be securing said Note.

5. WASTE. The Grantor covenants that he will keep the Premises herein conveyed in as good order, repair and condition as they are now, reasonable wear and tear excepted, and will comply with all governmental requirements respecting the Premises or their use, and that he will not commit or permit any waste.

6. CONDEMNATION. In the event that any or all of the Premises shall be condemned and taken under the power of eminent domain, Grantor shall give immediate written notice to Beneficiary and Beneficiary shall have the right to receive and collect all damages awarded by reason of such taking, and the right to such damages hereby is assigned to Beneficiary who shall have the discretion to apply the amount so received, or any part thereof, to the indebtedness due hereunder and if payable in installments, applied in the inverse order of maturity of such installments, or to any alteration, repair or restoration of the Premises by Grantor.

7. WARRANTIES. Grantor covenants with Trustee and Beneficiary that he is seized of the Premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that he will warrant and defend the title against the lawful claims of all persons whomsoever, except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

8. SUBSTITUTION OF TRUSTEE. Grantor and Trustee covenant and agree to and with Beneficiary that in case the said Trustee, or any successor trustee, shall die, become incapable of acting, renounce his trust, or for any reason the holder of the Note desires to replace said Trustee, then the holder may appoint, in writing, a trustee to take the place of the Trustee; and upon the probate and registration of the same, the trustee thus appointed shall succeed to all rights, powers and duties of the Trustee.

X

THE FOLLOWING PARAGRAPH, 9. SALE OF PREMISES, SHALL NOT APPLY UNLESS THE BLOCK TO THE LEFT MARGIN OF THIS SENTENCE IS MARKED AND/OR INITIALED.

9. SALE OF PREMISES. Grantor agrees that if the Premises or any part thereof or interest therein is sold, assigned, transferred, conveyed or otherwise alienated by Grantor, whether voluntarily or involuntarily or by operation of law [other than: (i) the creation of a lien or other encumbrance subordinate to this Deed of Trust which does not relate to a transfer of rights of occupancy in the Premises; (ii) the creation of a purchase money security interest for household appliances; (iii) a transfer by devise, descent, or operation of law on the death of a joint tenant or tenant by the entirety; (iv) the grant of a leasehold interest of three (3) years or less not containing an option to purchase; (v) a transfer to a relative resulting from the death of a Grantor; (vi) a transfer where the spouse or children of the Grantor become the owner of the Premises; (vii) a transfer resulting from a decree of a dissolution of marriage, legal separation agreement, or from an incidental property settlement agreement, by which the spouse of the Grantor becomes an owner of the Premises; (viii) a transfer into an inter vivos trust in which the Grantor is and remains a beneficiary and which does not relate to a transfer of rights of occupancy in the Premises], without the prior written consent of Beneficiary, Beneficiary, at its own option, may declare the Note secured hereby and all other obligations hereunder to be forthwith due and payable. Any change in the legal or equitable title of the Premises or in the beneficial ownership of the Premises, including the sale, conveyance or disposition of a majority interest in the Grantor if a corporation or partnership, whether or not of record and whether or not for consideration, shall be deemed to be the transfer of an interest in the Premises.

10. ADVANCEMENTS. If Grantor shall fail to perform any of the covenants or obligations contained herein or in any other instrument given as additional security for the Note secured hereby, the Beneficiary may, but without obligation, make advances to perform such covenants or obligations, and all such sums so advanced shall be added to the principal sum, shall bear interest at the rate provided in the Note secured hereby for sums due after default and shall be due from Grantor on demand of the Beneficiary. No advancement or anything contained in this paragraph shall constitute a waiver by Beneficiary or prevent such failure to perform from constituting an event of default.

11. INDEMNITY. If any suit or proceeding be brought against the Trustee or Beneficiary or if any suit or proceeding be brought which may affect the value or title of the Premises, Grantor shall defend, indemnify and hold harmless and on demand reimburse Trustee or Beneficiary from any loss, cost, damage or expense and any sums expended by Trustee or Beneficiary shall bear interest as provided in the Note secured hereby for sums due after default and shall be due and payable on demand.

12. WAIVERS. Grantor waives all rights to require marshaling of assets by the Trustee or Beneficiary. No delay or omission of the Trustee or Beneficiary in the exercise of any right, power or remedy arising under the Note or this Deed of Trust shall be deemed a waiver of any default or acquiescence therein or shall impair or waive the exercise of such right, power or remedy by Trustee or Beneficiary at any other time.

13. CIVIL ACTION. In the event that the Trustee is named as a party to any civil action as Trustee in this Deed of Trust, the Trustee shall be entitled to employ an attorney at law, including himself if he is a licensed attorney, to represent him in said action and the reasonable attorney's fee of the Trustee in such action shall be paid by the Beneficiary and added to the principal of the Note secured by this Deed of Trust and bear interest at the rate provided in the Note for sums due after default.

14. PRIOR LIENS. Default under the terms of any instrument secured by a lien to which this Deed of Trust is subordinate shall constitute default hereunder.

15. OTHER TERMS.

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

JOSEPH P. HATEM

ANITA LATITIA HATEM

Page 3 of 5



Brunswick County, NC Register of Deeds

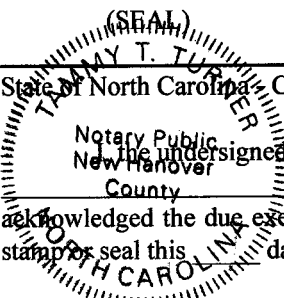
B4372 P0619 06-05-2020 14:23:31.003
Brenda M. Clemmons PR03
page 3 of 5

State of North Carolina - County of Brunswick

I, the undersigned Notary Public of the County and State aforesaid, certify that Joseph P. Hatem and Anita Latitia Hatem personally appeared before me this day and 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 June, 2020.

My Commission Expires: 12-13-2022

Tommy Turner
Notary Public



State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____, a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20__.



Brunswick County, NC Register of Deeds

B4372 P0621 06-05-2020 14:23:31.003
Brenda M. Clemmons PROP
page 5 of 5

EXHIBIT "A"

BEGINNING at a point in the northern line of Owens Street, 126.97 feet eastwardly from its intersection with the eastern line of Howe Street, the said point being the southwest corner of that 10 foot alley running in a north to south direction through the center of Block 5 of the Smith and Weeks Addition to Southport; thence eastwardly at a right angle to Howe Street and parallel with Owens Street 45.50 feet; thence northwardly at a right angle to Owens Street and parallel with Howe Street 60.31 feet; thence westwardly at a right angle to Howe Street and parallel with Owens Street 45.59 feet to the western line of said 10 feet alley running through the center of Block 5; thence southwardly along the western line of said 10 foot alley and eastern lines of Lots 2 and 1 at a right angle to Owens Street and parallel with Howe Street 60.45 feet to the BEGINNING, and being a part of Lots 32 and 31, in Block 5 of the Smith and Weeks Addition to the City of Southport, North Carolina, and being the same property as conveyed to John R. Varnam, Jr. and wife, Vera F. Varnam, by Kenwood Varnam and wife, Eva Varnam, by deed dated April 4, 1975 and recorded in Book 329 at Page 887 of the Brunswick County Registry.



TRUSTEE'S SATISFACTION OF DEED OF TRUST
(G.S. 45-36.20; G.S. 45-37(a)(7))

The undersigned is now serving as the trustee or substitute trustee under the terms of the deed of trust identified as follows:

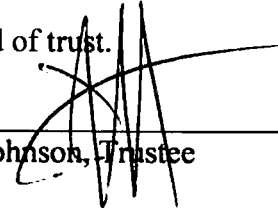
Original Grantor(s): Joseph P. Hatem and Anita Latitia Hatem

Original Secured Party: Pleasant Oaks, LLC

Recording Data: The deed of trust is recorded in Book 4372 at Page 617 in the office of the Register of Deeds for Brunswick County, North Carolina.

This satisfaction terminates the effectiveness of the deed of trust.

Date: 7/19/2021



Ryan W. Johnson, Trustee

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Kimberly A. Miller, a Notary Public for said state and county, do hereby certify that Ryan W. Johnson, Trustee, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

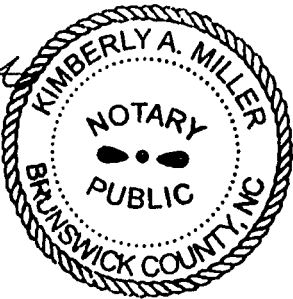
WITNESS my hand and official seal or stamp, this 19th day of July, 2021.

Official Seal



NOTARY PUBLIC

My Commission Expires: 3-25-2024





17 Return PLP Type Fee
Total 600 Rev 600 Int. 600
Ck \$ 716 Ck # 4883 Cash \$
Refund _____ Cash \$ _____ Finance _____

Brenda M. Clemmons
10-12-2017 15:33:15.000
NC REVENUE STAMP: \$600.00
Register of Deeds
Brunswick County, NC
(#553330)

- ☒ Portions of document are illegible due to condition of original.
- ☒ Document contains seals verified by original instrument that cannot be reproduced or copied.

Excise Tax: Parcel Identifier No 237ED01901
237ED019, 237ED018

Prepared by: James R. Prevatte, Jr., (rh)
601 N. Howe Street, Southport, NC 28461

Return to: Prevatte & Prevatte, PLLC

Brief Description for the Index: Lots 1, 2, 3 and South 1/2 of Lot 4, Smith & Weeks Addition

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 4th day of OCTOBER, 2017 by and between

GRANTOR

GRANTEE

**PLEASANT OAKS, LLC,
A NORTH CAROLINA LIMITED
LIABILITY COMPANY**

**JOSEPH P. HATEM and wife,
ANITA L. HATEM**

**2203 Marlwood Drive
Wilmington, NC 28403**

**610-A W. Brown Street
Southport, NC 28461**

“THIS INSTRUMENT PREPARED BY: JAMES R. PREVATTE, JR., a licensed North Carolina attorney. Delinquent taxes, if any, to be paid by the closing attorney to the Brunswick County Tax Collector upon disbursement of closing proceeds.”

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH:

THAT said GRANTOR, for a valuable consideration paid by the GRANTEE, the receipt of which is hereby acknowledged, has and by these presents do grant, bargain, sell and convey to the Grantee in fee simple, that certain lot or parcel of land situated in the City of Southport, Smithville Township, Brunswick County, North Carolina, and more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference.

Reference is made to deed recorded in Book 2162, page 488, Brunswick County Registry.

☐ *If this box is checked, subject property is permanent residence of one or more Grantors.*

TO HAVE AND TO HOLD the above described tract or parcel of land, together with all privileges and appurtenances thereunto belonging, unto the said Grantee, their successors and heirs, to the only use and behoof of Grantee and their said successors and heirs, FOREVER.

AND said Grantor covenant to and with said Grantee that they are seized of the property in fee simple, and have the right to convey the same in fee simple; that the title is marketable and free and clear of all encumbrances, and that they do hereby and will forever warrant and defend title to the same against the lawful claims of all persons whomsoever EXCEPT for the exceptions hereinafter stated:

IN TESTIMONY WHEREOF, said Grantor has hereunto set their hands and seals, the day and year first above written.



PLEASANT OAKS, LLC

Thomas J. Harrelson

(SEAL)

THOMAS J. HARRELSON, MEMBER MANAGER

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

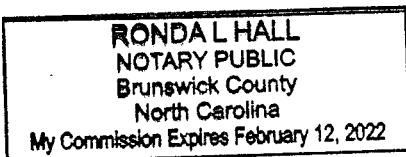
I, RONDA L. HALL, Notary Public for said County and State, do hereby certify that **Thomas J. Harrelson**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Member Manager of **Pleasant Oaks, LLC, a North Carolina Limited Liability Company**, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name sealed with its company seal for the purposes stated therein.

Witness my hand and official seal, this the 4th day of OCTOBER, 2017.

(Affix Notary Stamp/Seal)

Ronda L. Hall

NOTARY PUBLIC



My commission expires: 2/12/2022



PLEASANT OAKS, LLC

Martha H Stein (SEAL)
MARTHA H. STEIN, MEMBER MANAGER

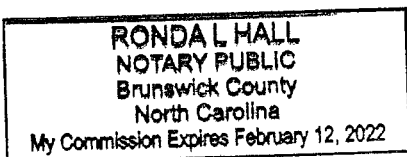
STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, RONDA L. HALL, Notary Public for said County and State, do hereby certify that **Martha H. Stein**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that she is Member Manager of **Pleasant Oaks, LLC, a North Carolina Limited Liability Company**, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name sealed with its company seal for the purposes stated therein.

Witness my hand and official seal, this the 4th day of OCTOBER, 2017.

(Affix Notary Stamp/Seal)

Ronda L. Hall
NOTARY PUBLIC



My commission expires: 2/12/2022

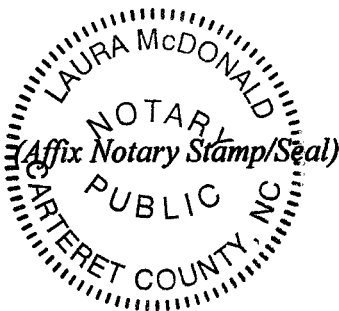
PLEASANT OAKS, LLC

Anne H Ward (SEAL)
ANNE H. WARD, MEMBER MANAGER

STATE OF NC
COUNTY OF Carteret

I, Laura McDonald, Notary Public for said County and State, do hereby certify that **Anne H. Ward**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that she is Member Manager of **Pleasant Oaks, LLC, a North Carolina Limited Liability Company**, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name sealed with its company seal for the purposes stated therein.

Witness my hand and official seal, this the 4 day of October, 2017.



Laura McDonald
NOTARY PUBLIC

My commission expires: 3-4-20

EXHIBIT "A"

TRACT ONE: 237ED01901

Being Lot No. 1 in Block 5 of the Smith and Weeks Addition to the City of Southport, Beginning at a corner of Howe and Owens' Street, running East 127 feet along the line of Owens Street to the corner of the alley in Block 5; thence running North 33 feet along the line of said alley; thence West 127 feet along the land of William Weeks and others; thence South 33 feet along Howe Street to the point of Beginning.

Being the same property described in a Deed from S.E. Wescott and wife, Anna Wescott to A.D. Harrelson and C.A. Fox, dated December 31, 1952, and recorded in Book 107 at Page 245 of the Brunswick County Registry.

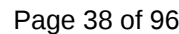
TRACT TWO: 237ED019

Adjoining the lands of W.J. Pinner and known as Lot No. 2 of Block 5, Smith and Weeks Addition to Southport, and bounded as follows: Beginning at a point in the East line of Howe Street 33 feet from the Northeast intersection of Howe Street and Owens Street; running from thence North along Howe Street 33 feet; thence in an easterly direction parallel with Owens Street 127 feet to a stake; thence in a southerly direction parallel with Howe Street 33 feet to a stake; thence in a westerly direction parallel with Owens Street 127 feet to the point of Beginning; and being the same lands as conveyed to A.D. Harrelson and Thomas J. Harrelson by Myrtle R. Whiteside and husband, F.A. Whiteside, by deed dated August 15, 1969, and recorded in Book 231 at Page 378 of the Brunswick County Registry.

TRACT THREE: 237ED018

Beginning at a point in the Eastern line of Howe Street (99 foot right-of-way) that is North 12 degrees 30 minutes West along said line of said street 66.00 feet from its intersection with the Northern line of Owens Street (80 foot right-of-way); running thence from said Beginning point North 12 degrees 30 minutes West along the Eastern line of Howe Street 49.50 feet; thence North 77 degrees 30 minutes East and parallel with Owens Street 127.00 feet to a point in the Western line of a ten (10) foot alley; thence South 12 degrees 30 minutes East parallel with Howe Street and along said line of said alley 49.50 feet; thence South 77 degrees 30 minutes West and parallel with Owens Street 127.00 feet to the point of Beginning; the same being all of Lot 3 and the Southern one-half of Lot 4, Block 5, Smith and Weeks Subdivision, Southport, NC, according to a map of same recorded in Book of Divisions of Lands and Dowers of the Registry of Brunswick County.

Being those parcels set forth in survey for Pleasant Oaks LLC by Tide Water Surveying, dated March 20, 2013 in Exhibit "B" attached hereto.



03/14/2003
\$376.00 17

Brunswick County—Register of Deeds
Robert J. Robinson
Inst #149246 Book 1715Page 27
03/14/2003 12:58:14pm Rec# 137775



Real Estate
Excise Tax

RET Jason Disbrow
TOTAL 17 REV 376 TC# 50
REC# CK AMT 475 SCK# 5322
CASH REF BY TE

TS	AUX	CON	GR	PCL	SPL
3		2210	A	024	
	MPSUF	BLK			INT
					8/14

PREPARED BY: Jason C. Disbrow, Attorney
PO Box 11058, Southport, NC 28461

PARCEL # 2210A024

STATE OF NORTH CAROLINA :
COUNTY OF BRUNSWICK :

WARRANTY DEED

This Deed made this 11TH day of March, 2003, by and between TERRY MARTIN
VEREEN(single), Grantor, of 7007 Robert Ruark Drive, Southport, North Carolina 28461
and JOSEPH P. HATEM(single) and LUANN H. STILLER(divorced), Grantees, of 7007
Robert Ruark Drive, Southport, North Carolina 28461,

WITNESSETH:

That the Grantor, for a valuable consideration paid by the Grantee, the receipt of
which is hereby acknowledged, has and by these presents does grant, bargain, sell and
convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the
city of Southport, Smithville Township, Brunswick County, North Carolina and more
particularly described as follows:

BEING ALL OF LOT 50 AND THE NORTHERN ONE-HALF OF LOT 49, SECTION 1
OF SMITHVILLE WOODS DEVELOPMENT, ACCORDING TO A PLAT THEREOF
DULY RECORDED IN MAP CABINET P AT PAGE 242 OF THE BRUNSWICK
COUNTY REGISTRY, SAID LOTS HAVING THE METES, BOUNDS AND LOCATION
AS SHOWN ON SAID MAP.

THIS CONVEYANCE IS MADE TO CREATE A JOINT TENANCY BETWEEN THE
GRANTEES SPECIFICALLY PROVIDING FOR RIGHTS OF SURVIVORSHIP.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and
appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that the Grantor is seized of the
premises in fee simple, has the right to convey the same in fee simple, that title is
marketable and free and clear of all encumbrances, and that Grantor will warrant and
defend the title against the lawful claims of all persons whomsoever except for the following
exceptions hereinafter stated. Title to the property hereinabove described is subject to the
following exceptions:

1. Ad valorem taxes for the current year.
2. Restrictive covenants of record in Book 607 at Page 518 of the Brunswick County Registry.

