



**Mecklenburg County  
Sheriff's Office**

**Irwin H. Carmichael**  
Sheriff  
**Rodney M. Collins**  
Chief Deputy Sheriff  
**Thomas M. Plummer**  
Chief Deputy Sheriff

700 East Fourth Street  
Charlotte, NC 28202  
T 704-336-2543

STATE OF NORTH CAROLINA  
COUNTY OF MECKLENBURG  
**BRANCH B&T CO**

IN THE GENERAL COURT OF JUSTICE

# NOTICE

of

# SALE

REAL PROPERTY  
14CVS000581

-VS-

**MOHAMMAD HOSSEINI**  
**4000 WATERFORD DR.**  
**CHARLOTTE, NC 28277**

Under and by virtue of and pursuant to an Execution directed to the undersigned Sheriff of Mecklenburg County, NC, from the Clerk of Superior Court of Mecklenburg County, NC, in the above entitled action, I, Irwin Carmichael, Sheriff of Mecklenburg County, NC, will on Monday, 07 August, 2017 at 12:00 PM at the Mecklenburg County Courthouse, Charlotte, NC sell to the highest bidder for cash, at Public Auction, to satisfy said Process all rights, title, and interest which the above named defendant(s) have in and to the following described property:

## **2215 WEST BOULEVARD, CHARLOTTE, NC 28208**

Place of Sale: **Mecklenburg County Courthouse, 832 East Fourth Street, Charlotte, NC 28202**

Time of Sale: **12:00 PM Monday, 07 August, 2017**

Terms of Sale: **HIGHEST BIDDER FOR CASH, SUBJECT TO ANY MORTGAGES, LIENS, AND TAXES AND ANY OTHER ENCUMBRANCES AND/OR RESTRICTIONS WHATSOEVER THAT MAY BE OWED ON PROPERTY BY THE CURRENT OR FORMER OWNER(S) OF THE PROPERTY, OR WHICH OTHERWISE ENCUMBER/RESTRICT THE PROPERTY. BIDDERS ARE CAUTIONED THAT IT IS VERY LIKELY THAT THIS PROPERTY IS SUBJECT TO EXISTING LIENS, ENCUMBRANCES, AND RESTRICTIONS THAT ARE NOT EXTINGUISHED BY AN EXECUTION SALE, MEANING THAT THE PROPERTY REMAINS SUBJECT TO SUCH LIENS, ENCUMBRANCES, AND RESTRICTIONS AFTER THE EXECUTION SALE. THE PROPERTY MAY BE SUBJECT TO DEBT AND CONDITIONS UNACCEPTABLE TO YOU. ALL BIDDERS ARE ADVISED TO DO A COMPLETE TITLE SEARCH ON THIS PROPERTY PRIOR TO ENTERING A BID. THE MECKLENBURG COUNTY SHERIFF'S OFFICE, THE SHERIFF AND MECKLENBURG COUNTY MAKE NO REPRESENTATION OR WARRANTY OF ANY KIND OR NATURE WITH REGARD TO TITLE TO OR THE SUITABILITY FOR ANY PURPOSE OR THE CONDITION OF THIS PROPERTY.**

This the 19 day of July, 2017.



Irwin Carmichael, Sheriff  
Mecklenburg County

*K.F. Williams x1633*

K.F. Williams, Corporal  
Mecklenburg County Sheriff's Office  
Office: 980-314-5976  
Cell: 704-619-6867

2215 WEST BOULEVARD, CHARLOTTE, NC 28208

PARTS OF LOTS 1, 2, 3, 4, 5, 6, 12, 14, 38 & 39

BLOCK A, REID PARK, MAP BOOK 5, PAGE 163

LYING AND BEING in the City of Charlotte, County of Mecklenburg, in the southeastern quadrant formed by the intersection of West Boulevard and Reid Avenue, and being more particularly described as follows: BEGINNING at a point marked by an iron pin in the southern margin of the West Boulevard right-of-way, said point lying N89-30W 150.00 feet from the intersection of the southern margin of the West Boulevard right-of-way and the western margin of Ross Avenue, thence, with the western margin of Ross Avenue, thence, with the western margin of property conveyed to Crown Castle south, Inc. by deed recorded in Book 12560 at page 812 in the Mecklenburg County Registry, S03-30E 148.40 feet to a point marked by an iron pin; thence, with southern margin of the last-referenced property. S89-27-34E 75.20 feet to a point marked by an iron pin; thence, with the southern margin of property conveyed to Hassan A. Mohammed by deed recorded in Book 8649 at page 22 in said registry, S89-32-15E 75.23 feet to a point marked by a nail in the western margin of the Ross Avenue right-of-way; thence, with said margin, S03-30-00E 54.54 feet to a point marked by an iron; thence, with the northern margin of property conveyed to Elaine Patterson by deed recorded in Book 1250 at page 180, S86-33-49W 150.1 feet to a point marked by an iron in the eastern margin of property conveyed to John W. Givens and Kizzie Givens by deed recorded in Book 12820 at page 488 in said registry; thence, with said margin, N03-37-09W 24.66 feet to a point marked by an iron; thence, with northern margin of the last-referenced property, S86-34-02W 150.01 feet to a point marked by an iron in the eastern margin of the Reid Avenue right-of-way; thence, with the margin of thereof, N03-29-46W 107.06 feet to point; thence, continuing with said margin, N00-14-33E 76.58 feet to a point; thence, with said margin and the arc of a circular curve to the right having a radius of 15.00 feet, (Chord=N45-22-12E), an arc distance of 23.63 feet to a point in the southern margin of the West Boulevard right-of-way; thence, with said right-of-way margin, S89-30-00E 129.30 feet to the point or place of BEGINNING, all as shown on the survey thereof by Bertram B. DeSilva, PLS, dated May 9, 2002. to which survey reference is hereby made for a more particular description.

