

STATE OF NORTH CAROLINA
IN THE GENERAL COURT OF JUSTICE
DISTRICT COURT DIVISION
COUNTY OF ASHE 25CV001431-040

NOTICE OF SALE

ASHE COUNTY, A Body
Politic and Corporate
Plaintiff

-vs-

JUDITH B. ROGERS, a/k/a JUDITH BAILEY ROGERS,
UNKNOWN HEIRS AT LAW OF JUDITH B. ROGERS, a/k/a
JUDITH BAILEY ROGERS, LOUIS ROGERS, a/k/a LOUIS
LUTHER ROGERS, VICKIE TYSINGER ROGERS, a/k/a VICKIE
T. ROGERS, WILLIAM EUGENE WYLIE, a/k/a EUGENE WYLIE,
a/k/a WILLIAM E. WYLIE, UNKNOWN HEIRS AT LAW OF
WILLIAM EUGENE WYLIE, a/k/a EUGENE WYLIE, a/k/a
WILLIAM E. WYLIE, CARA BURCHETTE, a/k/a CARA COOPER
BURCHETTE, a/k/a CARA C. BURCHETTE, JAMES SPAUGH,
a/k/a JAMES DALTON SPAUGH, a/k/a JAMES D. SPAUGH,
SR., RANDY KEITH WORKMAN, a/k/a RANDY K. WORKMAN,
UNKNOWN HEIRS AT LAW OF LUTHER DWIGHT ROGERS,
a/k/a LUTHER DWIGHT ROBERTS, UNKNOWN HEIRS AT LAW
OF EDWARD CECIL ROGERS, UNKNOWN HEIRS AT LAW OF
HELEN R. WYLIE, a/k/a HELEN ROGERS WYLIE, UNKNOWN
HEIRS AT LAW OF CORA SUE ROGERS, a/k/a CORA SUE
TARTER, UNKNOWN HEIRS AT LAW OF JACQULYN DARROW,
a/k/a JACQUELYN GWEN DARROW, UNKNOWN HEIRS AT
LAW OF MARGARET ANN WORKMAN, a/k/a MARGARET
WORKMAN STRIDER, a/k/a MARGARET ROGERS SPAUGH

Defendants

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. JU-
DITH B. ROGERS, a/k/a JUDITH BAILEY ROGERS, UNKNOWN
HEIRS AT LAW OF JUDITH B. ROGERS, a/k/a JUDITH BAILEY
ROGERS, LOUIS ROGERS, a/k/a LOUIS LUTHER ROGERS,
VICKIE TYSINGER ROGERS, a/k/a VICKIE T. ROGERS, WIL-
LIAM EUGENE WYLIE, a/k/a EUGENE WYLIE, a/k/a WILLIAM
E. WYLIE, UNKNOWN HEIRS AT LAW OF WILLIAM EUGENE
WYLIE, a/k/a EUGENE WYLIE, a/k/a WILLIAM E. WYLIE,
CARA BURCHETTE, a/k/a CARA COOPER BURCHETTE,
a/k/a CARA C. BURCHETTE, JAMES SPAUGH, a/k/a JAMES
DALTON SPAUGH, a/k/a JAMES D. SPAUGH, SR., RANDY
KEITH WORKMAN, a/k/a RANDY K. WORKMAN, UNKNOWN
HEIRS AT LAW OF LUTHER DWIGHT ROGERS, a/k/a LUTHER
DWIGHT ROBERTS, UNKNOWN HEIRS AT LAW OF EDWARD
CECIL ROGERS, UNKNOWN HEIRS AT LAW OF HELEN R.
WYLIE, a/k/a HELEN ROGERS WYLIE, UNKNOWN HEIRS
AT LAW OF CORA SUE ROGERS, a/k/a CORA SUE TARTER,
UNKNOWN HEIRS AT LAW OF JACQULYN DARROW, a/k/a
JACQUELYN GWEN DARROW, UNKNOWN HEIRS AT LAW OF
MARGARET ANN WORKMAN, a/k/a MARGARET WORKMAN
STRIDER, a/k/a MARGARET ROGERS SPAUGH, 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:

Beginning on a point in road, which is North 25 deg. East 50
feet from a iron stake, running with road, South 40 deg. 20 min.
East 100 feet; South 52 deg. East 50 feet to point in said road;
then leaving road, North 35 deg. East 57 feet to point in oldfields
creek; then up and with said creek, North 2 deg. East 51.0 feet;
North 3 deg. West 58.5 feet to point in said creek; then leaving
creek, North 48 deg. West 73 feet to iron stake; South 55 deg.
09 min West 137 feet to point in road, then with road, North
20 deg. 45 min. West 50 feet; North 36 deg. West 250 feet to
point in road; leaving road, South 54 deg. West 150 feet to iron
stake; South 36 deg. East 300 feet to point in road, then with
road, North 70 deg. 30 min. East 128.2 feet to point of beginning,
containing 2 acres, more or less.

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 #132954734805 (formerly:
13196004051), Ashe

County Tax Office.

Address (Per tax office records and not warranted): 639 Call
Creek Rd

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 condi-
tion 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: \$45,600