IN WITNESS WHEREOF, the above Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

 (Seal)
TERRY MARTIN VEREEN

Seal-Stamp

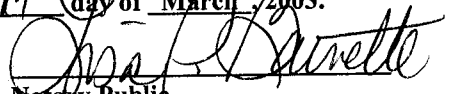
NORTH CAROLINA, BRUNSWICK COUNTY

I, the undersigned, a Notary Public in and of said County and State aforesaid, do hereby certify that TERRY MARTIN VEREEN, personally appeared before me and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 14 day of March, 2003.

LISA P. BARNETTE
NOTARY PUBLIC
BRUNSWICK COUNTY, NORTH CAROLINA

My commission expires:

Oct. 3, 2004


Notary Public

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

The Foregoing (or annexed) Certificate(s) of LISA P BARNETTE

Notary(ies) Public is (are) Certified to be Correct.

This Instrument was filed for Registration on this 14th Day of March, 2003
in the Book and page shown on the First Page hereof.


ROBERT J. ROBINSON, Register of Deeds



NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 850.00

Parcel ID No: 2210A024

Mail/Box to: A.B. Miller Law, PLLC

This instrument was prepared by: Anna B. Miller, a licensed NC Attorney. Delinquent taxes, if any, to be paid by the closing attorney to the Brunswick County Tax Collector upon disbursement of closing proceeds.

Brief description for the Index: Lot 50 & ½ Lot 49, Smithville Woods Plat P/242

THIS DEED made this 13 day of December 2021, by and between:

GRANTOR

Joseph P. Hatem and wife,
Anita L. Hatem

Joseph P. Hatem
Anita L. Hatem

GRANTEE

Gregory Madden, single

7007 Robert Ruark Dr SE
Southport, NC 28461

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot, parcel of land, or condominium unit situated in County of Brunswick, State of North Carolina and more particularly described as follows:

Being all of Lot 50 and the northern one—half of Lot 49, Section 1 of Smithville Woods Development, according to a plat thereof duly recorded in Map Cabinet P at Page 242 of the Brunswick County Registry, said lots having the metes, bounds and location as shown on said map.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 2265 at Page 1147.

All or a portion of the property herein conveyed ___ includes or ☒ does not include the primary residence of a Grantor.



TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

1. Easements for utilities and rights of way in the chain of title.
2. All government laws, rules, regulations, and ordinances that affect the use of the property.
3. Restrictive covenants of record.
4. Ad valorem taxes for the current year.

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

Joseph P. Hatem (SEAL)
By: Joseph P. Hatem

Anita L. Hatem (SEAL)
By: Anita L. Hatem

STATE OF North Carolina
COUNTY OF Brunswick

I, Tanya Shannon the undersigned Notary Public of the County and State aforesaid, certify that Joseph P. Hatem and wife, Anita L. Hatem, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 13 day of December 2021.

My Commission Expires: February 21, 2023

(Affix Seal)



Tanya Shannon
Notary Public

Tanya Shannon
Notary's Printed or Typed Name



H 26 P&P
442 Rev *9478* Int. *24*
Ck # *9478* Cash \$
and Cash \$ Finance
Portions of document are illegible due to condition
original.
Document contains seals verified by original

STATE OF NORTH CAROLINA

Declaration of Withdrawal.

COUNTY OF BRUNSWICK

THIS DECLARATION OF WITHDRAWAL INSTRUMENT, made and entered into this the 2nd day of June, 2020, by Pleasant Oaks, LLC, a North Carolina Limited Liability Company (hereinafter referred to as Owner);

WITNESSETH:

THAT WHEREAS Pleasant Oaks, LLC is the owner of a tract of real property known as 109 Owens Street (hereinafter referred to as the Property), located in the City of Southport, Brunswick County, North Carolina, and more particularly described as follows:

BEGINNING at a point in the northern line of Owens Street, 126.97 feet eastwardly from its intersection with the eastern line of Howe Street, the said point being the southwest corner of that 10 foot alley running in a north to south direction through the center of Block 5 of the Smith and Weeks Addition to Southport; thence eastwardly at a right angle to Howe Street and parallel with Owens Street 45.50 feet; thence northwardly at a right angle to Owens Street and parallel with Howe Street 60.31 feet; thence westwardly at a right angle to Howe Street and parallel with Owens Street 45.59 feet to the western line of said 10 foot alley running through the center of Block 5; thence southwardly along the western line of said 10 foot alley and eastern lines of Lots 2 and 1 at a right angle to Owens Street and parallel with Howe Street 60.45 feet to the BEGINNING, and being a part of Lots 32 and 31, in Block 5 of the Smith and Weeks Addition to the City of Southport, North Carolina, and being the same property as conveyed to John R. Varnam, Jr. and wife, Vera F. Varnam, by Kenwood Varnam and wife, Eva Varnam, by deed dated April 4, 1975 and recorded in Book 329 at Page 887 of the Brunswick County Registry.

AND WHEREAS a certain alley (hereinafter referred to as the Alley) is described in the legal description for Block 5 of the Smith and Weeks Addition to the City of Southport, running through the center of said block in a north to south direction with a width of approximately ten (10) feet;

AND WHEREAS a one-story house (hereinafter referred to as the House) was built upon said Property in the 1950's;

AND WHEREAS said House encroaches on said Alley by an approximate length of 40 feet and by an approximate width of 8 feet, as shown on Exhibit "A", attached hereto and incorporated herein by reference;

AND WHEREAS said Owner is now the owner in fee simple of all the right, title and interest in said portion of land within said Alley that is encroached upon by said House;

AND WHEREAS said Alley has not been used by the public and has been abandoned by the public for any purposes for which the same might have been dedicated, and North Carolina General Statute Section 136-96 provides that any strip or parcel of land which as not been actually opened and



used by the public within fifteen (15) years from and after the dedication thereof shall be conclusively presumed to have been abandoned by the public and may be withdrawn by said Owner;

AND WHEREAS said portion of the Alley is not necessary to afford ingress or egress to any other lot or parcel of land located in Block 5 of the Smith and Weeks Addition to the City of Southport;

AND WHEREAS said Owner of said Property and said House are desirous of forever withdrawing that portion of said Alley that it is encroached upon by said House and the remaining alley area existing between Lots 31 and 32 and Lots 1 and 2 in Block 5 from the use of the public in general and from the use of any private individual, pursuant to the provisions contained in North Carolina General Statute Section 136-96;

NOW THEREFORE, said Owner, pursuant to the provisions of Section 136-96 of the North Carolina General Statutes, and by virtue of the authority contained therein, does hereby declare that portion of said Alley encroached upon by said House and the remaining alley area existing between Lots 31 and 32 and Lots 1 and 2 in Block 5 shall be and that the same is hereby withdrawn forever from any public or private use now or at any time in the future for which the same was heretofore offered for dedication; and

That the Owner does aver that the portion of said Alley encroached upon by said House shall be and the same shall remain its private property, and the title to the same shall vest in it in fee simple without any further claim or right from the public or any person or legal entity.

IN WITNESS WHEREOF, said Owner has hereunto subscribed his name and affixed his seal, this the day and year first above written.

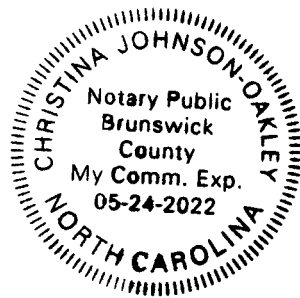
PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company
BY: Thomas J. Harrelson, Manager (SEAL)
Thomas J. Harrelson, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson-Oakley, a Notary Public of the County and State aforesaid, certify that **Thomas J. Harrelson**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson-Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22



IN WITNESS WHEREOF, said Owner has hereunto subscribed his name and affixed his seal, this the day and year first above written.

PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company

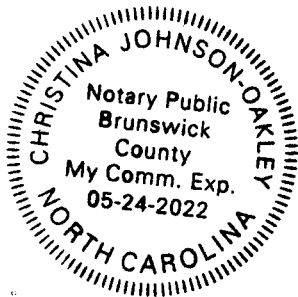
BY: *Martha H. Stein* (SEAL)
Martha H. Stein, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson - Oakley, a Notary Public of the County and State aforesaid, certify that **Martha H. Stein**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson - Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22



IN WITNESS WHEREOF, said Owner has hereunto subscribed his name and affixed his seal, this the day and year first above written.

PLEASANT OAKS, LLC,
A North Carolina Limited Liability Company

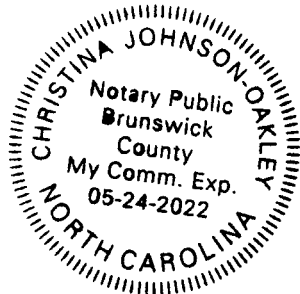
BY: Ann H. Ward, Manager (SEAL)
Ann H. Ward, Manager

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Christina Johnson-Oakley, a Notary Public of the County and State aforesaid, certify that **Ann H. Ward**, either being personally known to me or proven by satisfactory evidence, personally came before me this day and acknowledged that he is Manager of PLEASANT OAKS, LLC, a North Carolina Limited Liability Company, and that by authority duly given and as the act of the company, the foregoing instrument was voluntarily signed in its name and sealed with its company seal for the purposes stated herein.

WITNESS my hand and official seal or stamp, this 2nd day of June, 2020.

Official Seal



Christina Johnson-Oakley
NOTARY PUBLIC

My Commission Expires: 5-24-22

4242 P&P 4242
Rev. 0478 Int. RN
Ck # 0478 Cash \$
and Cash \$ Finance
Options of document are illegible due to condition
original:
Affidavit contains costs verified by original

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

Declaration of Withdrawal

This DECLARATION OF WITHDRAWAL INSTRUMENT, made and entered into this
the 3rd day of ~~May~~ ^{June}, 2020, by Joseph P. Hatem and wife, Anita L. Hatem, (hereinafter referred to
as Owners);

WITNESSETH

THAT WHEREAS, Joseph P. Hatem and wife, Anita L. Hatem are the owners of a tract
of real property known as Smith and Weeks Addition (hereinafter referred to as the Property),
located in the City of Southport, Brunswick County, North Carolina, and more particularly
described as follows:

See Exhibit "A", attached hereto and incorporated herein by reference.

AND WHEREAS, a certain alley (hereinafter referred to as the Alley) is described in the
legal description for Block 5 of the Smith and Weeks Addition to the City of Southport, running through
the center of said block in a north to south direction with a width of approximately ten (10) feet;

AND WHEREAS, said Owner is now the owner in fee simple of all the right, title and
interest in said portion of land within said Alley that is adjacent to Owner's property;

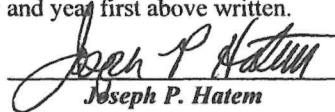
AND WHEREAS said Alley has not been used by the public and has been abandoned by
the public for any purposes for which the same might have been dedicated, and N.C.G.S. §136-96
provides that any strip or parcel of land which has not been actually opened and used by the public within
fifteen (15) years from and after the dedication thereof shall be conclusively presumed to have been
abandoned by the public and may be withdrawn by said Owner.

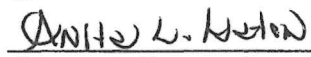
AND WHEREAS said Alley is not necessary to afford ingress or egress to any other lot or parcel of land located in Block 5 of the Smith and Weeks Addition to the City of Southport;

AND WHEREAS said Owners of said Property are desirous of forever withdrawing that portion of said Alley that is adjacent to the owner's property from the use of the public in general and the use of any private individual, pursuant to the provisions contained in N.C.G.S. §136-96;

NOW, THEREFORE, said Owners pursuant to the provisions of N.C.G.S. §136-96, and by virtue of the authority contained therein, do hereby declare that a portion of said Alley adjacent to Owner's property shall be and that the same is hereby withdrawn forever from any public or private use now or at any time in the future for which the same was heretofore offered for dedication; and that the Owners, do aver that the portion of said Alley adjacent to the Owner's property shall be and the same shall remain their private property, and the title to the same shall vest in them in fee simple pursuant to N.C.G.S. §136-96 without any further claim or right from the public or any person or legal entity.

IN WITNESS WHEREOF, said Owners have hereunto subscribed their name and affixed their seal pursuant to N.C.G.S. §136-96 this the day and year first above written.

 (Seal)
Joseph P. Hatem

 (Seal)
Anita L. Hatem

STATE OF NORTH CAROLINA

COUNTY OF BRUNSWICK

New Hanover

I, Tammy T. Turner, a Notary Public for said County and State, do hereby certify that **Joseph P. Hatem and wife, Anita L. Hatem**, either being personally known to me or proven by satisfactory evidence, being all of the Owner of aforementioned property, personally appeared before me this day and acknowledged the voluntary due execution of the



B4372 P0597 06-05-2020
14:23:31.001
Brenda M. Clemmons PROP
page 3 of 4

foregoing instrument.

Witness my hand and official stamp or seal, this the 3rd day of ^{June}~~May~~, 2020.

(SEAL)

Tammy Turner
Notary Public

My Commission Expires: 12-13-2022



EXHIBIT "A"

TRACT ONE:

237ED01901

Being Lot No. 1 in Block 5 of the Smith and Weeks Addition to the City of Southport, Beginning at a corner of Howe and Owens' Street, running East 127 feet along the line of Owens Street to the corner of the alley in Block 5; thence running North 33 feet along the line of said alley; thence West 127 feet along the land of William Weeks and others; thence South 33 feet along Howe Street to the point of Beginning.

Being the same property described in a Deed from S.E. Wescott and wife, Anna Wescott to A.D. Harrelson and C.A. Fox, dated December 31, 1952, and recorded in Book 107 at Page 245 of the Brunswick County Registry.

TRACT TWO:

237ED019

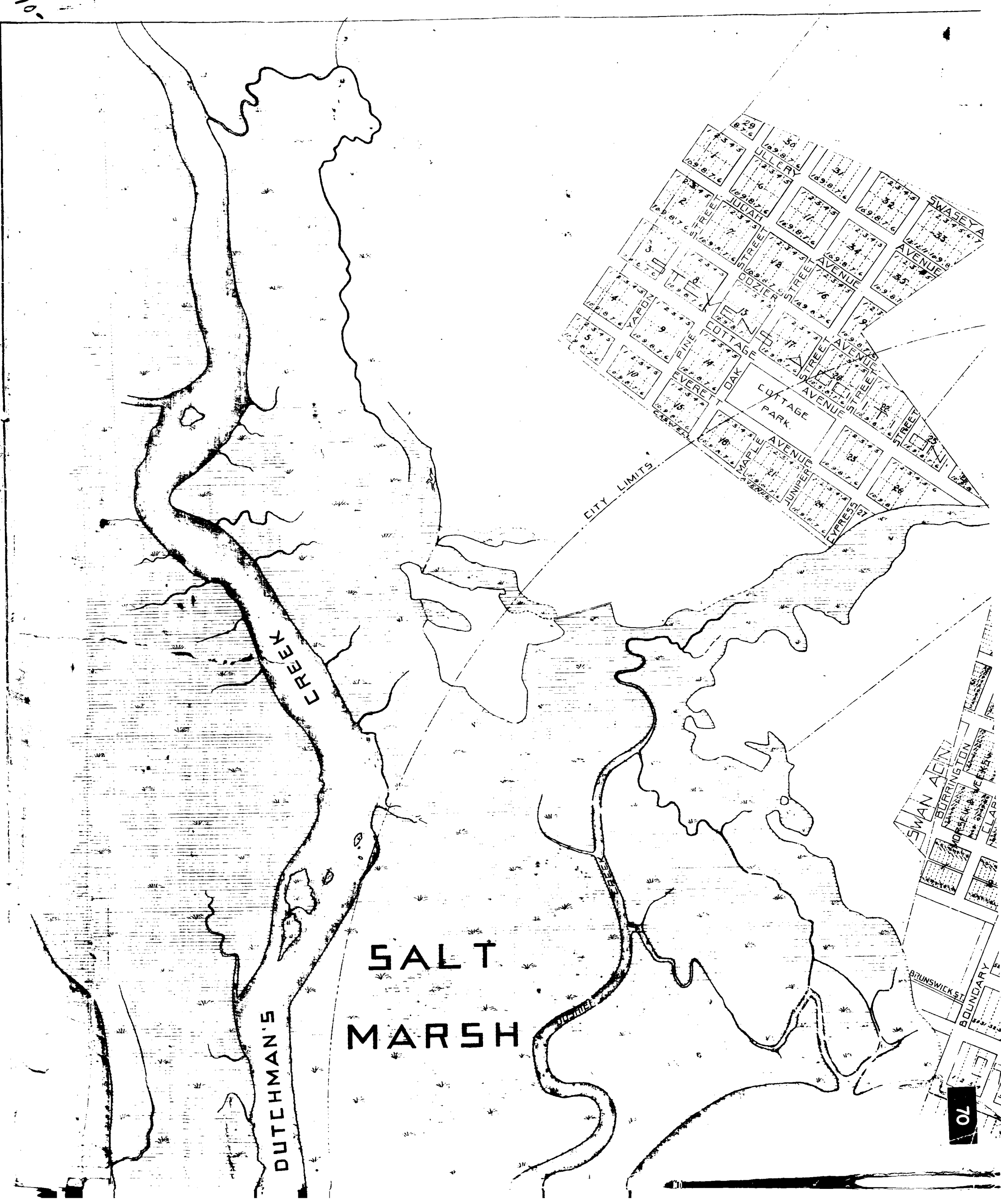
Adjoining the lands of W.J. Pinner and known as Lot No. 2 of Block 5, Smith and Weeks Addition to Southport, and bounded as follows: Beginning at a point in the East line of Howe Street 33 feet from the Northeast intersection of Howe Street and Owens Street; running from thence North along Howe Street 33 feet; thence in an easterly direction parallel with Owens Street 127 feet to a stake; thence in a southerly direction parallel with Howe Street 33 feet to a stake; thence in a westerly direction parallel with Owens Street 127 feet to the point of Beginning; and being the same lands as conveyed to A.D. Harrelson and Thomas J. Harrelson by Myrtle R. Whiteside and husband, F.A. Whiteside, by deed dated August 15, 1969, and recorded in Book 231 at Page 378 of the Brunswick County Registry.

TRACT THREE:

237ED018

Beginning at a point in the Eastern line of Howe Street (99 foot right-of-way) that is North 12 degrees 30 minutes West along said line of said street 66.00 feet from its intersection with the Northern line of Owens Street (80 foot right-of-way); running thence from said Beginning point North 12 degrees 30 minutes West along the Eastern line of Howe Street 49.50 feet; thence North 77 degrees 30 minutes East and parallel with Owens Street 127.00 feet to a point in the Western line of a ten (10) foot alley; thence South 12 degrees 30 minutes East parallel with Howe Street and along said line of said alley 49.50 feet; thence South 77 degrees 30 minutes West and parallel with Owens Street 127.00 feet to the point of Beginning; the same being all of Lot 3 and the Southern one-half of Lot 4, Block 5, Smith and Weeks Subdivision, Southport, NC, according to a map of same recorded in Book of Divisions of Lands and Dowers of the Registry of Brunswick County.

