

2920 Bethel Church Road, Yadkinville, North Carolina 27055

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List \$: **\$25,000**

MLS#: **4131631** Category: **Lots/Acres/Farms** County: **Yadkin**
Status: **ACT** Parcel ID: **120442** Acres: **6.96**
Legal Desc: **CHARLES C STANLEY 3-91** Zoning: **RA**
City Tax Pd To: **No City Taxes Paid** Tax Val: **\$67,314** Deed Ref: **314/170**
Subdivision: **None**



General Information

Type: **Acreage**
Can Divide?:
\$/Acres: **\$3,591.95**
Levels:

School Information

Elem: **Unspecified**
Middle: **Unspecified**
High: **Unspecified**

Land Information

Apprx Acres: **6.96**
Acres Clear:
Acres Wood:
Min SF to Bld: **0**
Prop Found:
Rd Frontage:
Lot Desc:
Restrictions: **N/A**

Utility/Plan Information

Sewer: **Septic Installed**
Water: **Well Installed**

Dwellings: **No**
Beds Septic:

Additional Information

Prop Finance:
Ownership: **Seller owned for at least one year**
Spcl Cond: **Estate**
Rd Respons: **Publicly Maintained Road**

Lease Considered: **No**

Features

Fixtures Exclsn: **No**
Road Surface: **Paved**
Suitable Use: **Agricultural, Cattle, Farm, Pasture/Grazing, Residential**

Basement Dtls:
Patio/Porch:
Fire Sprinkler:

Association Information

Subject to HOA: **None** Subj to CCRs: **Undiscovered** HOA Subj Dues:

Public Remarks

JUDICIAL SALE - SELLING VIA LIVE/ONLINE AUCTION. LIST PRICE IS OPENING BID. VISIT AUCTION WEBSITE TO VIEW CURRENT HIGH BID. 6.96 acre parcel that is predominately farmland/field, with Multiple outbuildings and a single wide manufactured home near the road. Manufactured home is not move-in ready and is sold "as-is". The live auction will take place on-site at the property on 5/7/2024 at 6pm ET. Online bidding will take place up to auction date and online bidding will continue into live portion of auction. This allows online bidders to bid at the same time as live bidders. This property is being sold pursuant to the N.C. Judicial Sales Act and, as such, is subject to a ten (10) day upset period and posting requirements through the Yadkin County Clerk of Superior Court. In addition, there is a Buyer's Premium of 10% that is added to the high bid at auction or through the upset bid process through the Yadkin Co. Clerk of Court. Visit Auctioneer's website for complete terms and conditions.

Agent Remarks

Manufactured home is "set up" and tied down but it is not connected to water, septic or power but all those utilities are present on-site (septic and well). Note that the Seller does not have a title for the manufactured home but will offer a bill of sale and it is being sold as-is. Auction website is www.Ready2Bid.com. Brokers need to complete "Broker Participation Form" under FAQ section of website to claim their client. Client must register in their own name. Property is sold as-is, previous owner is deceased and property is being sold to satisfy debts of the estate. Manufactured homes on site are not real property and will be conveyed to the Buyer via a bill of sale. Seller does not have titles to manufactured homes.

Showing Instructions/Directions

Lockbox/Key, Sign, Vacant

From Hwy. 421, take Bethel Church Road exit and turn south onto Bethel Church Road. Travel south and property is on Right.

List Agent/Office Information

DOM: **1** CDOM: **1**
Mkt Dt: **04/21/2024**
Agent/Own: **No**
For Appt Call: **800-746-9464**
List Agent: **Zach Johnson (62482)**
List Office: **The Swicegood Group Inc (10160)**
Buyer Agency: **2%** Sub Agency: **0%**
Dual/Var: **No**
Web URL:

DDP-End Dt:
Expire Dt: **07/31/2024**
List Agreemnt: **Exclusive Right To Sell**
Agent Phone: **828-408-1651**
Office Phone: **336-751-4444**
Transact Bkr: Bonus:
Seller Name: **Smith Randy Dale**
Full Service: **Full Service**

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JUDICIAL AUCTION
 6.96 ACRES IN YADKINVILLE, NC

MANUFACTURED HOME AND OUTBUILDINGS
 ONLINE AND LIVE BIDDING AUCTION ENDS 5/7/24

