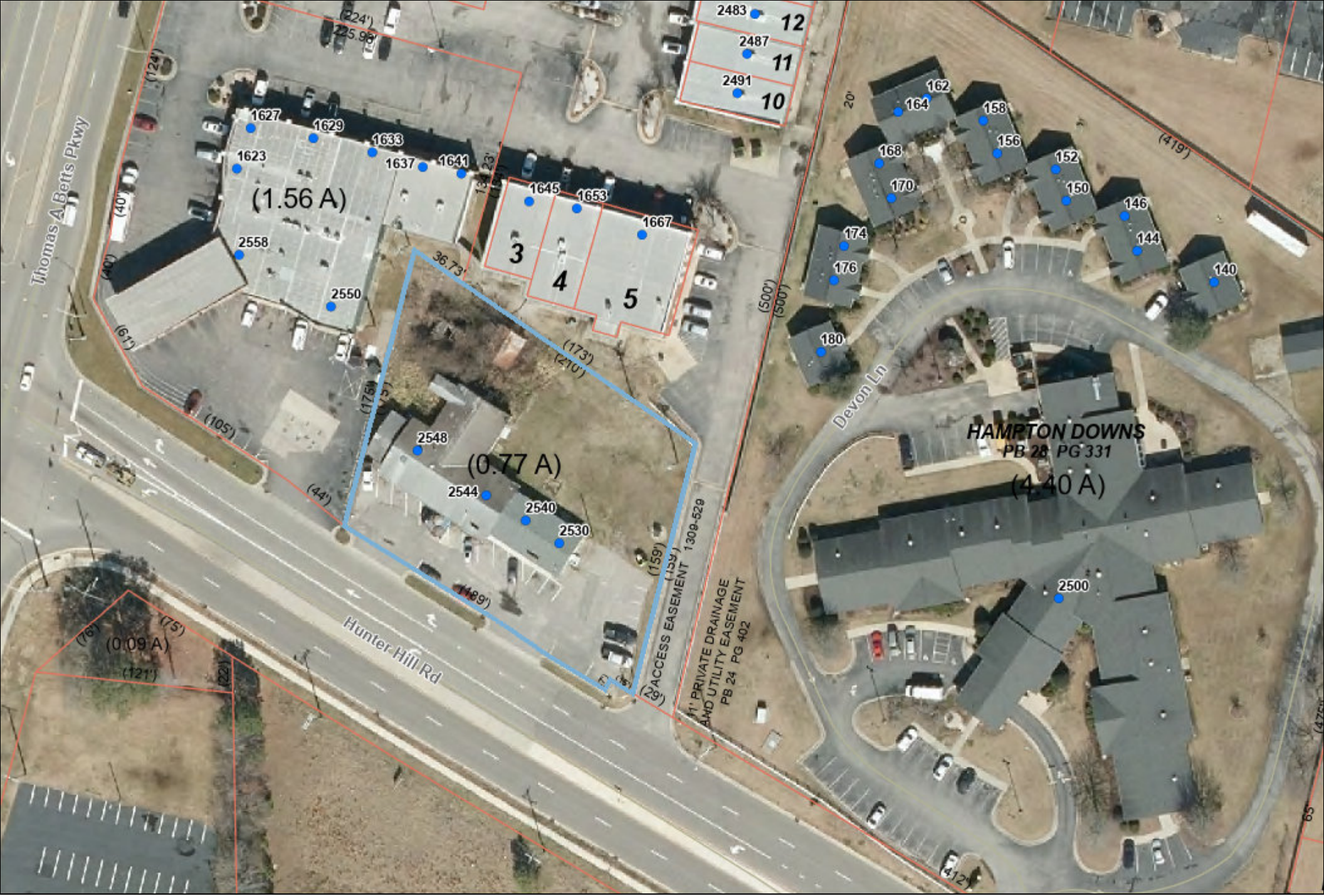




PARID: 015074
CITYNAME: Rocky Mount
PARIS REBECCA D & MELVIN LEE

TOWNSHIP: Stony Creek

TAX DISTRICT: RM00
FIRE DISTRICT: 0

Parcel

PIN	384110358192
Physical Address	2540 HUNTER HILL RD
Unit	
City	ROCKY MOUNT
Zip Code	27804-
Descriptive Location	
Neighborhood	538
Class	C-C
Land Use Code	10-10
Acres	0
Land Type	F-FRONT FOOT
Frontage Width and Depth	205 - 205 - 167
Street1/Street2	01-Paved /-
Topo1/Topo2/Topo3	LEVEL--
Util1/Util2/Util3	5-Well/6-Septic/8-None
Restrict1/Restrict2/Restrict3	-/-/-