Being those parcels set forth in survey for Pleasant Oaks LLC by Tide Water Surveying, dated March 20, 2013 in Exhibit "B" attached hereto.





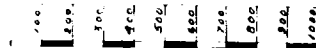
MAP
OF THE
CITY OF SOUTHPORT
NORTH CAROLINA, U.S.A.

BY
M. FARGUSSON, C.E.

COPYRIGHT, 1915
BY M. FARGUSSON.

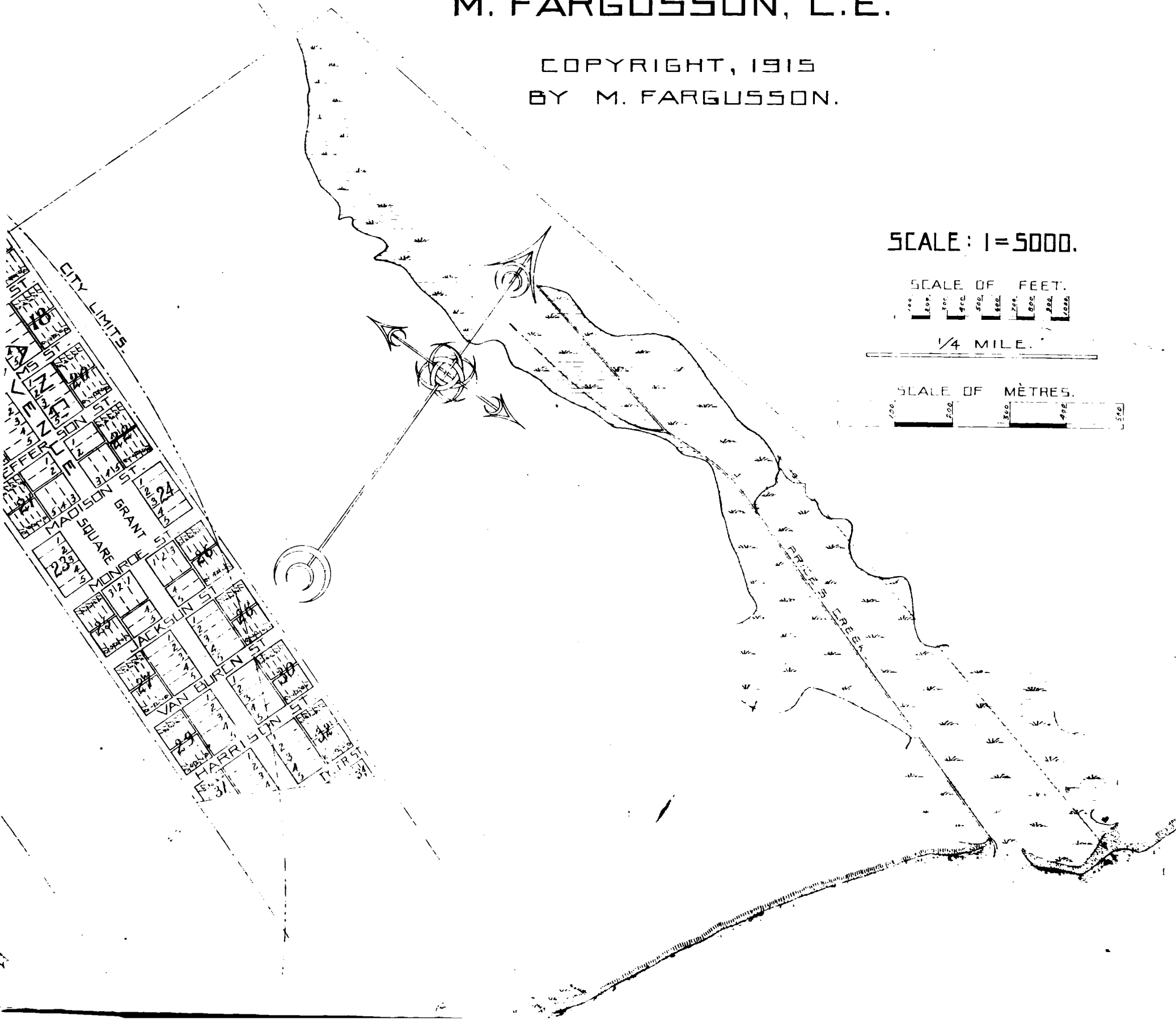
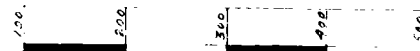
SCALE: 1=5000.

SCALE OF FEET.

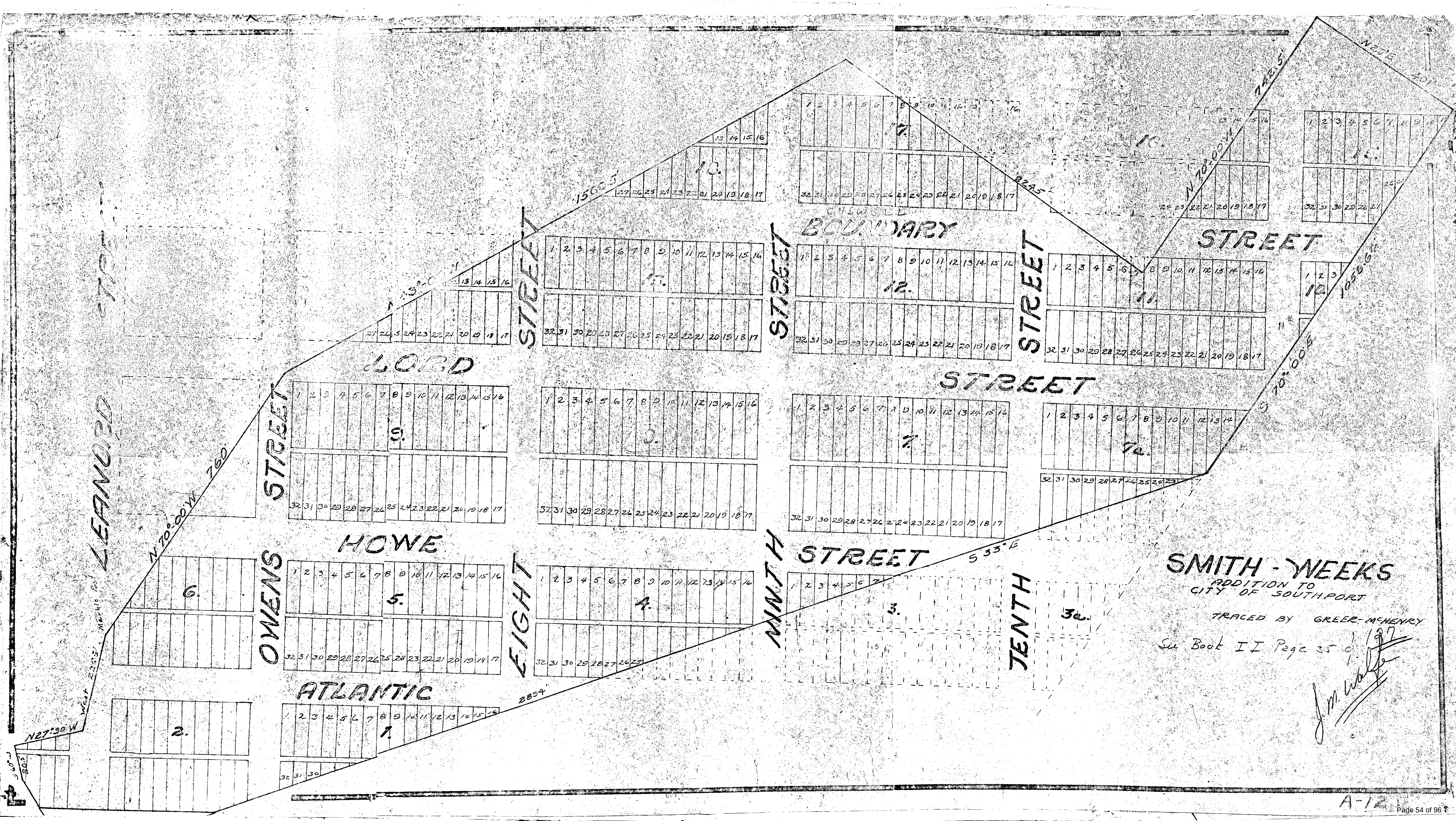


1/4 MILE.

SCALE OF METRES.



70



Book Type: map **Book:** DBII **Page:** 35 **Recorded Date:** 1989-11-04 00:00:00.000
Instrument Type: MAP (/MAP) **Certification Status:** WARRANTED **Key ID:** 394233
description: SCLBU: YEAR RECORDED 1889 DEED BK II PAGE 35
description: OIT: MAP

[View Image](#)

GRANTORS

[Close Window](#)

SMITH & WEEKS

GRANTEES

-None listed-



CITY OF SOUTHPORT
BUILDING INSPECTION DIVISION
457-7925



BUILDING PERMIT

PERMIT: B-23-114

APPROVAL DATE: September 5, 2023

OWNER:

HATEM JOSEPH P ETUXHATEM ANITA L
Phone

LOCATION: 109 E. OWENS ST SOUTHPORT, NC 28461

CONTRACTOR: Phone Number: 9103678839
PARCEL #: 237ED00401

License:

SUBDIVISON:

CONTRACTOR:

LOCATION BY ROAD: 109 East Owens Street

OWNERSHIP: Joseph and Anita Hatem

FLOOD PLAN:

ELEV 100 YEAR PLAN:

USE OF BUILDING: Single Family Residence

LAND AREA: 2,112

CORNER (Y/N): No

TYPE HEAT: Heat Pump

AC (Y/N): Yes

BSMT (Y/N):

STORIES: 0

CHIMNEYS: 0

FIREPLACES: 0

BATHS: 1

BEDROOMS: 1

HEATED FLOOR SPACE: 1,058

ADDITIONAL PERMITS

Mechanical:

Plumbing:

Electrical:

VALUE GEN: 70,000

TYPE CONST.: Type 5- Wood-Framed

Detailed Description of Work:

new windows, new doors, new sheetrock,til
shower, paint inside and out, new kitchen
cabinets, carport addition



A final As-Built Survey will be
required before final
Certificate of Occupancy



A foundation survey will be required
before open floor or slab inspection

UNHEATED: 293

OWNER RECOVERY:

Permit Fee: \$495.00

Zoning: \$100.00

TOTAL FEES: \$595.00

SIGNATURE OF
APPLICANT:

Tish Hatem

APPROVAL:

M. Kiley Barefoot

Building Inspector
City of Southport

MUST BE DISPLAYED IN A LOCATION VISIBLE FROM THE RIGHT OF WAY AND PROTECTED FROM THE ELEMENTS

Location: 109 E. OWENS ST SOUTHPORT NC
Owner: Joseph and Anita Hatem

Date: September 5, 2023



City of Southport, N.C.

BUILDING

PERMIT NO.

B-23-114

ALL PERMITS ARE ISSUED TO INSPECTION UNDER APPLICABLE CODES

Detailed Description of Work: new windows, new doors, new sheetrock, tile shower, paint inside and out, new kitchen cabinets, carport addition

CONTRACTOR:

BUILDING INSPECTOR

General Contractors are responsible for calling in inspections.

THIS PERMIT MUST BE VISIBLY DISPLAYED IN FRONT OF PREMISE, VISIBLE FROM RIGHT OF WAY, AND PROTECTED FROM WEATHER.

- | | | | |
|--|--|--|--------------------------------|
| ☐ DRAINAGE OF LOT | ☐ UNDER SLAB PLUMBING | ☐ UNDERSLAB ELECTRIC | ☐ WATER |
| ☐ SETBACKS | ☐ SHEATHING | ☐ R.I. GAS | ☐ SEWER |
| ☐ FOOTING OR PILING | ☐ R.I. PLUMBING | ☐ FIREPLACE | ☐ |
| ☐ FOUNDATION & STRAPS | ☐ R.I. MECHANICAL | ☐ INSULATION IN WALLS | ☐ |
| ☐ OPEN FLOOR | ☐ R.I. ELECTRIC | ☐ INSULATION IN CEILING | ☐ |
| ☐ SLAB | ☐ R.I. FRAMING | ☐ INSULATION IN FLOOR | ☐ |



CITY OF SOUTHPORT
Development Services

Tree Removal Permit

PERMIT: B-23-114

APPROVAL DATE: September 5, 2023

SITE ADDRESS:

109 E. OWENS ST SOUTHPORT NC 28461

ZONING DETAILS:

PARCEL NUMBER:	237ED00401
EST. CANOPY COVERAGE:	
ZONING DISTRICT:	R-10
PROPOSED TREES TO BE REMOVED:	Cedar
PROPOSED TREE MITIGATION/RETENTION:	
REGULATED HARDWOOD:	No
REGULATED CONIFER:	No
SPECIMEN TREE:	Yes
TREE ON PUBLIC ROW:	No

Detailed Description of Work:

Tish Hatem

SIGNATURE OF APPLICANT

APPROVALS
Maureen Meehan

City of Southport

Location: 109 E. OWENS ST SOUTHPORT NC
Owner: Joseph and Anita Hatem

Date: September 5, 2023



City of Southport, N.C.

BUILDING

PERMIT NO.

B-23-114

ALL PERMITS ARE ISSUED TO INSPECTION UNDER APPLICABLE CODES

Detailed Description of Work: new windows, new doors, new sheetrock, tile shower, paint inside and out, new kitchen cabinets, carport addition

CONTRACTOR:

BUILDING INSPECTOR

General Contractors are responsible for calling in inspections.

THIS PERMIT MUST BE VISIBLY DISPLAYED IN FRONT OF PREMISE, VISIBLE FROM RIGHT OF WAY, AND PROTECTED FROM WEATHER.

- | | | | |
|--|--|--|--------------------------------|
| ☐ DRAINAGE OF LOT | ☐ UNDER SLAB PLUMBING | ☐ UNDERSLAB ELECTRIC | ☐ WATER |
| ☐ SETBACKS | ☐ SHEATHING | ☐ R.I. GAS | ☐ SEWER |
| ☐ FOOTING OR PILING | ☐ R.I. PLUMBING | ☐ FIREPLACE | ☐ |
| ☐ FOUNDATION & STRAPS | ☐ R.I. MECHANICAL | ☐ INSULATION IN WALLS | ☐ |
| ☐ OPEN FLOOR | ☐ R.I. ELECTRIC | ☐ INSULATION IN CEILING | ☐ |
| ☐ SLAB | ☐ R.I. FRAMING | ☐ INSULATION IN FLOOR | ☐ |



CITY OF SOUTHPORT
Development Services

Tree Removal Permit

PERMIT: **B-23-114**

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REGULATED CONIFER:	No
SPECIMEN TREE:	Yes
TREE ON PUBLIC ROW:	No

Detailed Description of Work:

Tish Hatem

SIGNATURE OF APPLICANT

APPROVALS

Maureen Meehan

City of Southport

10/14/24

BRUNSWICK COUNTY

10/18/2025 9:21:20 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626PLAT: UNIQ ID
00000/00000 109100
ID NO: 209611751360BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORT (100),
SOUTHPORT FIRE (200)CARD NO. 1
of 1Reval Year: 2023 Tax
Year: 2025

L-PT 31 & 32 B-5

1.0000 LT

SRC=

Appraised by 53 on 10/14/2024 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

CI- FR-
21 14

EX-

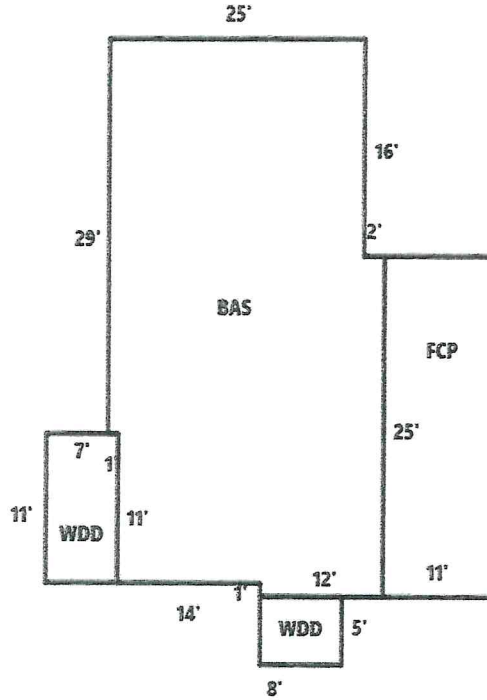
AT-

LAST ACTION
20241209

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION			CORRELATION OF VALUE								
Foundation - 4		USE	MOD	Eff.	Area	QUAL	RATE	RCN	EYB	AYB	UC	Under	0.40000	CREDENCE TO MARKET							
Con Ftg/Crawl	5.00	01	01	1,141	162	194.40	221811	1970	1939			Construction	40.0	DEPR. BUILDING VALUE - CARD	88,720						
Sub Floor System - 4		TYPE: SINGLE FAMILY RESIDENTIAL										SFR CONSTRUCTION		DEPR. OB/XF VALUE - CARD	0						
Plywd/Pdt bd	8.00	STYLE: 1 - 1.0 Story												MARKET LAND VALUE - CARD	61,000						
Exterior Walls - 17														TOTAL MARKET VALUE - CARD	149,720						
Cedar or Redwood Siding	32.00													TOTAL APPRAISED VALUE - CARD	149,720						
Roofing Structure - 03														TOTAL APPRAISED VALUE - PARCEL	149,720						
Gable	7.00													TOTAL PRESENT USE VALUE - PARCEL	0						
Roofing Cover - 06														TOTAL VALUE DEFERRED - PARCEL	0						
Arch Shingle	5.00													TOTAL TAXABLE VALUE - PARCEL \$	149,720						
Interior Wall Construction - 5														PERMIT							
Drywall/Sheetrock	21.00													CODE	DATE	NOTE	NUMBER	AMOUNT			
Interior Floor Cover - 09														ROUT: WTRSHD:							
Pine or Soft Woods	6.00													SALES DATA							
Heating Fuel - 03														OFF.							
Gas	1.00													RECORD	DATE	DEED		INDICATE			
Heating Type - 04														BOOK	PAGE	MO	YR	TYPE	Q	I	SALES
Forced Air - Ducted	4.00													04372	0599	6	2020	GW**	Q	I	PRICE
Air Conditioning Type - 03														02162	0488	6	2005	WD	U	V	150000
Central	4.00													00447	0697			WD	U	V	0
Bedrooms/Bathrooms/Half-Bathrooms																			0		
2/1/0	7.000																		0		
Bedrooms														HEATED AREA 1,049							
BAS - 2 FUS - 0 LL - 0														NOTES							
Bathrooms														Remodel and addition uc 50% for 2025							
BAS - 1 FUS - 0 LL - 0																					
Half-Bathrooms																					
BAS - 0 FUS - 0 LL - 0																					
Office																					
BAS - 0 FUS - 0 LL - 0	0																				
TOTAL POINT VALUE	100.000																				
BUILDING ADJUSTMENTS																					
Market/Design	13		.40																		
Quality	3	AVERAGE	1.0000																		
Size	Size	SIZE	1.1600																		
Construction	05	1.00	1.0000																		
Factor																					
TOTAL ADJUSTMENT FACTOR	1.620																				
TOTAL QUALITY INDEX	162																				

The floor plan shows a complex polygonal shape representing a building. Key dimensions include: a top horizontal edge of 25', a left vertical edge of 29', a bottom-left vertical edge of 11', a bottom horizontal edge of 14', a small bottom-right vertical edge of 5', and a right vertical edge of 16'. Internal dimensions include a 7' horizontal segment on the left, a 1' horizontal segment in the middle, and a 12' horizontal segment on the right. Rooms are labeled: 'WDD' (two locations), 'BAS' (Basement), and 'FCP' (Front Porch). A yellow vertical line is drawn through the plan, and a red 'X' is marked near the bottom right corner.

