

**Legals**  
continued from 6B

scribed in the Deed of Trust which is not being offered for sale is described as follows: Subject to any and all Release Deeds of Record in the Cleveland County, North Carolina Registry, including, without limitation, the Release Deeds recorded in Book 1541, at Page 1583 and in Book 1526, at Page 1646.

\*The general description of the property is provided for convenience but is not guaranteed; the legal description in the Deed of Trust controls. (4.) Any buildings located on the above-described property are also included in the sale.

(5.) The property will be sold by the Substitute Trustee to the highest bidder for CASH. The highest bidder will be required to deposit IN CASH with the Substitute Trustee at the date and time of the sale the greater of five percent (5.0%) of the amount of the bid or Seven Hundred Fifty and no/100 Dollars (\$750.00).

(6.) All bidders bid for the property AS IS on the date of sale. Absolutely no warranties are made as to the condition, value or title of the property. While the Substitute Trustee believes the title to be good, all bidders are advised that they should obtain independent counsel to examine record title as the property is sold subject to prior record interests. The Noteholder has reserved the right to withdraw the sale up to and until the Deed is delivered by the Substitute Trustee.

(7.) The property will be sold subject to all unpaid taxes and special assessments.

(8.) The property being sold is all of that property described in the Deed of Trust except as specifically set forth above. It is the intention to extinguish any and all rights or interests in the property subordinate to the Deed of Trust.

(9.) Additional Notice Where the Real Property is Residential with Less Than 15 Rental Units: An order for possession of the property may be issued pursuant to G.S. 45-21.29 in favor of the purchaser and against the party or parties in possession by the Clerk of Superior Court of the County in which the property is sold. Any person who occupies the property pursuant to a rental agreement entered into or renewed on or after October 1, 2007, may, after receiving the Notice of Sale, terminate the rental agreement upon 10 days' written notice to the landlord. Upon termination of a rental agreement, the tenant is liable for rent due under the rental agreement prorated to the effective date of the termination. Any person who occupies the property pursuant to a bona fide lease or tenancy may have additional rights pursuant to Public Law 111-22: Protecting Tenants at Foreclosure Act of 2009.

THIS the 15th day of May, 2012.

William Richard Boyd, Jr. Substitute Trustee 474 Mountain Cove Road, Waynesville, NC 28786  
Phone: 828-646-7308  
KMH3450  
(6/06/12 & 6/13/12)

STATE OF NORTH CAROLINA  
COUNTY OF CLEVELAND  
File No: 12 SP 64  
NOTICE OF SALE  
TAKE NOTICE THAT: William Richard Boyd, Jr., Substitute Trustee, has begun proceedings to FORECLOSE under the Deed of Trust described below, and under and by virtue of the power of sale contained in such Deed of Trust, and an Order entered by the Clerk of Superior Court of the above County, will sell the below described property at public auction as follows: (1.) The instrument pursuant to which such sale will be held is that certain Deed of Trust executed by Johnson & Associates Real Estate, Inc., original mortgagor, and recorded in the Office of the Cleveland County Register of Deeds in Deed of Trust Book 1565, at Page 1486. The record owner of such property, as reflected on the records of the Register of Deeds not more than ten (10) days prior to posting this Notice of Sale, if not the original mortgagors, is: N/A

(2.) The property will be sold by the Substitute Trustee at 10:00 a.m. on the 14th day of June, 2012 at the Cleveland County Courthouse door in the City of Shelby, North Carolina.

(3.) The real property to be sold is generally described as 438 Webb Road, Shelby, North Carolina 28150\* and is more particularly described as follows: Being all of that property described in that certain Deed of Trust recorded in Book 1565, at Page 1486 of

the Cleveland County, North Carolina Registry. Any property described in the Deed of Trust which is not being offered for sale is described as follows: Subject to any and all Release Deeds of Record in the Cleveland County, North Carolina Registry, including, without limitation, the Release Deeds recorded in Book 1573, at Page 2500.

\*The general description of the property is provided for convenience but is not guaranteed; the legal description in the Deed of Trust controls.

(4.) Any buildings located on the above-described property are also included in the sale.

(5.) The property will be sold by the Substitute Trustee to the highest bidder for CASH. The highest bidder will be required to deposit IN CASH with the Substitute Trustee at the date and time of the sale the greater of five percent (5.0%) of the amount of the bid or Seven Hundred Fifty and no/100 Dollars (\$750.00).

(6.) All bidders bid for the property AS IS on the date of sale. Absolutely no warranties are made as to the condition, value or title of the property. While the Substitute Trustee believes the title to be good, all bidders are advised that they should obtain independent counsel to examine record title as the property is sold subject to prior record interests. The Noteholder has reserved the right to withdraw the sale up to and until the Deed is delivered by the Substitute Trustee.

(7.) The property will

be sold subject to all unpaid taxes and special assessments.

(8.) The property being sold is all of that property described in the Deed of Trust which is not being offered for sale is described as follows: Subject to any and all Release Deeds of Record in the Cleveland County, North Carolina Registry, including, without limitation, the Release Deeds recorded in Book 1573, at Page 2500.

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COUNTY OF CLEVELAND  
File No: 12 SP 200  
NOTICE OF SALE  
TAKE NOTICE THAT: William Richard Boyd, Jr., Substitute Trustee, has begun proceedings to FORECLOSE under the Deed of Trust described below, and under and by virtue of the power of sale contained in such Deed of Trust, and an Order entered by the Clerk of Superior Court of the above County, will sell the below described property at public auction as follows: (1.) The instrument pursuant to which such sale will be held is that certain Deed of Trust executed by Terrence C. Hill and wife, Linda L. Hill, original mortgagors, and recorded in the Office of the Cleveland County Register of Deeds in Deed of Trust Book 1512, at Page 415. The record owner of such property, as reflected on the records of the Register of Deeds not more than ten (10) days prior to posting this Notice of Sale, if not the original mortgagors, is: Terrence Craig Hill and Linda Lou Hill

(2.) The property will be sold by the Substitute Trustee at 10:00 a.m. on the 14th day of June, 2012 at the Cleveland County Courthouse door in the City of Shelby, North Carolina.

(3.) The real property to be sold is generally described as 1149 Carpenters Grove Ch Rd #2, Lawndale, North Carolina 28090\* and is more particularly described as follows: Being all of that property described in that certain Deed of Trust

recorded in Book 1512, at Page 415 of the Cleveland County, North Carolina Registry. Any property described in the Deed of Trust which is not being offered for sale is described as follows: Subject to any and all Release Deeds of Record in the Cleveland County, North Carolina Registry, including, without limitation, the Release Deeds recorded in Book 1541, at Page 1583 and in Book 1526, at Page 1646.

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Phone: 828-646-7308  
KMH3452  
(6/06/12 & 6/13/12)

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