Legal

Legal Description	173 75, 1 LT, GROCERY 2530 2540 HUNTER HILL RD LT 1C RAPER
Sub Name	
Lot No.	
Block	
Phase #	
Plat Book	
Plat Page	
Deed Book/Page	2240 / 189

Owner Details

Owner 1	PARIS REBECCA D & MELVIN LEE
Owner 2	
In Care Of	
Mailing Address	6878 US 64 ALT WEST
City/State/Zip	TARBORO/NC/27886
# of Dogs	0
Solid Waste Fee	0

Sales

Sale Date	Sale Price	Current Owner	Seller	Book	Page
27-JUN-06	\$0	PARIS REBECCA D & MELVIN LEE		2240	189

Sale Details

Sale Date	06-27-006
Sale Price	\$.00
Current Owner	PARIS REBECCA D & MELVIN LEE
Seller	
Sale Validity	2-3 + Parcels (Multi Parcel Sale)
Sale Type	
Sale Flag	
Instrument #	

Commercial

Card	Structure Code/Description	Year Built	Eff Year Built	Grade	Class	Improv Code
1	374-RETAIL MULTI OCCUP	1964		D0		PARIS BBQ/NASH ROD& REEL

Summary of Interior/Exterior Data

Card	Use Type/Description	Section	From Floor	To Floor	Area
1	031-RESTAURANT	1	1	1	2,733
1	034-RETAIL STORE	1	1	1	1,450
1	031-RESTAURANT	1	1	1	1,224
1	031-RESTAURANT	2	1	1	377

Interior/Exterior Details

1 of 4

Card	1
Line Number	1
Section	1
From Floor	1
To Floor	1
Area	2,733
Use Type	031-RESTAURANT
Class	
Physical Condition	F
Construction	1-WOOD FRAME/JOIST/B
Wall Height	9
Exterior Wall	4-BLOCK
MS Class	
MS Quality Type	
MS Heat Description	-
Air	1-Gas
Plumbing	2-NORMAL
Units	
Base RCN	\$257,000.00
Depreciation	60
Functional Depr.	
Economic Depr.	
Final Cost Value	\$15,4200.00

Summary of All Other Features

Card	Structure/Description	Area
1	CF3-COOLER-SHARP FREEZE	
1	95-CANOPY	

Other Feature Details

1 of 2

Structure/Description	CF3-COOLER-SHARP FREEZE
Card	1
Int/Ext Line	1
Area	
Measurement 1	1
Measurement 2	150
Identical Units	1
Price	\$3,000

OBY

Card	Desc	Grade	Width	Length	Area
1	101-101	D	4	304	1,216
1	14-Ashphalt Paving	C	1	9000	9,000
1	11S-Utility Building S		0	0	500
1	11S-Utility Building S		0	0	300

Values

Land Value	\$75,340
Building Value	\$247,660
OBY Value	\$7,220

Total Value	\$330,220
Deferred Value	\$0
Total Taxable Value	\$330,220

Prior Year Assessments

Tax Year	Land Value	OBY Value	Building Value	Total Value
2027	\$75,340	\$7,220	\$247,660	\$330,220
2026	\$75,340	\$7,220	\$247,660	\$330,220
2025	\$75,340	\$7,220	\$247,660	\$330,220
2024	\$75,340	\$7,220	\$247,660	\$330,220
2023	\$75,340	\$7,220	\$80,900	\$163,460

Land

Line Number	1
Land Type	F-FRONT FOOT
Land Code/Description/Acres	3-Primary Site
Square Feet	34,235
Acres	.7859
Influence Code 1	
Influence Code 2	
Influence Factor	
Override Rate	\$350.00
Base Rate	250
Nbhd Factor	1
Note	
ACTFRONT	#
Depth	#

This instrument prepared by
George G. Whitaker, a licensed
North Carolina attorney. Delinquent
taxes if any, to be paid by the
closing attorney to the county
Tax Collector upon disbursement of
the closing proceeds.