Click on image to enlarge



Click on image to enlarge

SUBAREA					CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	% OVR COND	OB/XF DEPR. VALUE	
TYPE	GS AREA	%	RPL	CS	TOTAL OB/XF VALUE																0
BAS	1,049	100	203926																		
FCP	275	025	13414																		
WDD	117	020	4471																		
FIREPLACE	1 - None			0																	
SUBAREA TOTALS	1,441		221,811																		

BUILDING DIMENSIONS BAS=E14S1E12N25W2N16W25S29E1S11Area:1049;WDD=W7S11E7N11Area:77;WDD=S5E8N5W8Area:40;FCP=E11N25W11S25Area:275;TotalArea:14 441

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES				ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	LAND OVERRIDE	LAND NOTES
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50	SIZE			PS	122,000.00	1.000	LT	0.500	61,000.00	61000		
TOTAL MARKET LAND DATA																			61,000	
TOTAL PRESENT USE DATA																				

2/8/23

BRUNSWICK COUNTY

10/18/2025 9:21:57 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT

PLAT: UNIQ ID

/ 109100

30068626

BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORT (100), SOUTHPORT
FIRE (200)

CARD NO. 1
of 1

ID NO: 209611751360

Revol Year: 2023 Tax Year:
2023

L-PT 31 & 32 B-5

1.0000 LT

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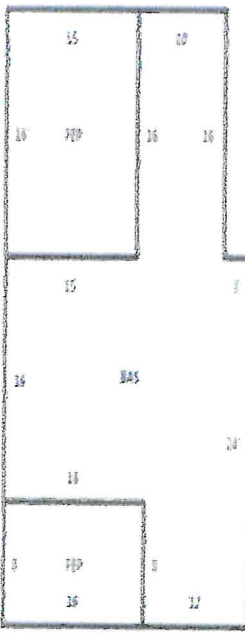
Appraised by 53 on 02/08/2023 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

CI- FR-
21 14

EX- AT-

LAST ACTION
20230208

CONSTRUCTION DETAIL		MARKET VALUE				DEPRECIATION		CORRELATION OF VALUE									
Foundation - 4 Con Ftg/Crawl	5.00	USE MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	Standard	0.51000	CREDENCE TO	MARKET					
Sub Floor System - 4 Plywd/Pli bd	8.00	01	01	998	158	189.60	189220	1970	1939	% GOOD	49.00	DEPR. BUILDING VALUE - CARD	92,720				
Exterior Walls - 10 Aluminum/Vinyl Siding	30.00	TYPE: SINGLE FAMILY RESIDENTIAL										DEPR. OS/XF VALUE - CARD	0				
Roofing Structure - 03 Gable	7.00	STYLE: 1 - 1.0 Story										MARKET LAND VALUE - CARD	61,000				
Roofing Cover - 06 Arch Shingle	5.00											TOTAL MARKET VALUE - CARD	153,720				
Interior Wall Construction - 5 Drywall/Sheetrock	21.00											SFR CONSTRUCTION	TOTAL APPRAISED VALUE - CARD	153,720			
Interior Floor Cover - 09 Pine or Soft Woods	6.00											TOTAL APPRAISED VALUE - PARCEL	153,720				
Heating Fuel - 03 Gas	1.00											TOTAL PRESENT USE VALUE - PARCEL	0				
Heating Type - 04 Forced Air - Ducted	4.00											TOTAL VALUE DEFERRED - PARCEL	0				
Air Conditioning Type - 03 Central	4.00											TOTAL TAXABLE VALUE - PARCEL \$	153,720				
Bedrooms/Bathrooms/Half-Bathrooms 2/1/0	7.00											PERMIT					
Bedrooms BAS - 2 FUS - 0 LL - 0												CODE	DATE	NOTE	NUMBER	AMOUNT	
Bathrooms BAS - 1 FUS - 0 LL - 0												ROUT: WTRSHD:					
Half-Bathrooms BAS - 0 FUS - 0 LL - 0												SALES DATA					
Office BAS - 0 FUS - 0 LL - 0	0	OFF. RECORD	DATE	DEED	TYPE	Q/UV/3	INDICATE SALES PRICE										
TOTAL POINT VALUE	98.000	BOOK	PAGE	MOYR													
BUILDING ADJUSTMENTS		043720599	6	2020	GW	Q	I	150000									
Market/Design	13	40	1.4000														
Quality	3	AVERAGE	1.0000														
Size	Size	SIZE	1.1500														
Construction Factor	05	1.00	1.0000														
TOTAL ADJUSTMENT FACTOR	1.610																
TOTAL QUALITY INDEX	158																
SUBAREA		HEATED AREA 1.072							NOTES								
TYPE	GS AREA	% RPLCS	07ST# 51207														
BAS	704100	133478															
FEP	368080	55742															
FIREPLACE	1 - None	0															
SUBAREA TOTALS	1,072	189,220															

Click on image to enlarge

SUBAREA		CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	% OVR	COND	OS/XF DEPR. VALUE	
TOTAL OS/XF VALUE																			
BAS		704100	133478																0
FEP		368080	55742																
FIREPLACE		1 - None	0																
SUBAREA TOTALS		1,072	189,220																
BUILDING DIMENSIONS BAS=W3N16W10S16W15S16E16S8E1Z2N4Area:704;FEP=W15S16E15N16Area:240;FEP=S8E16N8W16Area:128;TotalArea:1072																			
LAND INFORMATION																			
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	LAND OVERRIDE	LAND NOTES		
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50	PS	122,000.00	1.000	LT	0.500	61,000.00	61000				
TOTAL MARKET LAND DATA																			
TOTAL PRESENT USE DATA																			



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Parcel #: 237ED00401

Tax Year: 2023

Account #: 80068626

Owner Information
HATEM JOSEPH P ETUX& HATEM ANITA L 610 W BROWN ST APT A SOUTHPORT, NC 28461

Tax Codes
C ADULTAX - BRUNSWICK COUNTY SM ADULTAX - DOSHER HOSP TAX CI21ADULTAX - SOUTHPORT FR14FFEEFEE - SOUTHPORT FIRE

Property Information
Land (Units/Type): 1.0000 LT Address: 109 E. OWENS ST SOUTHPORT

Township
Smithville

Deed Information
Date: 06/2020 Book: 04372 Page: 0599 Plat Book: Page:

Local Zoning
R10

Legal Description
L-PT 31 & 32 B-5

PIN
209611751360

Property Values
Building: 92,720
OBF: 0
Land: 61,000
Market: 153,720
Assessed: 153,720
Deferred: 0

Sales Information

No.	Book	Page	Month	Year	Instrument	Qual/UnQual	Improved	Price
1	00447	0697			WD	Unqualified	Vacant	0
2	02162	0488	06	2005	WD	Unqualified	Vacant	0
3	04372	0599	06	2020	GW	Qualified	Improved	150,000

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If you have any questions about the data displayed on this website please contact the Brunswick County Tax Administration at (910) 253-2829.

10/14/24

BRUNSWICK COUNTY

10/18/2025 9:21:20 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
30068626

PLAT: UNIQ ID
00000/00000 109100

ID NO: 209611751360

BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORT (100),
SOUTHPORT FIRE (200)

CARD NO. 1
of 1

Reval Year: 2023 Tax
Year: 2025

L-PT 31 & 32 B-5

1.0000 LT

SRC=

Appraised by 53 on 10/14/2024 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

CI-21

FR-14

EX-

AT-

LAST ACTION
20241209

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION			CORRELATION OF VALUE												
Foundation - 4	5.00	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	UC	Under Construction	0.40000	CREDENCE TO	MARKET											
Sub Floor System - 4	8.00	01	01	1,141	162	194.40	221811	1970	1939	% GOOD	40.0	DEPR. BUILDING VALUE - CARD	88,720												
Plywd/Pti bd	32.00	TYPE: SINGLE FAMILY RESIDENTIAL																							
Exterior Walls - 17	7.00	STYLE: 1 - 1.0 Story																							
Cedar or Redwood Siding	7.00	SFR CONSTRUCTION																							
Roofing Structure - 03	5.00																								
Gable	21.00																								
Roofing Cover - 06	5.00																								
Arch Shingle	21.00																								
Interior Wall Construction - 5	6.00																								
Drywall/Sheetrock	4.00																								
Interior Floor Cover - 09	4.00																								
Pine or Soft Woods	7.000																								
Heating Fuel - 03	0																								
Gas	0																								
Heating Type - 04	0																								
Forced Air - Ducted	0																								
Air Conditioning Type - 03	0																								
Central	0																								
Bedrooms/Bathrooms/Half-Bathrooms	0																								
2/1/0	0																								
Bedrooms	0																								
BAS - 2 FUS - 0 LL - 0	0																								
Bathrooms	0																								
BAS - 1 FUS - 0 LL - 0	0																								
Half-Bathrooms	0																								
BAS - 0 FUS - 0 LL - 0	0																								
Office	0																								
BAS - 0 FUS - 0 LL - 0	0																								
TOTAL POINT VALUE	100.000																								
BUILDING ADJUSTMENTS																									
Market/Design	13	.40	1.4000																						
Quality	3	AVERAGE	1.0000																						
Size	Size	SIZE	1.1600																						
Construction	05	1.00	1.0000																						
Factor																									
TOTAL ADJUSTMENT FACTOR	1.620																								
TOTAL QUALITY INDEX	162																								
Click on image to enlarge																									
SUBAREA																									
TYPE	GS	AREA	%	RPL	CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	% OVR	COND	OB/XF DEPR. VALUE			
BAS	1,049	100	203926																						
FCP	275	025	13414																						
WDD	117	020	4471																						
FIREPLACE	1 - None																								
SUBAREA TOTALS															1,441	221,811									
BUILDING DIMENSIONS BAS=E14S1E12N25W2N16W2S29E1S11Area:1049;WDD=W7S11E7N11Area:77;WDD=S5E8N5W8Area:40;FCP=E11N25W11S25Area:275;TotalArea:14 441																									
LAND INFORMATION																									
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONT TAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES	RF	AC	LC	TO	OT	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES			
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50	SIZE					PS	122,000.00	1.000	LT	0.500	61,000.00	61000					
TOTAL MARKET LAND DATA																									
TOTAL PRESENT USE DATA																									

2/8/23

BRUNSWICK COUNTY

10/18/2025 9:21:57 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT

PLAT: UNIQ ID

/ 109100

80068626

BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORT (100), SOUTHPORT
FIRE (200)CARD NO. 1
of 1

ID NO: 209611751360

Reval Year: 2023 Tax Year: 2023 L-PT 31 & 32 B-5

1.0000 LT

SRC=

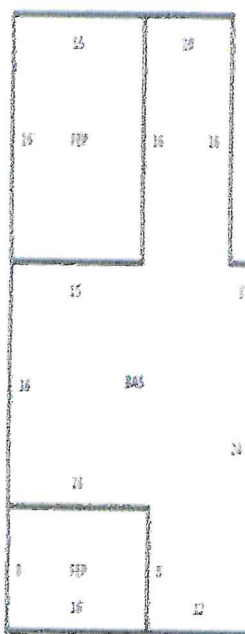
Appraised by 53 on 02/08/2023 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

CJ- FR- 21 14 EX- AT-

LAST ACTION
20230208

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE	
		USE MOD	EFF.	Area	QUAL	BASE RATE	RCN	EYB	AYB	Standard	0.51000		
Foundation - 4	5.00	01	01	998	158	189.60	189220	1970	1939				
Can Fto/Crawl	8.00												
Sub Floor System - 4													
Plywd/Pti bd													
Exterior Walls - 10													
Aluminum/Vinyl Siding	30.00												
Roofing Structure - 03													
Gable	7.00												
Roofing Cover - 06													
Arch Shingle	5.00												
Interior Wall Construction - 5													
Drywall/Sheetrock	21.00												
Interior Floor Cover - 09													
Pine or Soft Woods	6.00												
Heating Fuel - 03													
Gas	1.00												
Heating Type - 04													
Forced Air - Ducted	4.00												
Air Conditioning Type - 03													
Central	4.00												
Bedrooms/Bathrooms/Half-Bathrooms													
2/1/0	7.000												
Bedrooms													
BAS - 2 FUS - 0 LL - 0													
Bathrooms													
BAS - 1 FUS - 0 LL - 0													
Half-Bathrooms													
BAS - 0 FUS - 0 LL - 0													
Office													
BAS - 0 FUS - 0 LL - 0	0												
TOTAL POINT VALUE	98.000												
BUILDING ADJUSTMENTS													
Market/Design	13	.40	1.4000										
Quality	3	AVERAGE	1.0000										
Size	Size	Size	1.1500										
Construction	05	1.00	1.0000										
Factor													
TOTAL ADJUSTMENT FACTOR	1.610												
TOTAL QUALITY INDEX	158												



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SUBAREA		CODE	QUALITY	DESCRIPTION	COUNT	LT	WT	UNITS	UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYB	EYB	ANN DEP RATE	% DVR	COND	OB/XF DEPR. VALUE
BAS	704	100	133478															
FEP	368	080	55742															
FIREPLACE	1	None	0															
SUBAREA TOTALS	1,072		189,220															

BUILDING DIMENSIONS BAS=W3N16W10S16W15S16E16S8E12N24Area:704;FEP=W15S16E15N16Area:240;FEP=S8E16N8W16Area:128;TotalArea:1072

LAND INFORMATION

HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LAND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES	ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	LAND OVERRIDE VALUE	LAND NOTES
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50	PS	122,000.00	1.000	CT	0.500	61,000.00	61000		

TOTAL MARKET LAND DATA

TOTAL PRESENT USE DATA



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Parcel #: 237ED00401

Tax Year: 2023

Account #: 80068626

Owner Information
HATEM JOSEPH P ETUX& HATEM ANITA L 610 W BROWN ST APT A SOUTHPORT, NC 28461

Tax Codes
CADVL TAX - BRUNSWICK COUNTY SM ADVL TAX - DOSHER HOSP TAX CI21ADVL TAX - SOUTHPORT FR14FFEEFEE - SOUTHPORT FIRE

Property Information
Land (Units/Type): 1.0000 LT Address: 109 E. OWENS ST SOUTHPORT

Township
Smithville

Deed Information
Date: 06/2020 Book: 04372 Page: 0599 Plat Book: Page:

Local Zoning
R10

Legal Description
L-PT 31 & 32 B-5

PIN
209611751360

Property Values
Building: 92,720
OBXF: 0
Land: 61,000
Market: 153,720
Assessed: 153,720
Deferred: 0

Sales Information

No.	Book	Page	Month	Year	Instrument	Qual/UnQual	Improved	Price
1	00447	0697			WD	Unqualified	Vacant	0
2	02162	0488	06	2005	WD	Unqualified	Vacant	0
3	04372	0599	06	2020	GW	Qualified	Improved	150,000

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Parcel -- 237ED00401

Real Property Profile Summary By Tax Id.

