

NORTH CAROLINA  
  
FORSYTH COUNTY  
COUNTY OF FORSYTH

IN THE GENERAL COURT OF JUSTICE  
DISTRICT COURT DIVISION  
BEFORE THE CLERK  
FILE NO.: 23 M 994

Plaintiff,

vs.

NOTICE OF  
EXECUTION SALE

ALLEN WAYNE BUILDERS, L.L.C. F/K/A BRADLEY'S HOME CONSTRUCTION,  
LLC,*et. al.*

Defendants.

By virtue of an execution directed to the undersigned from the Clerk of Superior Court of Forsyth County in the action entitled COUNTY OF FORSYTH, Plaintiff, vs. ALLEN WAYNE BUILDERS, L.L.C. F/K/A BRADLEY'S HOME CONSTRUCTION, LLC,*et. al.*, Defendants, I will, on April 17, 2024, at 12:00 PM, at the Forsyth County courthouse door, in Winston-Salem, North Carolina, sell the real property described below to the highest bidder for cash to satisfy the execution on that real property.

The execution was issued pursuant to a judgment entered on the 28th day of July, 2023 in the office of the Clerk of the Superior Court for Forsyth County.

All that certain lot or parcel of land in Forsyth County, North Carolina and being more particularly described as follows:

A tract or parcel of land in Forsyth County, North Carolina, in Tax Block 5641E, and bounded as follows:

Being all of Lot 22 of Sedge Lake Garden, Section One, a plat of which is recorded in Plat Book 32, at page 2, in the Forsyth County Registry of Deeds.

Together with and subject to an easement recorded in Deed Book 1614, page 1615, Forsyth County Registry.

Subject to restrictive covenants, easements, and rights-of-way of record.

Parcel Number: 6865-80-4706.000

The sale will be made subject to all outstanding taxes and all local improvement assessments against the above-described property not included in the judgment in the above-entitled cause.

The highest bidder at public sale shall be required to pay IN FULL the amount of the successful bid at the conclusion of the execution sale (subject to the confirmation of the sale as by law provided). The successful bid amount shall be paid in cash or certified funds (payable to the Forsyth County Sheriff's Department). The Sheriff's office may, in its discretion, determine and allow a reasonable time within which to deliver the successful bid amount to that office. The successful bidder shall also be responsible for the payment of any excise/transfer taxes due to the Register of Deeds office, and all recording fees at the appropriate time.

In accordance with G.S. 105-375(i), this Notice of Sale has been sent to the taxpayer and any lienholder(s) of record by first-class and certified mail, return receipt requested, and has been posted on the property. The Notice of Sale will be published as required by G.S. 1-339.52.

This the 11th day of March, 2024.



Bobby F. Kimbrough, Jr.  
SHERIFF OF FORSYTH COUNTY  
By Corporal B. E. Emilson

Publication dates: 04/04/2024, 04/11/2024