Doc ID: 004520860003 Type: CRP
Recorded: 06/27/2006 at 09:03:32 AM
Fee Amt: \$20.00 Page 1 of 3
Excise Tax: \$0.00
Nash County North Carolina
Barbara W. Sasser Register of Deeds
BK **2240** PG **189-191**

NORTH CAROLINA

NASH COUNTY

NO TITLE EXAMINATION PERFORMED BY PREPARER

THIS DEED, made this 9th day of June, 2006, by William D. Driver, Jr. and wife, Faye G. Driver and Rebecca Driver Paris and husband, Melvin Lee Paris, Grantors, to Rebecca Driver Paris and husband, Melvin Lee Paris, 3545 Mansfield Drive, Rocky Mount, N. C. 27803, Grantees.

WITNESSETH:

That the Grantors in consideration of Ten Dollars and other valuable consideration to them paid by the Grantees, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do grant, bargain, sell and convey unto the Grantees, their heirs and assigns, the following described real estate in Nash County, North Carolina:

Tract One: BEGINNING at an iron pipe in the eastern property line of Woodruff Road (State Road No. 1613) a corner with Arthur Ray Hayes, et ux; thence along the Hayes' line S. 88 deg. 15 min. E. 205.4 feet to an iron pipe in the line of Octavia S. Raper; thence with the Raper line, S. 10 deg. 03 min. W. 211.9 feet to an iron pipe, a new corner in the Octavia Raper line; thence continuing with the Raper line, N. 88 deg. 15 min. W. 218.5 feet to an iron pipe in the eastern right of way line of Woodruff Road (said point being approximately .015 mile north of Hunter Hill Road); thence along the eastern property line of Woodruff Road, N. 16 deg. 25 min. E. 100 feet to an iron pipe, and continuing along said road N. 10 deg. 59 min. E. 114.4 feet to the beginning, containing 1.01 acres.

See deed recorded in Book 1094, Page 512, Nash County Registry.

Tract Two: KNOWN AS 321 Clifton Road, Rocky Mount, Nash County, North Carolina, and being Lot No. 6, Block Q, as shown on plat of Englewood, recorded in Map Book 1, Page 217, Nash County Registry.

See deed dated May 9, 1950.

Tract Three: KNOWN AS 2560 Hunter Hill Road, Rocky Mount, Nash County, North Carolina, and being more particularly described as follows:

BEGINNING at a point in the center of Hunters Hill Road, 243.4 feet Easterly from its intersection with Woodruff Road, said point being marked by an iron stake set N. 19 deg. 40 min. E. 30 feet from said point of beginning; thence along the center line of Hunters Hill Road S. 49 deg. 52 min. E. 210 feet to a point; thence N. 19 deg. 40 min. E. 210 feet to a stake, a new corner for J. S. Raper; thence along Raper's line N. 49 deg. 52 min. W. 210 feet to an iron stake in the line of L. L. Raynor; thence along Raynor's line S. 19 deg. 40 min. W. 210 feet to the point of beginning, being a portion of the property conveyed to J. S. Raper and wife, Octavia Raper, by Jack T. Boseman, et ux, by deed recorded in Book 488, Page 386, Nash County Registry.

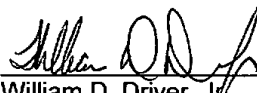
BOOK **2240** PAGE **189**

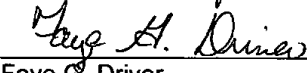
TO HAVE AND TO HOLD the aforesaid real estate and all privileges and appurtenances thereunto belonging, to the said Grantees, their heirs and assigns forever.

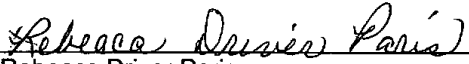
And the said Grantors, for themselves, their heirs, executors and administrators, covenant with the Grantees, their heirs and assigns, that they are seized of said premises in fee and have the right to convey the same in fee simple; that the same are free from encumbrances except as herein set forth; and that they will warrant and defend the said title to the same against the claims of all persons whomsoever.

The plural number as used herein shall equally include the singular. The masculine or feminine gender as used herein shall equally include the neuter.

IN TESTIMONY WHEREOF, the said Grantors have hereunto set their hands and seals the day and year first above written.