The Brunswick County Revenue Office
P.O. Box 29 / Bolivia, NC 28422

Page 1 of 3

Account #	Taxpayer Name	Void	Yr Bill #	Def Ex	Amount Due	DSC	Legal Desc	Real Value	Pers Value	Def Value	Elid/Vet	Tax Amt	Date Paid
30871650	PLEASANT OAKS LLC		10- 98124		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	153,920	0	0	0	469.46	12/29/2010
			10- 98124		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	153,920	0	0	0	34.63	12/29/2010
			10- 98124		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	153,920	0	0	0	100.00	12/29/2010
			11- 98559		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	128,390	0	0	0	51.36	12/30/2011
			11- 98559		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	128,390	0	0	0	315.33	12/30/2011
			11- 98559		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	128,390	0	0	0	568.13	12/30/2011
			11- 98559		0.00		L-PT 31 & 32 B-5 DB&P--2162-0488	128,390	0	0	0	100.00	12/30/2011
			12- 98580		0.00		L-PT 31 & 32 B-5 DB&P--02162-0488	128,390	0	0	0	568.13	12/29/2012
			12- 98580		0.00		L-PT 31 & 32 B-5 DB&P--02162-0488	128,390	0	0	0	51.36	12/29/2012
			12- 98580		0.00		L-PT 31 & 32 B-5 DB&P--02162-0488	128,390	0	0	0	315.33	12/29/2012
			12- 98580		0.00		L-PT 31 & 32 B-5 DB&P--02162-0488	128,390	0	0	0	51.36	12/27/2013
			13- 105594		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	315.33	12/27/2013
			13- 105594		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	568.13	12/27/2013
			13- 105594		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	100.00	12/27/2013
			13- 105594		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	568.13	01/05/2015
			14- 105631		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	51.36	01/05/2015
			14- 105631		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	100.00	01/05/2015
			14- 105631		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	315.33	01/05/2015
			14- 105631		0.00		L-PT 31 & 32 B-5 DB&P--	128,390	0	0	0	223.82	12/31/2015
			15- 107023		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	441.98	12/31/2015
			15- 107023		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	100.00	12/31/2015
			15- 107023		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	36.45	12/21/2016
			15- 107023		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	441.98	12/21/2016
			16- 108336		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	100.00	12/21/2016
			16- 108336		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	223.82	12/21/2016
			16- 108336		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	36.45	12/22/2017
			16- 108336		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	269.38	12/22/2017
			17- 111129		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	125.00	12/22/2017
			17- 111129		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	441.98	12/22/2017
			17- 111129		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	125.00	12/22/2017
			17- 111129		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	441.98	12/21/2018
			18- 109757		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	36.45	12/31/2018
			18- 109757		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	137.50	12/31/2018
			18- 109757		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	269.38	12/31/2018
			18- 109757		0.00		L-PT 31 & 32 B-5 DB&P--	91,130	0	0	0	36.04	12/31/2019
			19- 110813		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	466.99	12/31/2019
			19- 110813		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	137.50	12/31/2019
			20- 112472		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	445.73	01/29/2021
			20- 112472		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	36.76	01/29/2021
			20- 112472		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	137.50	01/29/2021
			21- 62264		0.00		L-PT 31 & 32 B-5 DB&P--	90,100	0	0	0	271.67	01/29/2021

Parcel -- 237ED00401

The Brunswick County Revenue Office
P.O. Box 29 / Bolivia, NC 28422

Real Property Profile Summary By Tax Id.
Make check payable to **BRUNSWICK COUNTY REVENUE.**

911 Address----- **109 E. OWENS ST**

Current Property Owner **HATTEM JOSEPH P ETUX** **80068626** **CL-- 21 Southport** **FR-- 14 Southport** **SN-- 00 00** **TW-- 03 Smithville**
HATEM ANITA L

610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

Legal Desc **L-PT 31 & 32 B-5**

Deed Ref # **04372-0599 06/05/2020**

If you have questions please contact the Brunswick County Revenue, Phone 910/253-2729

Deferred Amount **0**
OBXF Value **0**
Building Value **88720**
Land Value **61000**
Total Value **149720**

Last upd 9/22/2025 11:58:52 AM Christopher Lall

Certified By: _____

Date: _____

Date Printed: 10/18/2025 9:25 PM

lppym114

NOTE: This search only covers the years shown above and the parcel number shown. The month of January - Additional interest could be DUE on / after January 6 of each year if the date of the search is Jan. 1 - Jan. 5
Attorneys / Paralegals:

NOTE: Please note particular attention to this profile sheet in regards to any releases that are noted by year. Releases can generate additional taxes known as DISCOVERIES. The Brunswick County Revenue Department is
NOTE: NOT responsible for any discovery bills (including land use discoveries) that are processed and billed after the date of this Profile Document & G.S. 105-312(f)

Parcel --- 237EDD00401

The Brunswick County Revenue Office
P.O. Box 29 / Bolivia, NC 28422

Page 2 of 3

Account #	Real Property Profile Summary By Tax Id.	Taxpayer Name	Void	Yr. Bill #	Def Ex	Amount Due	DSC	Legal Desc	Real Value	Pers Value	Def Value	Elm/Vet	Tax Amt	Date Paid
80068626	HATEM JOSEPH P ETUX			* 21-62264		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	271.67	01/26/2022
				21-62264		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	445.73	01/26/2022
				\$ 21-62264		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	137.50	01/26/2022
				22-62598		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	449.01	02/02/2023
				22-62598		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	37.03	02/02/2023
				\$ 22-62598		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	200.00	02/02/2023
				* 22-62598		0.00		L-PT 31 & 32 B-5 DB&P---	90,100	0	0	0	366.24	02/02/2023
				* 23-63707		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	63.18	02/29/2024
				23-63707		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	434.36	02/29/2024
				\$ 23-63707		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	540.18	02/29/2024
				24-65628		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	200.00	02/29/2024
				\$ 24-65628		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	540.18	02/27/2025
				* 24-65628		0.00		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	63.18	02/27/2025
				* 25-67640		464.13		L-PT 31 & 32 B-5 DB&P---	153,720	0	0	0	200.00	02/27/2025
				\$ 25-67640		200.00		L-PT 31 & 32 B-5 DB&P---	149,720	0	0	0	489.63	02/27/2025
				25-67640		59.89		L-PT 31 & 32 B-5 DB&P---	149,720	0	0	0	0.00	
				25-67640		512.04		L-PT 31 & 32 B-5 DB&P---	149,720	0	0	0	0.00	
				Parcel 237EDD00401 total:		1,236.06							0.00	

The total Taxes for this parcel are good thru the end of 10/2025 Total Amt Due 1,236.06

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2020. If not paid on or before Jan. 5, 2021, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
- **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
- **FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, rents, income tax refunds, lottery winnings, levy on personal property, and foreclosure after January 5, 2021. Additional fees will apply for all actions taken.
- **ONLINE PAYMENTS ARE ACCEPTED ON OUR WEBSITE AT [WWW.BRUNSWICKCOUNTNC.GOV](http://WWW.BRUNSWICKCOUNTYNC.GOV)**
- **Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.**

***Please see back for additional information.**

9017395-61413-1 1 1 61413 1 AV 0.389 204



HATEM JOSEPH P
7007 ROBERT RUARK DR SE
SOUTHPORT NC 28461-2657

			PARCEL NUMBER	BILL NUMBER																				
			2210A024	20061945																				
ACCOUNT NUMBER	BILLING DATE	TAX YEAR	DUE DATE	DELINQUENT AFTER																				
35632110	07/08/20	2020	09/01/20	01/05/21																				
Property DescriptionL-50 & N1/2OF49 SMITHVILLE WOODS PLAT P/242 Physical 911 Address7007 ROBERT RUARK DR SE CO Personal Property ValueExemption Real Property Value205,840Deferment Total Market Value205,840Total Taxable Value205,840																								
TAXING DISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	IMPORTANT NOTICE TAXES PAID BY MORTGAGE COMPANIES If your mortgage company escrows your taxes, please DO NOT pay this bill, instead forward this bill to their office. Mortgage companies typically distribute payments from escrow accounts in November and December. The taxpayer is responsible for ensuring that the payment is made. You can check on our website to see if your taxes have been satisfied. Please see back for additional information.																				
BRUNSWICK COUNTY	0.4850	998.32	Brunswick County 2020 Approved Tax Levy Distribution <table><tr><td>General Government</td><td>4.1%</td></tr><tr><td>Central Services</td><td>10.3%</td></tr><tr><td>Public Safety</td><td>20.7%</td></tr><tr><td>Transportation</td><td>0.1%</td></tr><tr><td>Environmental Protection</td><td>8.7%</td></tr><tr><td>Economic Development</td><td>1.9%</td></tr><tr><td>Human Services</td><td>6.9%</td></tr><tr><td>Culture & Recreation</td><td>2.3%</td></tr><tr><td>Education</td><td>45.0%</td></tr><tr><td>Total</td><td>100.0%</td></tr></table>		General Government	4.1%	Central Services	10.3%	Public Safety	20.7%	Transportation	0.1%	Environmental Protection	8.7%	Economic Development	1.9%	Human Services	6.9%	Culture & Recreation	2.3%	Education	45.0%	Total	100.0%
General Government	4.1%																							
Central Services	10.3%																							
Public Safety	20.7%																							
Transportation	0.1%																							
Environmental Protection	8.7%																							
Economic Development	1.9%																							
Human Services	6.9%																							
Culture & Recreation	2.3%																							
Education	45.0%																							
Total	100.0%																							
DOSHER HOSP TAX	0.0400	82.34																						
SOUTHPORT FIRE		137.50																						
TOTAL DUE		\$1,218.16																						

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
FOR GENERAL QUESTIONS: CALL 910-253-2829, 1-800-527-9001 or visit www.brunswickcountync.gov
QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	BILL NUMBER
35632110	07/08/20	09/01/20	01/05/21	\$1,218.16	221OA024	20061945
		AMOUNT PAID				



Please use coupon on back for address change.

**If using your bank's bill payment service, remit to:
Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.**

MAKE CHECK PAYABLE & REMIT TO:

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335

HATEM JOSEPH P
7007 ROBERT RUARK DR SE
SOUTHPORT NC 28461-2657

202006194500000000000001218160

LICENSE PLATE AGENCY: We offer tag renewals, title and notary services. We are located in the main lobby of the David Sandifer Administration Building. Our hours are 8:30 am to 5 pm Monday-Friday. You may reach us at 910-253-2829 (choose option 2).

INFORMATION FOR THE TAXPAYER

City Tax Collections: The Brunswick County Tax Office bills and collects for the municipalities indicated below. The taxpayer will only receive one bill and pay with one transaction to the County.

- | | | | |
|------------------------|-------------------|---------------|----------------|
| • Bald Head Island | • Calabash | • Navassa | • St. James |
| • Belville | • Carolina Shores | • Northwest | • Southport |
| • Boiling Spring Lakes | • Caswell Beach | • Sandy Creek | • Sunset Beach |
| • Bolivia | • Leland | • Shallotte | • Varnamtown |

You will receive a separate tax statement from Holden Beach, Oak Island, and Ocean Isle Beach if you own property in these municipalities.

Please check our website at www.brunswickcountync.gov and verify your tax data is correct

Making Payments:

- Payments can be mailed to Brunswick County Revenue at PO Box 29, Bolivia NC 28422.
- If you are using your bank's bill payment service, then please remit the payment to our Bolivia office.
- Payments in person can still be made at our office at the David Sandifer Administration Building located at 30 Government Center Drive, Bolivia NC. We now accept debit/credit card in the office (*service fees apply*).
- Online payments by checking account can be made *with no service fee* (must use a bank headquartered in the US) by visiting our website at www.brunswickcountync.gov.
- Online credit card payments *with service fee* are made through a third party service. You may use Visa, MasterCard, and Discover. A service fee will be added to your charge. Visit our website at www.brunswickcountync.gov to make payment online.
- Credit card payments *with service fee* by phone can be made by calling 1-877-564-4846. You will need the bill number and account number being paid.

Returned Checks: North Carolina General Statute 105-357 provides for a penalty for an insufficient funds check of \$25 or 10%, whichever is higher up to \$1,000. Any tax receipt shall be void if your check is returned.

OTHER GENERAL INFORMATION

*For additional information regarding the items detailed below, please call 910-253-2829.

Property Tax Homestead Exclusion:

- Applicant must be 65 years or older OR totally and permanently disabled.
- Application must be filed by June 1.
- Disabled individuals that are under the age of 65 must provide certification from a doctor or government agency which is authorized to determine qualification for disability benefits.
- Applicant must be a resident of Brunswick County, own your home and live there permanently. Income is a qualifying factor and all monies received from any source are considered.
- If approved, the applicant could receive an exclusion from property taxes; the greater of \$25,000 or 50% of the appraised value of the permanent residence of the qualifying owner.
- The 2021 income limit for the elderly/disabled exclusion is \$31,500.

If you have a "Prior Year Tax" balance on the front of this bill, be aware that interest is accruing at 0.75% per month and enforcement actions may already be in place. If you would like a payment plan and you have a prior year tax please call our office. THE COUPON BELOW IS FOR CURRENT YEAR TAXES ONLY.

**MAIL AGREEMENT WITH PAYMENT TO: P.O. BOX 29, BOLIVIA, NC 28422
PARTIAL PAYMENT AGREEMENT FORM/ADDRESS CHANGE FORM**

Taxpayer Name(s) _____ Phone: _____

New Address _____ Cell Number: _____

Your Employer's Name & Address: _____ Phone: _____

Your email address: _____

Where do you bank?: _____ Do you have Checking _____ Savings _____

Option 1: _____ Monthly Payments (6 payments) August 2, 2020 thru January 5, 2021 \$ _____ **Enclosed**
(To get your payment amount, take your original amount due and divide it by 6.) Payment Amount

Option 2: _____ Bi-Weekly Payments (12 payments) August 2, 2020 thru January 5, 2021 \$ _____ **Enclosed**
(To get your payment amount, take your original amount due and divide it by 12.) Payment Amount

Taxpayer Signature(s): _____ Date: _____

E-Pay Taxes Onlinehttps://payments.municipalpay.com/nc_brunswick

ACH/E-check payments are free,

Visa/Mastercard/Amex/Discover fee will be
2.65%

(minimum fee \$2.00).

Brunswick County Tax Office (North Carolina) - Tax Bill SearchReturn to Brunswick
County Website**Basic Search****Real Estate Search****Tax Bill Search****Sales Search****Help**

Hide Details...

Owner Last Name: **Owner First Name:** **Account #:** **Parcel #:** **PARCEL** **ALPHA** **PIN** **Tax Year:** **All Yea** **Bill #:** **Unpaid Bills Only:** ☐ **Sort By:** **Oldest to Newest** **Search** **Clear**

Search Results

click on a tax bill below to continue

Hide Details...

Year	Bill#	Account#	Owner Name	Owner Name2	Orig Balance	Disc	Property ID	Property Address	Message
2002		35533000	HARRELSON ARTHUR D ETUX		429.37	0.00	237ED00401		
053005			ELIZABETH						
2003		35533000	HARRELSON ARTHUR D ETUX		436.63	0.00	237ED00401		
054265			ELIZABETH						
2004		35533000	HARRELSON ARTHUR D ETUX		450.44	0.00	237ED00401		
055703			ELIZABETH						
2005		35533000	HARRELSON ARTHUR D ETUX		450.44	0.00	237ED00401		
057349			ELIZABETH						
2006		30871650	PLEASANT OAKS LLC		450.44	0.00	237ED00401		
017794									
2007		30871650	PLEASANT OAKS LLC		581.03	0.00	237ED00401		
015104									
2008		30871650	PLEASANT OAKS LLC		604.09	0.00	237ED00401		
016480									
2009		30871650	PLEASANT OAKS LLC		604.09	0.00	237ED00401		
097623									
2010		30871650	PLEASANT OAKS LLC		604.09	0.00	237ED00401		
098124									
2011		30871650	PLEASANT OAKS LLC		1,034.82	0.00	237ED00401		
098559									
2012		30871650	PLEASANT OAKS LLC		1,034.82	0.00	237ED00401	109 E. OWENS ST	
098580									
2013		30871650	PLEASANT OAKS LLC		1,034.82	0.00	0 237ED00401	109 E. OWENS ST	
105594							209611751360		
2014		30871650	PLEASANT OAKS LLC		1,034.82	0.00	0 237ED00401	109 E. OWENS ST	
105631							209611751360		
2015		30871650	PLEASANT OAKS LLC		802.25	0.00	0 237ED00401	109 E. OWENS ST	
107023							209611751360		
2016		30871650	PLEASANT OAKS LLC		802.25	0.00	0 237ED00401	109 E. OWENS ST	
108336							209611751360		
2017		30871650	PLEASANT OAKS LLC		872.81	0.00	0 237ED00401	109 E. OWENS ST	
111129							209611751360		
2018		30871650	PLEASANT OAKS LLC		885.31	0.00	0 237ED00401	109 E. OWENS ST	
109757							209611751360		
2019		30871650	PLEASANT OAKS LLC		876.87	0.00	0 237ED00401	109 E. OWENS ST	
110813							209611751360		
2020		30871650	PLEASANT OAKS LLC		876.87	0.00	0 237ED00401	109 E. OWENS ST	
112472							209611751360		
2021		80068626	HATEM JOSEPH P ETUX	HATEM ANITA	876.87	0.00	0 237ED00401	109 E. OWENS ST	
062264				L			209611751360		
2022		80068626	HATEM JOSEPH P ETUX	HATEM ANITA	1,029.47	0.00	0 237ED00401	109 E. OWENS ST	
062598				L			209611751360		

<u>2023</u>	80068626 HATEM JOSEPH P ETUX	HATEM ANITA	1,209.94	0.00	0	237ED00401	109 E. OWENS ST
<u>063707</u>		L				209611751360	SOUTHPORT
<u>2024</u>	80068626 HATEM JOSEPH P ETUX	HATEM ANITA	1,263.74	0.00	0	237ED00401	109 E. OWENS ST
<u>065628</u>		L				209611751360	SOUTHPORT
<u>2025</u>	80068626 HATEM JOSEPH P ETUX	HATEM ANITA	1,236.06	1,236.06	0	237ED00401	109 E. OWENS ST
<u>067640</u>		L				209611751360	SOUTHPORT

All information on this site is prepared for the inventory of real and personal property found within Brunswick County. All data is compiled from recorded deeds, plats, and other public records and data. Users of this data are hereby notified that the aforementioned public information sources should be consulted for verification of the information. All information contained herein was created for the Brunswick County's internal use. Brunswick County, its employees and agents make no warranty as to the correctness or accuracy of the information set forth on this site whether express or implied, in fact or in law, including without limitation the implied warranties of merchantability and fitness for a particular use.

If you have any questions about the data displayed on this website please contact the Brunswick County Tax Administration at (910) 253-2829.

