

STATE OF NORTH CAROLINA)

COUNTY OF ASHE)

ASHE COUNTY, A Body)

Politie and Corporate)

Plaintiff)

-vs-)

DENNIS L. SEVERT, a/k/a DENNIS LEE)

SEVERT, UNKNOWN SPOUSE OF DENNIS L.)

SEVERT, NATHAN SEVERT, a/k/a NATHAN)

CALEB SEVERT, UNKNOWN SPOUSE OF)

NATHAN SEVERT, UNKNOWN HEIRS AT LAW)

OF PHYLLIS ANN BARE SEVERT, UNKNOWN)

HEIRS AT LAW OF AMANDA GAIL SEVERT)

HAWKINS, JAMES THOMAS HAWKINS, STATE)

OF NORTH CAROLINA, Lienholder)

Defendants)

IN THE GENERAL

COURT OF JUSTICE

DISTRICT COURT

DIVISION

25CV001402-040

**NOTICE OF
SALE**

Under and by virtue of an order of the District Court of Ashe County, North Carolina, made and entered in the action entitled ASHE COUNTY, A Body Politic and Corporate Plaintiff vs. DENNIS L. SEVERT, a/k/a DENNIS LEE SEVERT, UNKNOWN SPOUSE OF DENNIS L. SEVERT, NATHAN SEVERT, a/k/a NATHAN CALEB SEVERT, UNKNOWN SPOUSE OF NATHAN SEVERT, UNKNOWN HEIRS AT LAW OF PHYLLIS ANN BARE SEVERT, UNKNOWN HEIRS AT LAW OF AMANDA GAIL SEVERT HAWKINS, JAMES THOMAS HAWKINS, STATE OF NORTH CAROLINA, Lienholder, Defendants, the undersigned commissioner will on July 30, 2026 at 1:00 PM offer for sale and sell for cash, to the last and highest bidder at public auction, at the courthouse door in Ashe County, North Carolina in Jefferson, the following described property lying in Ashe County, North Carolina and more particularly described as follows:

Lot No. 9: BEGINNING on a white oak, Mont Darnell's corner and corner Lot No. 8, running S. 42 E. with Darnell's line 17-1/2 poles to a stake in said line and Ollie Bare's corner; thence S. 53 W. with Carmie Bare's line 63 poles to a stake in said line and corner of Lot No. 7; thence N. 32-1/2 W., with Lot No. 7, 22-1/4 poles to a stake, corner of Lot No. 7; thence N. 59 E., with Lot No. 8, 59 poles to the BEGINNING, containing 7 acres and 100 rods.

Together with and subject to easements, restrictions, water rights and rights of way of record, and matters of survey.

Also being identified as Parcel ID#143917295092 (Formerly Parcel ID#14408063), Ashe County Tax Office. Address (Per tax office records and not warranted): 312 Bare Trail

The sale will be made subject to all existing easements and restrictions, any superior liens, all outstanding city and county taxes, all local improvement assessments against the above-described property not included in the judgment in the above-entitled cause, any prior lien in favor of the State of North Carolina, any right of redemption of the United States and any rights of any persons in possession. A deposit of the greater of \$750.00 or five (5) percent of the successful bid will be required at the time of sale unless the highest bid is by a taxing unit; then a deposit shall not be required.

In the instance where multiple tax parcels are indicated in this Notice, the Commissioner may elect to sell all of the parcels either in one sale, or on the sale date indicated sell each parcel individually by conducting a separate sale for each, or group various parcels together for several sales, or not conduct a sale at all on one or more parcels, as the Commissioner determines in the Commissioner's sole discretion as being most likely to sell the parcels at a price adequate to pay all taxes due, as well as fees and costs. Any party contemplating the filing of an upset bid is therefore strongly encouraged to consult the Clerk of Court records to ascertain the parcel or parcels included in the sale for which an upset bid is planned.

Upon delivery of the deed, the winning bidder shall be required to pay the costs of recordation of the deed, including deed stamp taxes due to the Register of Deeds. Title and condition of the property will be granted to the successful bidder "as is" and without warranties.

This the 30 day of June, 2026



E. Lauren Watson Hubbard
Commissioner
Capital Center
82 Patton Avenue, Suite 500
Asheville, North Carolina 28801
(828) 252-8010

Tax Value: \$48,800