 (SEAL)
William D. Driver, Jr.

 (SEAL)
Faye G. Driver

 (SEAL)
Rebecca Driver Paris

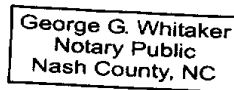
 (SEAL)
Melvin Lee Paris

STATE OF NORTH CAROLINA

COUNTY OF NASH

I, a Notary Public, do hereby certify that William D. Driver, Jr. and wife, Faye G. Driver, each personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this 15 day of June, 2006.




Notary Public

My commission expires: 8-9-07

STATE OF NORTH CAROLINA

COUNTY OF NASH

I, a Notary Public, do hereby certify that Rebecca Driver Paris and wife, Melvin Lee Paris, each personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this 26 day of June, 2006.

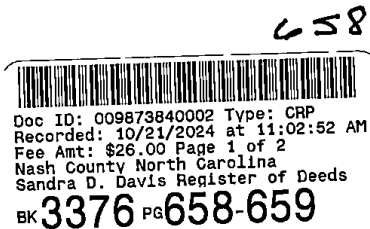
Pamela L. Cone
Notary Public

My commission expires: 3/15/2010

PAMELA L. CONE
NOTARY PUBLIC
NASH COUNTY, NC

20.00
BHW

BOOK 2240 PAGE 191



Mail after recording to: Scott C. Ryals, P.E.
UST Section
1646 Mail Service Center
Raleigh, NC 27699-1646

NOTICE OF RESIDUAL PETROLEUM

Former Drivers Grocery, UST#15912, 2560 Hunter Hill Rd Rocky Mount, Nash County, North Carolina

The property that is the subject of this Notice (hereinafter referred to as the "Site") contains residual petroleum and is an Underground Storage Tank (UST) incident under North Carolina's Statutes and Regulations, which consist of N.C.G.S 143-215.94 and regulations adopted thereunder. This Notice is part of a remedial action for the site that has been approved by the Secretary (or his/her delegate) of the North Carolina Department of Environmental Quality (or its successor in function), as authorized by N.C.G.S. Section 143B-279.9 and 143B-279.11. The North Carolina Department of Environmental Quality shall hereinafter be referred to as "DEQ".

NOTICE

Petroleum product was released and or discharged at the Site. **Petroleum constituents remains on the site, but are not a danger to public health and the environment, provided that the restrictions described herein, and any other measures required by DEQ pursuant to N.C.G.S. Sections 143B- 279.9 and 143B279.11, are strictly complied with.** This "Notice of Residual Petroleum" is composed of a description of the property, the location of the residual petroleum and the land use restrictions on the Site. The Notice has been approved and notarized by DEQ pursuant to N.C.G.S. Sections 143B-279.9 and 143B-279.11 and has/shall be recorded at the Nash County Register of Deeds' office **as stamped above.**

Rebecca Paris & Melvin Lee is the owner fee simple of all or a portion of the site, which is located in the County of Nash, State of North Carolina, and is known and legally described as:

Being as described by **Parcel ID# 015074**, located at 2560 Hunter Hill Rd, Book 2240, Page 189 recorded with the Office of the Register of Deeds, of Nash County, North Carolina.

For protection of public health and the environment, the following land use restriction by N.C.G.S. Section 143B-279.9(b) shall apply to all of the above-described real property. These restrictions shall continue in effect as long as residual petroleum remains on the site in excess of unrestricted use standards and cannot be amended or cancelled unless and until the Nash County Register of Deeds receives and records the written concurrence of the Secretary (or his/her delegate) of DEQ (or its successor in function) PERPETUAL LAND USE RESTRICTIONS

Groundwater: Groundwater from the site is prohibited from use as a water supply from any other location than the current one. No new water supply wells of any kind shall not be installed or operated on the site until the residual groundwater contamination can be shown to be within North Carolina Groundwater Standards.

ENFORCEMENT

The above land use restriction(s) shall be enforced by owner, operator, or other party responsible for the site. The above land use restriction(s) may also be enforced by DEQ through any of the remedies provided by law or by means of a civil action, and may also, be enforced by any unit of local government having jurisdiction over any part of the site. Any attempt to cancel this Notice without the approval of DEQ (or its successor in function) shall be subject to enforcement by DEQ to the full extent of the law. Failure by any party required or authorized to enforce any of the above restriction(s) shall in no event be deemed a waiver of the right to do so thereafter as to the same violation or as to one occurring prior or subsequent thereto.