1.7.96.276

BRUNSWICK COUNTY

10/19/2025 4:08:01 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626

PLAT: 00000/00000 UNIQ ID 109100

ID NO: 209611751360

BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100),
SOUTHPORT (100), SOUTHPORT FIRE (200)CARD NO. 1
of 1Reval Year: 2023 Tax
Year: 2025

L-PT 31 & 32 B-5

1.0000 LT

SRC=

Appraised by 53 on 10/14/2024 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

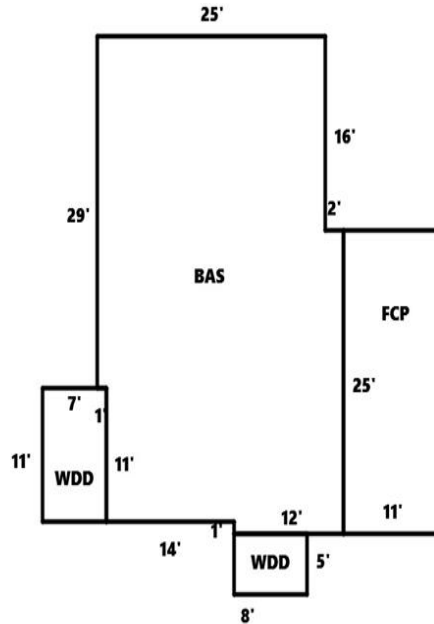
CI- 21
FR- 14

EX-

AT-

LAST ACTION
20241209

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE												
Foundation - 4 Con Ftg/Crawl	5.00	USE	MOD	Eff. Area	QUAL	BASE RATE	RCN	EYB	AYB	UC	Under Construction	0.40000	CREDENCE TO	MARKET										
Sub Floor System - 4 Plywd/Ptl bd	8.00	01	01	1,141	162	194.40	221811	1970	1939	% GOOD	40.0		DEPR. BUILDING VALUE - CARD	88,720										
Exterior Walls - 17 Cedar or Redwood Siding	32.00	TYPE: SINGLE FAMILY RESIDENTIAL								SFR CONSTRUCTION			DEPR. OB/XF VALUE - CARD	0										
Roofing Structure - 03 Gable	7.00	STYLE: 1 - 1.0 Story											MARKET LAND VALUE - CARD	61,000										
Roofing Cover - 06 Arch Shingle	5.00												TOTAL MARKET VALUE - CARD	149,720										
Interior Wall Construction - 5 Drywall/Sheetrock	21.00												TOTAL APPRAISED VALUE - CARD	149,720										
Interior Floor Cover - 09 Pine or Soft Woods	6.00												TOTAL APPRAISED VALUE - PARCEL	149,720										
Heating Fuel - 03 Gas	1.00												TOTAL PRESENT USE VALUE - PARCEL	0										
Heating Type - 04 Forced Air - Ducted	4.00												TOTAL VALUE DEFERRED - PARCEL	0										
Air Conditioning Type - 03 Central	4.00												TOTAL TAXABLE VALUE - PARCEL \$	149,720										
Bedrooms/Bathrooms/Half-Bathrooms 2/1/0	7.000												PERMIT											
Bedrooms BAS - 2 FUS - 0 LL - 0													CODE	DATE	NOTE	NUMBER	AMOUNT							
Bathrooms BAS - 1 FUS - 0 LL - 0													ROUT: WTRSHD:											
Half-Bathrooms BAS - 0 FUS - 0 LL - 0													SALES DATA											
Office BAS - 0 FUS - 0 LL - 0	0												OFF. RECORD	DATE	DEED	TYPE	Q/UV/I	INDICATE SALES PRICE						
TOTAL POINT VALUE	100.000												BOOK	PAGE	MOYR									
BUILDING ADJUSTMENTS													04372	0599	6	2020	GW*	Q	I	150000				
Market/Design	13	.40	1.4000												02162	0488	6	2005	WD	U	V	0		
Quality	3	AVERAGE	1.0000												00447	0697			WD	U	V	0		
Size	Size	SIZE	1.1600												HEATED AREA 1,049									
Construction Factor	05	1.00	1.0000												NOTES									
TOTAL ADJUSTMENT FACTOR	1.620												Remodel and addition uc 50% for 2025											
TOTAL QUALITY INDEX	162																							
SUBAREA																								
TYPE	GS AREA	%	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	PRICE	COND	BLDG#	FACT	AYB	EYB	ANN DEP	RATE	OVR	COND	OB/XF DEPR.	VALUE		
BAS	1,049	100	203926	TOTAL OB/XF VALUE																			0	
FCP	275	025	13414																					
WDD	117	020	4471																					
FIREPLACE 1 - None																				0				
SUBAREA TOTALS		1,441		221,811																				
BUILDING DIMENSIONS																								
BAS=E14S1E12N25W2N16W25S29E1S11Area:1049;WDD=W7S11E7N11Area:77;WDD=S5E8N5W8Area:40;FCP=E11N25W11S25Area:275;TotalArea:14 441																								
LAND INFORMATION																								
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRON TAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES RF AC LC TO OT			ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES					
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50 SIZE			PS	122,000.00	1.000	LT	0.500	61,000.00	61000							
TOTAL MARKET LAND DATA																	61,000							
TOTAL PRESENT USE DATA																								



Click on image to enlarge

10/19/2025 4:09:33 PM

BRUNSWICK COUNTY

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626PLAT: UNIQ ID
/ 109100
ID NO: 209611751360BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORTCARD NO. 1
(100), SOUTHPORT FIRE (200)

of 1

Reval Year: 2023 Tax
Year: 2024

L-PT 31 & 32 B-5

1.0000 LT

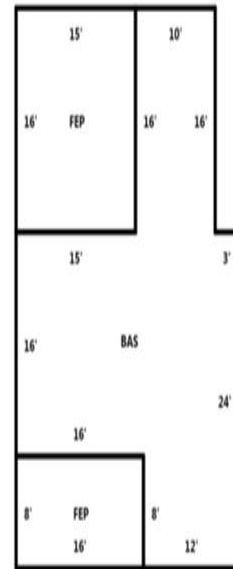
SRC=

Appraised by 53 on 02/08/2023 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

CI- FR-
21 14 EX- AT-LAST ACTION
20230208

CONSTRUCTION DETAIL				MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE							
Foundation - 4				USE	MOD	Eff.	Area	QUAL	BASE	RATE	RCN	EYB	AYB	Standard		0.51000	CREDENCE TO		MARKET		
Con Ftg/Crawl														01	01	998	158	189.60	189220	1970	1939
Sub Floor System - 4				TYPE: SINGLE FAMILY RESIDENTIAL										SFR CONSTRUCTION		DEPR. OB/XF VALUE - CARD				0	
Plywd/Ptl bd				STYLE: 1 - 1.0 Story										MARKET LAND VALUE - CARD				61,000			
Exterior Walls - 10																					



Click on image to enlarge

SUBAREA												UNIT PRICE	ORIG % COND	BLDG#	SIZE			ANN DEP RATE		% OVR COND	OB/XF DEPR. VALUE		
TYPE	GS AREA	%	RPL CS	FACT											AY	BEYB							
BAS	704	100	133478	TOTAL OB/XF VALUE																		0	
FEP	368	080	55742																				
FIREPLACE 1 - None					0																		
SUBAREA TOTALS		1,072		189,220																			
BUILDING DIMENSIONS																							
BAS=W3N16W10S16W15S16E16S8E12N24Area:704;FEP=W15S16E15N16Area:240;FEP=S8E16N8W16Area:128;TotalArea:1072																							
LAND INFORMATION																							
HIGHEST AND BEST USE	USE	LOCAL	FRON		DEPTH	SIZE	LND MOD	COND	OTHER ADJUSTMENTS AND NOTES			ROAD	LAND	TOTAL	UNT	TOTAL	ADJUSTED	LAND	OVER	LAND			
	CODE	ZONING	TAGE	DEPTH	/			FACT	TO	RF	AC	LC	TYPE	UNIT PRICE	UNITS	TYP	UNIT PRICE	VALUE	VALUE	NOTES			
SFR	0100	R10	35	60	1.0000		0	0.5000	+00 +00 +00 +00 -50 SIZE			PS	122,000.00	1.000	LT	0.500	61,000.00	61000					
TOTAL MARKET LAND DATA																					61,000		
TOTAL PRESENT USE DATA																							

10/19/2025 4:10:05 PM

BRUNSWICK COUNTY

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626PLAT: UNIQ ID
/ 109100
ID NO: 209611751360BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORTCARD NO. 1
(100), SOUTHPORT FIRE (200)

of 1

Reval Year: 2023 Tax
Year: 2023

L-PT 31 & 32 B-5

1.0000 LT

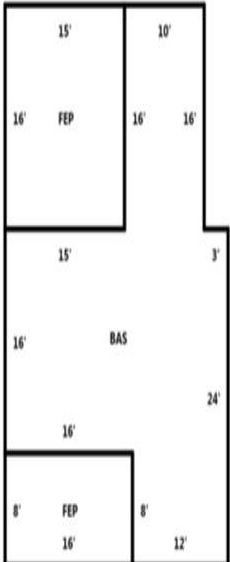
SRC=

Appraised by 53 on 02/08/2023 404G SOUTHPORT - FODALE TO MOORE ST

TW-03

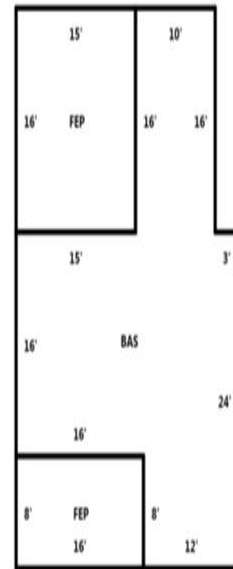
CI- FR-
21 14 EX- AT-LAST ACTION
20230208

CONSTRUCTION DETAIL				MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE				
Foundation - 4				USE	MOD	Eff.	Area	QUAL	BASE	RATE	RCN	EYB	AYB	Standard 0.51000		CREDENCE TO MARKET		
Con Ftg/Crawl 5.00														01	01	998	158	189.60
Sub Floor System - 4				TYPE: SINGLE FAMILY RESIDENTIAL										SFR CONSTRUCTION		DEPR. OB/XF VALUE - CARD 0		
Plywd/Ptl bd 8.00				STYLE: 1 - 1.0 Story												MARKET LAND VALUE - CARD 61,000		
Exterior Walls - 10																TOTAL MARKET VALUE - CARD 153,720		
Aluminum/Vinyl Siding 30.00																		
Roofing Structure - 03																		
Gable 7.00																		
Roofing Cover - 06																		
Arch Shingle 5.00																		
Interior Wall Construction - 5																		
Drywall/Sheetrock 21.00																		
Interior Floor Cover - 09																		
Pine or Soft Woods 6.00																		
Heating Fuel - 03																		
Gas 1.00																		
Heating Type - 04																		
Forced Air - Ducted 4.00																		
Air Conditioning Type - 03																		
Central 4.00																		
Bedrooms/Bathrooms/Half-Bathrooms																		
2/1/0 7.000																		
Bedrooms																		
BAS - 2 FUS - 0 LL - 0																		
Bathrooms																		
BAS - 1 FUS - 0 LL - 0																		
Half-Bathrooms																		
BAS - 0 FUS - 0 LL - 0																		
Office																		
BAS - 0 FUS - 0 LL - 0 0																		
TOTAL POINT VALUE 98.000																		
BUILDING ADJUSTMENTS																		
Market/Design		13	.40	1.4000														
Quality		3	AVERAGE	1.0000														
Size		Size	SIZE	1.1500														
Construction Factor		05	1.00	1.0000														
TOTAL ADJUSTMENT FACTOR 1.610																		
TOTAL QUALITY INDEX 158																		



Click on image to enlarge

SALES DATA						
OFF. RECORD	DATE	DEED			INDICATE	
BOOK	PAGE	MOYR	TYPE	Q/UV/I	SALES PRICE	
04372	0599	6	2020	GW*	Q I 150000	
02162	0488	6	2005	WD	U V 0	
00447	0697			WD	U V 0	
HEATED AREA 1,072						
NOTES						
07ST#51207						



Click on image to enlarge

SUBAREA											UNIT PRICE	ORIG % COND	BLDG#	SIZE FACT	AYBEYB	ANN DEP RATE		% OVR	COND	OB/XF DEPR. VALUE		
TYPE	GS AREA	%	RPL CS																			
BAS	704	100	133478	TOTAL OB/XF VALUE																	0	
FEP	368	080	55742																			
FIREPLACE 1 - None																					0	
SUBAREA TOTALS		1,072		189,220																		
BUILDING DIMENSIONS																						
BAS=W3N16W10S16W15S16E16S8E12N24Area:704;FEP=W15S16E15N16Area:240;FEP=S8E16N8W16Area:128;TotalArea:1072																						
LAND INFORMATION																						
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES RF AC LC TO OT			ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	TYP	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERRIDE VALUE	LAND NOTES			
	SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50 SIZE			PS	122,000.00	1.000	LT	0.500	61,000.00	61000				
TOTAL MARKET LAND DATA																					61,000	
TOTAL PRESENT USE DATA																						

10/19/2025 4:10:30 PM

BRUNSWICK COUNTY

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626PLAT: UNIQ ID
/ 109100
ID NO: 209611751360BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100), SOUTHPORTCARD NO. 1
(100), SOUTHPORT FIRE (200)

of 1

Reval Year: 2019 Tax
Year: 2022

L-PT 31 & 32 B-5

1.0000 LT

SRC=

Appraised by 53 on 07/24/2018 404G SOUTHPORT - FODALE TO MOORE ST

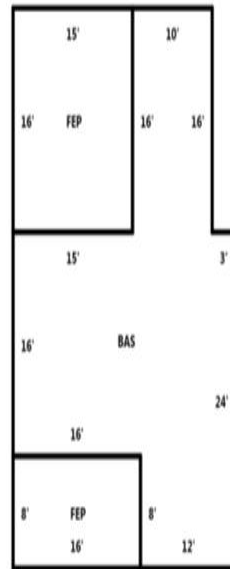
TW-03

CI- FR- EX- AT-
21 14LAST ACTION
20210208

CONSTRUCTION DETAIL				MARKET VALUE								DEPRECIATION			CORRELATION OF VALUE				
Foundation - 4				USE	MOD	Area	Eff.	QUAL	BASE RATE	RCN	EYB	AYB	Standard	0.47000	CREDENCE TO MARKET				
Con Ftg/Crawl 5.00															01	01	998	113	99.44
Sub Floor System - 4				TYPE: SINGLE FAMILY RESIDENTIAL								SFR CONSTRUCTION					DEPR. OB/XF VALUE - CARD 0		
Plywd/Ptl bd 8.00				STYLE: 1 - 1.0 Story													MARKET LAND VALUE - CARD 37,500		
Exterior Walls - 10																	TOTAL MARKET VALUE - CARD 90,100		
Aluminum/Vinyl Siding 30.00																			
Roofing Structure - 03																			
Gable 7.00																			
Roofing Cover - 03																			
Composition Shingle 4.00																			
Interior Wall Construction - 5																			
Drywall/Sheetrock 21.00																			
Interior Floor Cover - 09																			
Pine or Soft Woods 6.00																			
Heating Fuel - 03																			
Gas 1.00																			
Heating Type - 04																			
Forced Air - Ducted 4.00																			
Air Conditioning Type - 03																			
Central 4.00																			
Bedrooms/Bathrooms/Half-Bathrooms																			
2/1/0 7.000																			
Bedrooms																			
BAS - 2 FUS - 0 LL - 0																			
Bathrooms																			
BAS - 1 FUS - 0 LL - 0																			
Half-Bathrooms																			
BAS - 0 FUS - 0 LL - 0																			
Office																			
BAS - 0 FUS - 0 LL - 0 0																			
TOTAL POINT VALUE 97.000																			
BUILDING ADJUSTMENTS																			
Market/Design		07	.10	1.1000															
Quality		3	AVERAGE	1.0000															
Size		Size	Size	1.0500															
Construction Factor		05	1.00	1.0000															
TOTAL ADJUSTMENT FACTOR 1.160																			
TOTAL QUALITY INDEX 113																			

PERMIT									
CODE	DATE	NOTE	NUMBER	AMOUNT					
ROUT: WTRSHD:									
SALES DATA									
OFF. RECORD	DATE	DEED	Q	U	V	I	INDICATE SALES PRICE		
BOOK	PAGE	MOYR	TYPE	Q/UV/I					
04372	0599	6	2020	GW*				150000	
02162	0488	6	2005	WD	U	V		0	
00447	0697			WD	U	V		0	
HEATED AREA 1,072									
NOTES									
07ST#51207									

Click on image to enlarge



Click on image to enlarge

SUBAREA																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																																											</
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BRUNSWICK COUNTY

10/19/2025 4:11:02 PM

HATEM JOSEPH P ETUX HATEM ANITA L

Return/Appeal
Notes:

Parcel: 237ED00401

109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT
80068626PLAT: UNIQ ID
00000/00000 109100
ID NO: 209611751360BRUNSWICK COUNTY (100), DOSHER HOSP TAX (100),
SOUTHPORT (100), SOUTHPORT FIRE (138)CARD NO. 1
of 1Reval Year: 2019 Tax
Year: 2021 L-PT 31 & 32 B-5

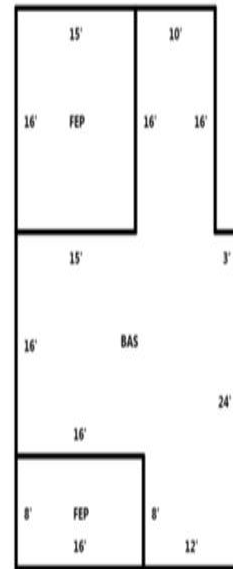
1.0000 LT

SRC=

Appraised by 53 on 07/24/2018 404G SOUTHPORT - FODALE TO MOORE ST

TW-03 CI- 21 FR- 14 EX- AT- LAST ACTION
20201210

CONSTRUCTION DETAIL		MARKET VALUE								DEPRECIATION		CORRELATION OF VALUE										
Foundation - 4		USE	MOD	Eff.	QUAL	BASE	RCN	EYB	AYB	Standard	0.47000	CREDENCE TO MARKET										
Con Ftg/Crawl	5.00	01	01	998	113	99.44	99241	1970	1939	% GOOD	53.0	DEPR. BUILDING VALUE - CARD 52,600										
Sub Floor System - 4		TYPE: SINGLE FAMILY RESIDENTIAL SFR CONSTRUCTION										DEPR. OB/XF VALUE - CARD 0										
Plywd/Ptl bd	8.00	STYLE: 1 - 1.0 Story										MARKET LAND VALUE - CARD 37,500										
Exterior Walls - 10												TOTAL MARKET VALUE - CARD 90,100										
Aluminum/Vinyl Siding	30.00											TOTAL APPRAISED VALUE - CARD 90,100										
Roofing Structure - 03												TOTAL APPRAISED VALUE - PARCEL 90,100										
Gable	7.00											TOTAL PRESENT USE VALUE - PARCEL 0										
Roofing Cover - 03												TOTAL VALUE DEFERRED - PARCEL 0										
Composition Shingle	4.00											TOTAL TAXABLE VALUE - PARCEL \$ 90,100										
Interior Wall Construction - 5												PERMIT										
Drywall/Sheetrock	21.00											CODE DATE NOTE NUMBER AMOUNT										
Interior Floor Cover - 09												ROUT: WTRSHD:										
Pine or Soft Woods	6.00											SALES DATA										
Heating Fuel - 03												OFF. RECORD DATE DEED TYPE Q/UV/I INDICATE SALES PRICE										
Gas	1.00											043720599 6 2020 GW* Q I 150000										
Heating Type - 04												021620488 6 2005 WD U V 0										
Forced Air - Ducted	4.00											004470697 WD U V 0										
Air Conditioning Type - 03												HEATED AREA 1,072										
Central	4.00											NOTES										
Bedrooms/Bathrooms/Half-Bathrooms												07ST#51207										
2/1/0	7.000																					
Bedrooms																						
BAS - 2 FUS - 0 LL - 0																						
Bathrooms																						
BAS - 1 FUS - 0 LL - 0																						
Half-Bathrooms																						
BAS - 0 FUS - 0 LL - 0																						
Office																						
BAS - 0 FUS - 0 LL - 0	0																					
TOTAL POINT VALUE	97.000																					
BUILDING ADJUSTMENTS																						
Market/Design	07	.10	1.1000																			
Quality	3	AVERAGE	1.0000																			
Size	Size	Size	1.0500																			
Construction Factor	05	1.00	1.0000																			
TOTAL ADJUSTMENT FACTOR	1.160																					
TOTAL QUALITY INDEX	113																					
SUBAREA																						
TYPE	GS AREA	%	RPL CS	CODE	QUALITY	DESCRIPTION	COUNT	LTH	WTH	UNITS	UNIT PRICE	COND	BLDG#	SIZE	FACT	AYB	EYB	ANN DEP	RATE	OVR	COND	OB/XF DEPR. VALUE
BAS	704	100	70006	TOTAL OB/XF VALUE 0																		
FEP	368	080	29235																			
FIREPLACE 1 - None 0																						
SUBAREA TOTALS				1,072		99,241																
BUILDING DIMENSIONS																						
BAS=W3N16W10S16W15S16E16S8E12N24Area:704;FEP=W15S16E15N16Area:240;FEP=S8E16N8W16Area:128;TotalArea:1072																						
LAND INFORMATION																						
HIGHEST AND BEST USE	USE CODE	LOCAL ZONING	FRONTAGE	DEPTH	DEPTH / SIZE	LND MOD	COND FACT	OTHER ADJUSTMENTS AND NOTES RF AC LC TO OT			ROAD TYPE	LAND UNIT PRICE	TOTAL LAND UNITS	UNT	TOTAL ADJUST	ADJUSTED UNIT PRICE	LAND VALUE	OVERIDE VALUE	LAND NOTES			
SFR	0100	R10	35	60	1.0000	0	0.5000	+00 +00 +00 +00 -50 SIZE			PS	75,000.00	1.000	LT	0.500	37,500.00	37500		0			
TOTAL MARKET LAND DATA																		37,500				
TOTAL PRESENT USE DATA																						



