



**MECKLENBURG COUNTY
SHERIFF'S OFFICE**

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Charlotte, NC 28202

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GARRY L. MCFADDEN
SHERIFF

CELESTE D. YOUNGBLOOD
CHIEF OF DETENTION

VALERIE M. FIELDS
CHIEF OF STAFF

SHELBY JONES
EXECUTIVE ASSISTANT TO THE SHERIFF

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

BIG 8, LLC

-VS-

CLTBUYERS, LLC
13101 WILLOW BREEZE LANE
HUNTERSVILLE, NC 28078

IN THE GENERAL COURT OF JUSTICE

NOTICE
of
SALE
REAL PROPERTY
25CV022854-590

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, Garry L. McFadden, Sheriff of Mecklenburg County, NC, will on Monday, 03 November, 2025 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:

7223 ENCINO PL CHARLOTTE, NC 28269

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

Time of Sale: **12:00 PM Monday, 03 November, 2025**

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. **NO CREDIT BIDS ACCEPTED.****

This the 24 day of September, 2025.

Garry L. McFadden, Sheriff
Mecklenburg County

G. STERN X4586

G. STERN, Deputy Sheriff
Mecklenburg County Sheriff's Office
Office: 980-314-5977
Cell: 704-622-5051

BEING ALL of LOT 271 of the Final Plat of CHEYNEY , Phase 4 Map 1 as same is shown on map thereof recorded in Map Book 68, at Page 909-911, in the Office of the Register of Deeds for Mecklenburg County , North Carolina. Commonly known as property address: 7223 Encino Place, Charlotte, NC 28269 Parcel ID: 027-162-05