IN WITNESS WHEREOF, Wayne Randolph. has caused this Notice to be executed pursuant to N.C.G.S. Sections 143B-279.9 and 143B-279.11, this 25 day of SEPTEMBER 2024.

By: [Signature]
Signature of Delegated DEQ Representative

Trust Fund Branch Head/Underground Storage Tank Section
Title of the above Party

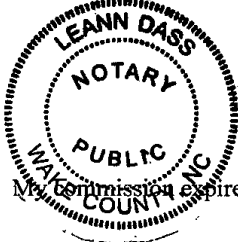
Signatory's name typed or printed: Wayne Randolph.

NORTH CAROLINA

Wake COUNTY

I, Leann Dass, a Notary public certify that Wayne Randolph, personally came before me this day and acknowledged that he is the Trust Fund Branch Head, UST Section of NC Department of Environmental Quality and that he as Trust Fund Branch Head being authorized to do so, executed the foregoing on behalf of NC Department of Environmental Quality.

WITNESS my hand and official seal, this 25th day of September 2024.



[Signature]
Leann Dass
Notary

My Commission expires 04/24/2027

This instrument was prepared by: Scott C. Ryals, P.E., UST Section

— Indicates iron stake unless otherwise noted.

— Distances shall be horizontal ground distances.

— Area is 5' by 5'.

— There are 2' of Drainage & Utility Easement around the perimeter of each lot unless otherwise noted.

— The Property is subject to any encumbrances.

— The original property lines and setback lines are hereby amended with the recitation of this instrument.

For the installation of electrical services, location of electrical services, location of electrical services, location of electrical services, contact Public Utilities at (252) 467-4008.

Utilities at (252) 972-2869.

Any recitation of existing utilities will be at the cost of the customer.

— Responsibility for damages to curb and gutter or street improvements is installed prior to underground to install underground services, pavement patching or damages to landscaping. These will be the responsibility of the customer.

— The customer is required to provide an outside accessible disconnect.

— The customer is required to provide an outside utility if applicable.

— Call N.C. One Call Center at 1-800-632-4949 before installation.

— Water meters supplied by contractors shall contain an encoder register and Iron 50W-2 PLT meter for Mount standards. Contact Ohio Water and Sewer Service Division (252) 972-337 for additional information or questions.

— Station located in a flood hazard zone X, Nov. 3, 2001, map 370093Z 3841 1, (unshaded zone X), Nov. 3, 2001.

— Final approval of this recombination plan does not constitute an approval of the plan. A sign permit shall be obtained and approved prior to installation of any sign. Also be obtained and approved only after any freestanding sign has been placed.

Tax Parcel I.D. Number 3841-10-35-8751
 3841-10-35-9342

Zoning District: B-2 (Rocky Mount)