Click on image to enlarge

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2025. If not paid on or before January 5, 2026, interest will accrue at a rate of 2% for the month of January and .75% monthly thereafter.
 - **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
 - **FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, rents, income tax refunds, lottery winnings, levy on personal property, and foreclosure after January 5, 2026. Additional fees will apply for all actions taken.
 - **ONLINE PAYMENTS ARE ACCEPTED ON OUR WEBSITE AT WWW.BRUNSWICKCOUNTYNC.GOV**
 - Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.
- *Please see back for additional information.**

*****AUTO**ALL FOR AADC 283
17889464 2423-PTN 442 4 4 4

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361



			PARCEL NUMBER	BILL NUMBER
			237ED00401	067640
ACCOUNTNUMBER	BILLINGDATE	TAX YEAR	DUE DATE	DELINQUENTAFTER
80068626	07/07/25	2025	09/01/25	01/05/26
Property Description Physical 911 Address Personal Property Value Real Property Value Total Market Value L-PT 31 & 32 B-5 109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT 149,720 149,720				
			Exemption	
			Deferment	
			Total Taxable Value	149,720
TAXINGDISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	IMPORTANT NOTICE
BRUNSWICK COUNTY	0.3420	512.04	Brunswick County 2025 Approved Tax Levy Allocation General Government2.7% Central Services11.3% Public Safety21.1% Transportation0.1% Environmental Protection8.8% Economic Development1.6% Human Services7.6% Culture & Recreation2.9% Education43.9% Total100%	IF PRIOR YEAR TAXES DUE Prior year taxes are currently accruing interest monthly. Enforcement actions may already be in place. TAXES PAID BY MORTGAGE COMPANIES If your taxes are escrowed please check with mortgage company before paying.
DOSHER HOSP TAX	0.0400	59.89		
SOUTHPORT	0.3100	464.13		
SOUTHPORT FIRE		200.00		
TOTAL DUE		\$1,236.06		
			Please see back for additional information.	

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
FOR GENERAL QUESTIONS: CALL 910-253-2829, 1-800-527-9001 or visit www.brunswickcountync.gov
QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	TAX YEAR	BILL NUMBER
80068626	07/07/25	09/01/25	01/05/26	\$1,236.06	237ED00401	2025	067640
AMOUNT PAID							



STOP: If using your bank's bill payment service, remit to:
Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:

☐ Please check if a change of address or payment plan is updated on the back of coupon.

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335



BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2024. If not paid on or before Jan. 6, 2025, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
- **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
- **FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, rents, income tax refunds, lottery winnings, levy on personal property, and foreclosure after January 6, 2025. Additional fees will apply for all actions taken.
- **ONLINE PAYMENTS ARE ACCEPTED ON OUR WEBSITE AT WWW.BRUNSWICKCOUNTYNC.GOV**
- Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.

***Please see back for additional information.**

15818380 2423-PTN 168 4 5 5



HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361



			PARCEL NUMBER	BILL NUMBER
			237ED00401	065628
ACCOUNT NUMBER	BILLING DATE	TAX YEAR	DUE DATE	DELINQUENT AFTER
80068626	07/09/24	2024	09/01/24	01/06/25
Property Description	L-PT 31 & 32 B-5			
Physical 911 Address	109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT			
Personal Property Value			Exemption	
Real Property Value	153,720	Deferment		
Total Market Value	153,720	Total Taxable Value		153,720
TAXING DISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	IMPORTANT NOTICE
BRUNSWICK COUNTY	0.3420	525.72	Brunswick County 2024 Approved Tax Levy Allocation General Government 3.0% Central Services 11.5% Public Safety 20.6% Transportation 0.1% Environmental Protection 8.4% Economic Development 1.7% Human Services 8.4% Culture & Recreation 2.6% Education 43.7% Total 100%	<u>IF PRIOR YEAR TAXES DUE</u> Prior year taxes are currently accruing interest monthly. Enforcement actions may already be in place. <u>TAXES PAID BY MORTGAGE COMPANIES</u> Please forward this bill to your mortgage company if your taxes are escrowed. Please check with mortgage company before paying. Please see back for additional information.
DOSHER HOSP TAX	0.0400	61.49		
SOUTHPORT	0.3100	476.53		
SOUTHPORT FIRE		200.00		
TOTAL DUE		\$1,263.74		

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
FOR GENERAL QUESTIONS: CALL 910-253-2829, 1-800-527-9001 or visit www.brunswickcountync.gov
QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	TAX YEAR	BILL NUMBER
80068626	07/09/24	09/01/24	01/06/25	\$1,263.74	237ED00401	2024	065628
AMOUNT PAID							



Please use coupon on back for address change.

If using your bank's bill payment service, remit to:
Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335



20240656280000000000001263747

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2023. If not paid on or before Jan. 5, 2024, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
- **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
- **FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, rents, income tax refunds, lottery winnings, levy on personal property, and foreclosure after January 5, 2024. Additional fees will apply for all actions taken.
- **ONLINE PAYMENTS ARE ACCEPTED ON OUR WEBSITE AT WWW.BRUNSWICKCOUNTYNC.GOV**
- Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.

***Please see back for additional information.**

13875771 2423-PTN 1714 5 5



HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361



			PARCEL NUMBER	BILL NUMBER																				
			237ED00401	063707																				
ACCOUNTNUMBER	BILLINGDATE	TAX YEAR	DUE DATE	DELINQUENTAFTER																				
80068626	07/21/23	2023	09/01/23	01/05/24																				
Property Description Physical 911 Address Personal Property Value Real Property Value Total Market Value L-PT 31 & 32 B-5 109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT 153,720 153,720 Exemption Deferment Total Taxable Value 153,720																								
TAXINGDISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	IMPORTANT NOTICE																				
BRUNSWICK COUNTY	0.3420	525.72																						
DOSHER HOSP TAX	0.0400	61.49	Brunswick County 2023 Approved Tax Levy Allocation <table><tr><td>General Government</td><td>2.9%</td></tr><tr><td>Central Services</td><td>11.2%</td></tr><tr><td>Public Safety</td><td>21.8%</td></tr><tr><td>Transportation</td><td>0.1%</td></tr><tr><td>Environmental Protection</td><td>8.4%</td></tr><tr><td>Economic Development</td><td>1.6%</td></tr><tr><td>Human Services</td><td>6.8%</td></tr><tr><td>Culture & Recreation</td><td>2.7%</td></tr><tr><td>Education</td><td>44.5%</td></tr><tr><td>Total</td><td>100%</td></tr></table>		General Government	2.9%	Central Services	11.2%	Public Safety	21.8%	Transportation	0.1%	Environmental Protection	8.4%	Economic Development	1.6%	Human Services	6.8%	Culture & Recreation	2.7%	Education	44.5%	Total	100%
General Government	2.9%																							
Central Services	11.2%																							
Public Safety	21.8%																							
Transportation	0.1%																							
Environmental Protection	8.4%																							
Economic Development	1.6%																							
Human Services	6.8%																							
Culture & Recreation	2.7%																							
Education	44.5%																							
Total	100%																							
SOUTHPORT	0.2750	422.73																						
SOUTHPORT FIRE		200.00																						
TOTAL DUE		\$1,209.94	Please see back for additional information.																					

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
 FOR GENERAL QUESTIONS: CALL 910-253-2829, 1-800-527-9001 or visit www.brunswickcountync.gov
 QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	TAX YEAR	BILL NUMBER
80068626	07/21/23	09/01/23	01/05/24	\$1,209.94	237ED00401	2023	063707
				AMOUNT PAID			



Please use coupon on back for address change.

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 Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335



BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2022. If not paid on or before Jan. 5, 2023, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
- **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
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- Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.

***Please see back for additional information.**

12090966-65888-1 4 5 65888 2 AV 0.426 216



HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

			PARCELNUMBER	BILL NUMBER
			237ED00401	062598
ACCOUNTNUMBER	BILLINGDATE	TAX YEAR	DUE DATE	DELINQUENTAFTER
80068626	07/05/22	2022	09/01/22	01/05/23
Property Description L-PT 31 & 32 B-5 Physical 911 Address 109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT Personal Property Value Real Property Value 90,100 Total Market Value 90,100				
			Exemption Deferment	
			Total Taxable Value	90,100
TAXINGDISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	
BRUNSWICK COUNTY	0.4850	436.99	Brunswick County 2022 Approved Tax Levy Allocation General Government 2.9% Central Services 11.2% Public Safety 21.7% Transportation 0.1% Environmental Protection 8.5% Economic Development 1.5% Human Services 7.5% Culture & Recreation 2.6% Education 44.0% Total 100.0%	
DOSHER HOSP TAX	0.0400	36.04		
SOUTHPORT	0.3956	356.44		
SOUTHPORT FIRE		200.00		
TOTAL DUE		\$1,029.47	IMPORTANT NOTICE IF PRIOR YEAR TAXES DUE Prior year taxes are currently accruing interest monthly. Enforcement actions may already be in place. TAXES PAID BY MORTGAGE COMPANIES Please forward this bill to your mortgage company if your taxes are escrowed. Please check with mortgage company before paying. Please see back for additional information.	

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
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QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	TAX YEAR	BILL NUMBER
80068626	07/05/22	09/01/22	01/05/23	\$1,029.47	237ED00401	2022	062598
				AMOUNT PAID			



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Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:



BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2021. If not paid on or before Jan. 5, 2022, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
- **PAYMENT PLANS ARE AVAILABLE - See back of bill for coupon.**
- **FAILURE TO PAY:** Delinquent taxes are subject to garnishment of wages, attachment of bank accounts, rents, income tax refunds, lottery winnings, levy on personal property, and foreclosure after January 5, 2022. Additional fees will apply for all actions taken.
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***Please see back for additional information.**

10484589-59932-1 4 6 59932 3 AV 0.398 322



HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

			PARCEL NUMBER	BILL NUMBER
			237ED00401	062264
ACCOUNT NUMBER	BILLING DATE	TAX YEAR	DUE DATE	DELINQUENT AFTER
80068626	07/01/21	2021	09/01/21	01/05/22
Property Description L-PT 31 & 32 B-5 Physical 911 Address 109 E. OWENS ST SOUTHPORT 28461 SOUTHPORT Personal Property Value Real Property Value 90,100 Total Market Value 90,100				
			Exemption Deferment	
			Total Taxable Value	90,100
TAXING DISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	
BRUNSWICK COUNTY	0.4850	436.99	Brunswick County 2021 Approved Tax Levy Distribution General Government 4.0% Central Services 10.3% Public Safety 21.1% Transportation 0.1% Environmental Protection 8.4% Economic Development 1.8% Human Services 6.6% Culture & Recreation 2.8% Education 44.9% Total 100.0%	
DOSHER HOSP TAX	0.0400	36.04		
SOUTHPORT	0.2956	266.34		
SOUTHPORT FIRE		137.50		
TOTAL DUE		\$876.87	IMPORTANT NOTICE TAXES PAID BY MORTGAGE COMPANIES If your mortgage company escrows your taxes, please DO NOT pay this bill, instead forward this bill to their office. Mortgage companies typically distribute payments from escrow accounts in November and December. The taxpayer is responsible for ensuring that the payment is made. You can check on our website to see if your taxes have been satisfied. Thank you. Please see back for additional information.	

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
FOR GENERAL QUESTIONS: CALL 910-253-2829, 1-800-527-9001 or visit www.brunswickcountync.gov
QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	TAX YEAR	BILL NUMBER
80068626	07/01/21	09/01/21	01/05/22	\$876.87	237ED00401	2021	062264
				AMOUNT PAID			



Please use coupon on back for address change.

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Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:



BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335

HATEM JOSEPH P ETUX
HATEM ANITA L
610 W BROWN ST APT A
SOUTHPORT NC 28461-3361

20210622640000000000000000876872

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 29
BOLIVIA NC 28422-0029

FORWARDING SERVICE REQUESTED



BRUNSWICK COUNTY TAX NOTICE

- **DUE DATE:** Property taxes are due and payable September 1, 2020. If not paid on or before Jan. 5, 2021, interest will accrue at a rate of 2% for the month of January and 3/4% monthly thereafter.
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- **Taxpayer may appeal the value, situs, or taxability of Personal Property within 30 days of the date of this notice.**

***Please see back for additional information.**

9017395-9045-1 1 2 9045 1 AV 0.389 43



PLEASANT OAKS LLC
% MARTHA STEIN
2203 MARLWOOD DR
WILMINGTON NC 28403-6029

			PARCEL NUMBER	BILL NUMBER
			237ED00401	20112472
ACCOUNT NUMBER	BILLING DATE	TAX YEAR	DUE DATE	DELINQUENT AFTER
30871650	07/08/20	2020	09/01/20	01/05/21
Property Description Physical 911 Address Personal Property Value Real Property Value Total Market Value L-PT 31 & 32 B-5 109 E. OWENS ST SP 90,100 90,100				
			Exemption	
			Deferment	
			Total Taxable Value	90,100
TAXING DISTRICT	RATE PER \$100 VALUE	AMOUNT BILLED	HOW YOUR BRUNSWICK COUNTY PROPERTY TAX DOLLAR IS SPENT	IMPORTANT NOTICE
BRUNSWICK COUNTY	0.4850	436.99	Brunswick County 2020 Approved Tax Levy Distribution General Government Central Services Public Safety Transportation Environmental Protection Economic Development Human Services Culture & Recreation Education Total 4.1% 10.3% 20.7% 0.1% 8.7% 1.9% 6.9% 2.3% 45.0% 100.0%	TAXES PAID BY MORTGAGE COMPANIES If your mortgage company escrows your taxes, please DO NOT pay this bill, instead forward this bill to their office. Mortgage companies typically distribute payments from escrow accounts in November and December. The taxpayer is responsible for ensuring that the payment is made. You can check on our website to see if your taxes have been satisfied.
DOSHER HOSP TAX	0.0400	36.04		
SOUTHPORT	0.2956	266.34		
SOUTHPORT FIRE		137.50		
TOTAL DUE				
			Please see back for additional information.	

OFFICE HOURS: 8:30 AM - 5:00 PM, MONDAY - FRIDAY. WHEN CALLING PLEASE HAVE YOUR ACCOUNT NUMBER AVAILABLE!
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 QUESTIONS CONCERNING PAYMENT: CALL COLLECTIONS 910-253-2729, 1-800-222-0593.

DETACH AND RETURN BOTTOM PORTION WITH YOUR PAYMENT

ACCOUNT NUMBER	BILLING DATE	DUE DATE	DELINQUENT AFTER	TOTAL AMOUNT DUE	PARCEL NUMBER	BILL NUMBER
30871650	07/08/20	09/01/20	01/05/21	\$876.87	237ED00401	20112472
AMOUNT PAID						



Please use coupon on back for address change.

If using your bank's bill payment service, remit to:
 Brunswick County Revenue, PO Box 29, Bolivia, NC 28422.

MAKE CHECK PAYABLE & REMIT TO:

PLEASANT OAKS LLC
% MARTHA STEIN
2203 MARLWOOD DR
WILMINGTON NC 28403-6029

BRUNSWICK COUNTY REVENUE DEPT
PO BOX 580335
CHARLOTTE NC 28258-0335

20201124720000000000000000876874



County of Brunswick
OFFICE OF THE TAX ADMINISTRATOR
PO Box 269, BOLIVIA, NC 28422
910-253-2829 TELEPHONE
910-253-2861 FAX

JEFFERY P NIEBAUER
TAX ADMINISTRATOR

TONY MASIERO
ASSIST TAX ADMINISTRATOR

MELINDA ORE
DEPUTY TAX COLLECTOR

December 10, 2020

Joseph P. Hatem and wife Anita L. Hatem
7007 Robert Ruark Dr.
Southport, NC 28461

Re: Deed Book 4372 Page 599

To Whom It May Concern:

After careful review of the instrument mentioned above, I have found conflict with the ownership interest in the parcel as described in said deed.

It was the intent of said deed to combine part of the 10' ally with parcel 237ED00401.

However, before property can be combined in our tax data, all parcels to be combined must share the same ownership interest for tax purposes. It appears that the 10' ally would need to be closed by the City of Southport before any portion thereof could be combined with adjoining properties.

You will find a copy of our current GIS mapping and a copy of said deed included with this letter.

Please feel free to call with any questions, or if I have looked over any valuable information. You can reach me directly at 910-253-2401 or our main GIS number 910-253-2390.

Thank you for your time, and sorry for any inconvenience this may have caused.