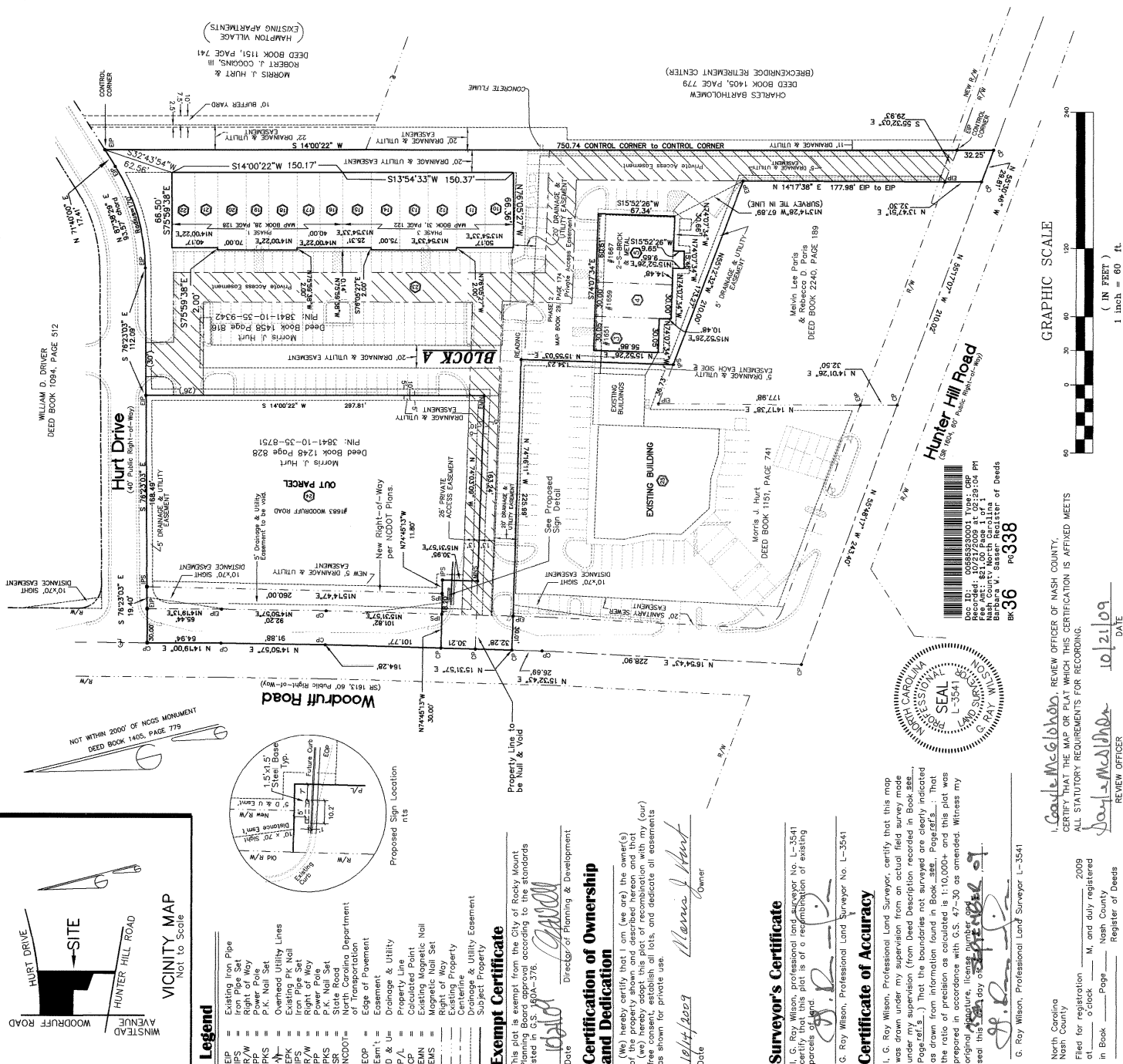
OT 24:
 TOTAL TO CENTERLINE ROAD = 1.44 ACRES
 - CENTERLINE TO OLD R/W = 0.11 ACRES
 - OLD R/W TO NEW R/W = 0.18 ACRES
 = NET AREA REMAINING = 1.15 ACRES

OT 23:
 TOTAL TO CENTERLINE ROAD = 2.74 ACRES
 - CENTERLINE TO OLD R/W = 0.06 ACRES
 - OLD R/W TO NEW R/W = 0.00 ACRES
 - Lots 16 thru 22 = 0.23 ACRES
 - Lots 3 thru 5 = 0.18 ACRES
 - Lots 10 thru 15 = 0.23 ACRES
 = NET AREA REMAINING = 2.04 ACRES

(160 SF)

- Deed Book 1248 Page 828,
- Nash County Registry
- Deed Book 1458, Page 816;
- Nash County Registry
- Plat Book 28 Page 128
- Nash County Registry
- Plat Book 29 Page 174
- Nash County Registry
- Plat Book 31 Page 122
- Nash County Registry
- Deed Book 2240 Page 189,
- Nash County Registry
- Deed Book 1151 Page 741,
- Nash County Registry
- Deed Book 1094 Page 512,
- Nash County Registry
- Deed Book 1405 Page 779,
- Nash County Registry

Morris J. Hurt
1775 Woodruff Road
Rocky Mount, NC 27804
(252) 443-0735





0.77 acres

36.73'

3

4

5

(500')

(173')
(210')

(175')
(175')

(44')

Hunter Hill Rd

(189')

(159')
(159')

ACCESS EASEMENT 1309-529

11' PRIVATE DRAINAGE
AND UTILITY EASEMENT
PB 24 PG 402