Sincerely,

Gina G. Hines
GIS-Land Records Mapping Supervisor
Brunswick County GIS-LR



Parcel# 237 E D013

Prepared by: Geddings & Kleva, PLLC

STATE OF NORTH CAROLINA

COUNTY OF BRUNSWICK

DECLARATION OF WITHDRAWAL

This DECLARATION OF WITHDRAWAL INSTRUMENT, made and entered into this the 29th day of October, 2024, by David M. Anderson and Kimberly S. Anderson, 818 Elizabeth Drive, Oak Island, North Carolina 28465, hereinafter "Owners";

WITNESSETH

THAT WHEREAS, David M. Anderson and Kimberly S. Anderson are the owners of a parcel of real property that is a part of the Smith and Weeks Addition, hereinafter "the Property", located within the City of Southport, Brunswick County, North Carolina and more particularly described as follows:

BEING all of Lot A, as shown on plat recorded in Map Book 116, Page 98, Brunswick County Registry, consisting of Lots 13 and 12 and 1/2 of Lot 11, Block 5, Smith & Weeks Addition to the City of Southport.

AND WHEREAS a certain alleyway, hereinafter "Alley" is described in the legal description for Block 5 of the Smith and Weeks Addition to the city of Southport, running through the center of said block in a north to south direction with a width of approximately ten (10) feet;

AND WHEREAS, said Owners are now the owners in fee simple of all the right, title and interest in said portion of land within the Alley that is adjacent to the Owner's property;

AND WHEREAS said Alley has not been used by the public and has been abandoned by the public for any purposes for which the same might have been dedicated, and NCGS Section 136-96 provides that any strip or parcel of land which has not been actually opened and used by the public within fifteen (15) years from the and after the dedication thereof shall be conclusively presumed to have been abandoned by the public and may be withdrawn by said Owner.

AND WHEREAS said Alley is not necessary to afford ingress or egress to any other lot or parcel of land located in Block 5 of the Smith and Weeks Addition to the City of Southport;

AND WHEREAS said Owners of said Property are desirous of forever withdrawing that portion of said Alley that is adjacent to the owner's property from the use of the public in general and the use of any private individual pursuant to the provisions contained in NCGS Section 136-96;

NOW THEREFORE, said Owners pursuant to the provisions of NCGS Section 136-96, and by virtue of the authority contained therein, do hereby declare that a portion of said Alley adjacent to the Owner's property shall be and that the same is hereby withdrawn forever from any public or private use now or at any time in the future for which the same was heretofore offered for dedication; and that the Owners do aver that the portion of the Alley adjacent to the Owner's property shall be and the same shall remain their private property, and the title to the same shall vest in them in fee simple pursuant to NCGS Section 136-96 without any further claim or right from the public or any person or legal entity.

IN WITNESS WHEREOF, said Owners have hereunto subscribed their name and affixed their seal pursuant to NCGS Section 136-96 this the day and year first above written.

David M. Anderson (SEAL)
David M. Anderson

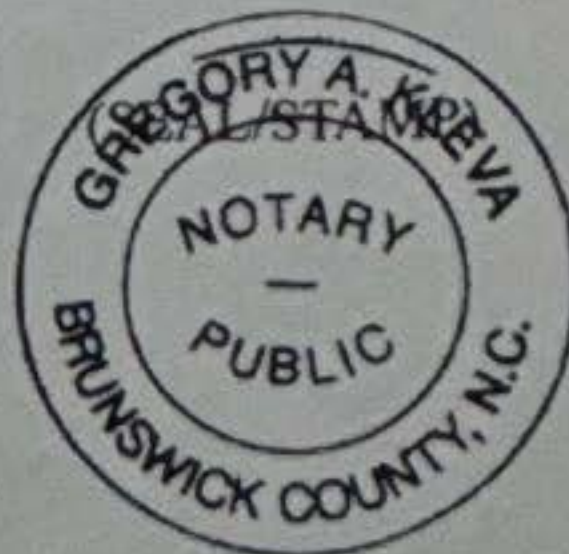
Kimberly S. Anderson (SEAL)
Kimberly S. Anderson

STATE OF NORTH CAROLINA
COUNTY OF Brunswick

I, the undersigned Notary Public of the County and State aforesaid, certify that **David M. Anderson and Kimber S. Anderson** personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed.

WITNESS my hand and official seal or stamp this the 29th day of OCTOBER, 2024.

[Signature]
Notary Public
My Commission Expires: 3/28/2026





Brunswick County Tax Office

Phone: 910.253.2829

Fax: 910.253.2861

Email: taxadmin@brunswickcountync.gov

Website: brunswickcountync.gov

Mailing Address: PO Box 269, Bolivia, NC 28422

December 09, 2024

Mr. and Mrs. Anderson
818 ELIZABETH DR
OAK ISLAND NC 28465-8039
Re: Deed 5259-1197 Declaration of Withdrawal

To Whom It May Concern:

After careful review of the instrument mentioned above, I have found conflict with the ownership interest in the parcel as described for withdrawal.

It was the intent of said Deed to withdraw part of the alleyway that is adjacent to parcel 237ED013.

Before this entity can be withdrawn in our mapping and tax information, the current owners, being you guys, must have conveyance of the part of the alleyway you are trying to withdraw before this can be processed. Meaning you must own part of the alleyway before it can be closed.

You will find a copy of our current GIS mapping and a copy of the recorded deed included with this letter. Please feel free to call with any questions, or if I have looked over any valuable information. You can reach me directly at 910-253-2393 or our main Land Records number 910-253-2390.

Thank you for your time, and sorry for any inconvenience this may have caused.

Sincerely,

Peyton C. Phillips
GIS-Land Records Cartographic Tech
Brunswick County GIS-LR
910-253-2393

Book Page
1175 1123

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

FILED
BRUNSWICK COUNTY NC
By.
10/10/97 9:53 AM
ROBERT J. ROBINSON
Register Of Deeds

ORDER

THAT WHEREAS, G.S. 160A-299 requires that when a city proposes to permanently close any street or public alley that the Board of Aldermen adopt a resolution declaring its intent to close said street or alley and calling for a public hearing on the question; and

WHEREAS, G.S. 160A-299 further requires that the resolution to close the street or alley be published once a week for four successive weeks prior to the date of said hearing, that a copy thereof be sent by registered or certified mail to all owners of property adjoining the portion of the street or alley to be closed, and that notice of the closing and public hearing be prominently posted in at least two places along the street or alley to be closed; and

WHEREAS, on September 11, 1997, the Board of Aldermen of the City of Southport passed a resolution proposing to close the public alley running parallel to and between Howe Street and Atlantic Avenue from Owens Street to Leonard Street and calling for a public hearing on said question; and

WHEREAS, the City of Southport has complied with all requirements of G.S. 160A-299, including the holding of the public hearing and the giving of all required notice; and

WHEREAS, no portion of the street or alley to be closed is under the authority or control of the Board of Transportation; and

WHEREAS, adjoining property owners and other persons were heard on the question of whether the closing would be detrimental to the public interest and the property rights of any individual; and

WHEREAS, it appears to the satisfaction of the Board of Aldermen after the hearing that the closing of this alley is not contrary to the public interest and that no individual owning property in the vicinity of the alley or area in which it is located would be deprived of reasonable means of ingress and egress to their property and that the portion of said alley described above should be closed;

Document #
0000009

RET M. L. Lumber
TOTAL 10.00 REV TC 116979
REC# 28 CK AMT 200 CK# 200
CASH REF BY RJ

Book Page
1175 1124

NOW, THEREFORE, IT IS HEREBY ORDERED pursuant to G.S. 160A-299 as follows:

1. That the public alley running parallel to and between Howe Street and Atlantic Avenue from Owens Street to Leonard Street in the City of Southport is hereby closed as a public alley.
2. That the City of Southport hereby reserves and retains all right, title and interest in the utility improvements in said alley and further reserves and easement to maintain said utilities located in said alley.

This the 9th day of October, 1997.



CITY OF SOUTHPORT

By: William B. Howe
Mayor

STATE OF NORTH CAROLINA

COUNTY OF BRUNSWICK

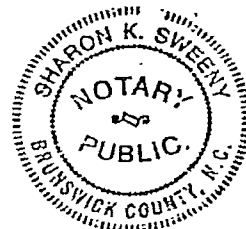
I, Sharon K. Sweeney, a Notary Public in and for the state and county aforesaid, do hereby certify that James C. Brown personally came before me this day and acknowledged that he is Clerk of the City of Southport and that by authority duly given and as the act of the City of Southport, the foregoing instrument was signed in its name by its Mayor, sealed with its municipal seal, and attested by himself as its clerk.

WITNESS my hand and official seal this the 4th day of October, 1997.

Sharon K. Sweeney
Notary Public

My Commission expires:

3/30/2002





Coates' Canons NC Local Government Law

Can We Close That Old Street Right-of-Way?

Published: 12/08/14

Author: Adam Lovelady

Decades ago, a landowner recorded a plat to divide his tract of land into lots and streets. The lots were sold and developed with houses. Most of the streets were constructed and opened as public streets. But there is an undersized and un-used alley running behind a block of houses. And, across the side of one large lot, there is a portion of street right-of-way that was never constructed and is not needed for access. Can the town close these old rights-of-way? Can the property owners?

This blog explores the rights and procedures involved in closing easements and rights-of-way.

Municipal Procedure

Under G.S. 160A-299, a municipality may permanently close a street or public alley within the municipal limits or extraterritorial jurisdiction. This applies to streets and alleys that have been opened and maintained as public, as well as property that was offered for dedication to the public by plat but never accepted or maintained by the municipality (provided that dedicator rights to withdraw a dedication under G.S. 136-96 are preserved).

First, the council must adopt a resolution declaring its intent to close the public way and calling a public hearing on the proposed closing. Proper notice must include:

- Publication of the resolution once a week for four successive weeks prior to the hearing;
- Registered or certified mail notice to owners of property adjoining the public way;
- Posted notice of the proposed closing in at least two places along the public way; and
- If the right-of-way is under the control of the NC Department of Transportation (NCDOT), mailed notice to NCDOT.

Any person may speak at the public hearing concerning whether closing the street or alley is detrimental to the public interest. Council may adopt an order closing the street or alley if council is satisfied “that closing the street or alley is not contrary to the public interest, and that no

individual owning property in the vicinity of the street or alley or in the subdivision in which it is located would thereby be deprived of reasonable means of ingress and egress to his property.” For NCDOT-controlled streets or alleys, NCDOT must consent to the closing.

The city may reserve rights for utility easements and improvements within the closed street or alley for itself or for private utilities that have a utility agreement or franchise with the city at the time of the street closing.

The order closing the street or alley must be recorded with the register of deeds. Upon closing, the right-of-way is presumed to vest in the adjoining property owners, each taking property from the centerline to their respective boundary. If the owners want to divide the right-of-way differently, the recorded plat must show that they all agree to that division. In some cases, the vesting of former right-of-way may add significant area to adjoining lots and may increase the density or scope of development for that property.

Any person aggrieved by the street closing has 30 days to appeal. “Person aggrieved” is not defined for the road closure statute, but the court of appeals has used the standard from zoning board of adjustment cases as a guide for street closure standing. For those zoning appeals, an “aggrieved party” is “one who can either show an interest in the property affected, or if the party is a nearby property owner, some special damage, distinct from the rest of the community, amounting to a reduction in the value of his property.” Under this interpretation, the fact that someone is a taxpayer in town does not qualify that person as an aggrieved party. Moreover, owning property three blocks away is insufficient for standing to appeal a road closure. *Cox v. Town of Oriental*, 759 S.E.2d 388 (N.C. Ct. App. 2014).

County Procedure

Under G.S. 153A-241, counties have authority similar to municipalities, but the county authority is limited in scope. A county may permanently close any public road or easement within the county jurisdiction, except those within a municipality or under the control and supervision of NCDOT. So what does that leave for the county? This provision appears to allow for counties to close paper streets—those streets shown on a plat as public but never constructed and opened. Additionally,

these provisions may authorize the county to close streets in a town's extraterritorial jurisdiction that have been accepted and maintained by the town under G.S. 160A-374. In this situation, the city and county authority for street closure overlaps.

The county authority to close streets also is limited in applicability. Municipal authority extends to any street offered for dedication to the public, even if it has not been accepted by the public. County authority, in contrast, only allows for closing rights-of-way and easements that have been accepted by the public.

Similar to the municipal process for closing streets and alleys, the county commission must "first adopt a resolution declaring its intent to close the public road or easement and calling a public hearing on the question." Notice of the intent and public hearing must include:

- Published notice once a week for three successive weeks;
- Registered or certified mail notice to owners of property adjoining the public road or easement who did not request the closure; and
- Posted notice of the proposed closing in at least two places along the public way.

The hearing procedures and standards outlined at G.S. 153A-241 are comparable to those required for municipalities. Upon closing, the right-of-way or easement vests in the adjoining property owners, each taking property from the centerline to their respective boundary. Such a property interest, however, "remains subject to any public utility use or facility located on, over, or under the road or easement" until the landowner pays the utility the reasonable costs of removal and relocation.

Private Withdrawal

Under certain circumstances a dedication that has not been opened and used may be withdrawn by private parties.

If property dedicated for a street is not actually opened and used by the public within 15 years of dedication, the dedication is presumed abandoned and certain property owners may withdraw the dedication. G.S. 136-96. The dedicator or an individual claiming rights under the dedicator must record with the register of deeds a declaration withdrawing the dedicated property. There are limitations, however. Where dedicated property is necessary "to afford convenient ingress or egress

to any lot or parcel of land sold and convey by the dedicator,” the dedication may not be abandoned and withdrawn. Additionally, property dedicated to be part of a future street shown on an adopted street plan pursuant to G.S. 136-66.2 may not be abandoned and withdrawn.

The right to withdraw is not enjoyed generally by lot purchasers. The statute authorizes withdrawal by “the dedicator or some one or more of those claiming under him.” Those claiming rights under the dedicator will depend upon the rights conveyed to lot purchasers and the organizational structure of the developer and/or homeowners association. In one case, the court of appeals found that because the dedicator was an individual and retained fee interest in the streets, the individual lot owners only had an easement and could not withdraw the dedication of the underlying fee interest. *Town of Atl. Beach v. Tradewinds Campground, Inc.*, 97 N.C. App. 655, 389 S.E.2d 276 (1990). By contrast, if the dedicator had been a corporation that became defunct, then the lot owners may have had more rights under G.S. 136.96.

If a dedicator or successor withdraws a dedication of property, a municipality may preserve public and private utility easements. G.S. 160A-299(g). Prior to recording of a map, plat, or declaration of withdrawal, the city must hold a public hearing and declare its intent to retain the easements. The city must provide certified or registered mail notice to the withdrawing party at least five days prior to a public hearing. After the public hearing, city council must “approve a ‘declaration of retention of utility easements’ specifically describing such easements.” The declaration of retention, then, must be recorded with the withdrawal and shown on any map or plat of withdrawal.

Private Rights

It is worth noting that even if a public right-of-way is closed or withdrawn, private rights for the use of that property may still apply. In *Stephens v. Dortch*, for example, a property owner sought to withdraw dedication of a certain segment of street from an old subdivision. Neighbors objected. The court upheld the withdrawal of dedication, as the area was never accepted by a government entity for maintenance nor used by the general public, but the court also found that neighbors had an easement appurtenant (and more rights than the general public). 148 N.C. App. 509, 510, 558 S.E.2d 889, 890 (2002).

Conclusion

So, a town may permanently close streets and alleys—even if they were not opened or formally

accepted. Counties have similar authority, but the scope of that authority is limited. And, certain subdividers of land and other dedicators have certain rights to withdraw a street dedication if the street was not opened and used within 15 years of its dedication.

Going back to the example from the start, can the town or owners close the rights-of-way? First, consider the alley running behind the houses. Apparently it was opened and used by the public at some point, so private withdrawal is not available. However, the owners may request that the town close the alley. If the town followed the proper procedure and made the requisite findings under G.S. 160A-299, it could close the alley, if it desired. What about the un-opened street? The property owner possibly may seek withdrawal, but it will depend on the rights of that owner under the original dedicator. Alternatively, the town could initiate a closure under G.S. 160A-299. Again, if the town followed the proper procedure and made the requisite findings, it could formally close the unopened street.

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§ 136-96. Road or street not used within 15 years after dedication deemed abandoned; declaration of withdrawal recorded; joint tenants or tenants in common; defunct corporations.

(a) Every strip, piece, or parcel of land that has been at any time dedicated to public use as a road, highway, street, avenue, or for any other purpose whatsoever, by a deed, grant, map, plat, or other means, and that has not been actually opened and used by the public within 15 years after its dedication is conclusively presumed to have been abandoned by the public for the purposes for which it was dedicated; and no person shall have any right or cause of action thereafter to enforce any public or private easement in the land.

(b) Notwithstanding subsection (a) of this section, no abandonment of any public or private right or easement shall be presumed until the dedicator or a person claiming under the dedicator files or causes to be recorded in the register's office of the county where the land lies a declaration withdrawing the strip, piece, or parcel of land from the public or private use to which it was dedicated.

(c) When the fee simple title is vested in tenants in common or joint tenants of any land embraced within the boundaries of a road, highway, street, avenue, or other land dedicated for any public purpose whatsoever, as described in this section, any one or more of the cotenants, on the cotenant's behalf and on behalf of the other cotenants, may execute and cause to be registered in the office of the register of deeds of the county where the land is situated the declaration of withdrawal provided for in this section. Under Chapter 46A (Partition) of the General Statutes and Article 29A (Judicial Sales) of Chapter 1 of the General Statutes, and on petition of any one or more of the cotenants, the land thereafter may be partitioned by sale only as between or among the cotenants, irrespective of who may be in actual possession of the land. In the partition proceeding, any cotenant may object to the withdrawal certificate and the court shall thereupon order the certificate cancelled of record.

(d) When any corporation has dedicated any strip, piece, or parcel of land in the manner set out in this section, and the dedicating corporation is no longer in existence, the corporation is conclusively presumed to have no further right, title, or interest in the land, regardless of the provisions of conveyances from the corporation, or those holding under the corporation, retaining title and interest in the land. The right, title, and interest in the land is conclusively presumed to be vested in those persons owning lots or parcels of land adjacent to it, subject to the provisions of this section.

(e) This section does not apply in any of the following circumstances:

- (1) When the continued use of any strip of land dedicated for street or highway purposes is necessary to afford convenient ingress or egress to any lot or parcel of land sold and conveyed by the dedicator of the street or highway.
- (2) When the public dedication is part of a future street shown on the street plan adopted pursuant to G.S. 136-66.2. Upon request, a city shall adopt a resolution indicating that the dedication described in the proposed declaration of withdrawal is or is not part of the street plan adopted under G.S. 136-66.2. This resolution shall be attached to the declaration of withdrawal and shall be registered in the office of the register of deeds of the county where the land is situated. (1921, c. 174; C.S., ss. 3846(rr), 3846(ss), 3846(tt); 1939, c. 406; 1953, c. 1091; 1957, c. 517; 1987, c. 428, s. 1; 2020-23, s. 16.)