


<b>100557458</b>		<b>0 Pierce Street , Clinton, NC 28328</b>		<b>Active</b>
<b>Land</b>				<b>Current Price: \$260,000</b>
	<b>Sub-Type:</b>	Undeveloped	<b>Zoning:</b>	RA20
	<b>City Limits:</b>	Yes	<b>Acres - Total:</b>	3.5
	<b>County:</b>	Sampson	<b>Deed Restriction:</b>	No
	<b>Location Type:</b>	Mainland	<b>Lot SqFt:</b>	152,460
	<b>Marketing City:</b>	Clinton	<b>Total Road Frontage:</b>	280
	<b>Subdivision:</b>	Not In Subdivision	<b>Waterfront:</b>	No
	<b>Secondary Subdivision:</b>	N/A	<b>Waterview:</b>	No
	<b>Elementary School:</b>	Sunset Avenue Elementary		
	<b>Middle School:</b>	Sampson Middle		
	<b>High School:</b>	Clinton High		
	<b>School District:</b>	Sampson County School		
	<b>Bldgs on Property:</b> None	<b>Lot Features:</b> Level; Wooded	<b>Road Type/Frontage:</b> Paved; Public (City/Cty/St)	
<b>Current Use:</b> Vacant		<b>Soil Evaluation:</b> Soil Evaluation - No		
<b>Environmental Hazard:</b> Unknown		<b>Topography:</b> Undeveloped; Wooded		
<b>Terms:</b> Cash; Conventional		<b>Utilities:</b> Electricity Available; Sewer Available; Water Available		
<b>Fuel Tank:</b> None				
<b>Cobra Zone:</b> No	<b>Tax Identifier:</b> 12025240001	<b>Plat Page:</b> N/A		
<b>Deed Book:</b> 1304	<b>PID:</b> 12025240001	<b>Total Real Estate Property Taxes:</b> None Known		
<b>Deed Page:</b> 812	<b>Plat Book:</b> N/A	<b>Assessments:</b> Tax Assessed \$91,862		
		<b>Value:</b>		
		<b>Tax Year:</b> 2025		
<b>Marketing/Public Remarks:</b> 3.50 +- Acres on Pierce Street in Clinton, NC. Potential development Land Zoned RA20. Lots of Potential uses for this land. See Zoning for RA20 uses.				
<b>Legal:</b> Tax Parcel No. 12025240001. Deed Vol. 1304 Page 812. Lot 5 of the Gaston Crumpler Estate.				
<b>Directions to Property:</b> From Clinton Take Hwy 24 Sunset Avenue to Pierce street and turn and go 500 feet and property is on the Left.				
<b>Broker Owner:</b> No	<b>Effective Date:</b> 03/02/2026	<b>Status:</b> Active		
<b>Seller Rep.:</b>	<b>Listing Price:</b> \$260,000			
<b>Days on Market:</b> 1	<b>Stipulation of Sale:</b> Standard			
<b>Listing Price:</b> \$260,000				
<b>List Price/Acre:</b> \$74,285.71				

**Ed Carr****Carr Real Estate Company**

ed@carrrealtors.com

http://carrrealtors.com

Office Address: 206 Lisbon St

Clinton, NC 28328

Phone: 910-990-5466

Office Phone: 910-592-4232

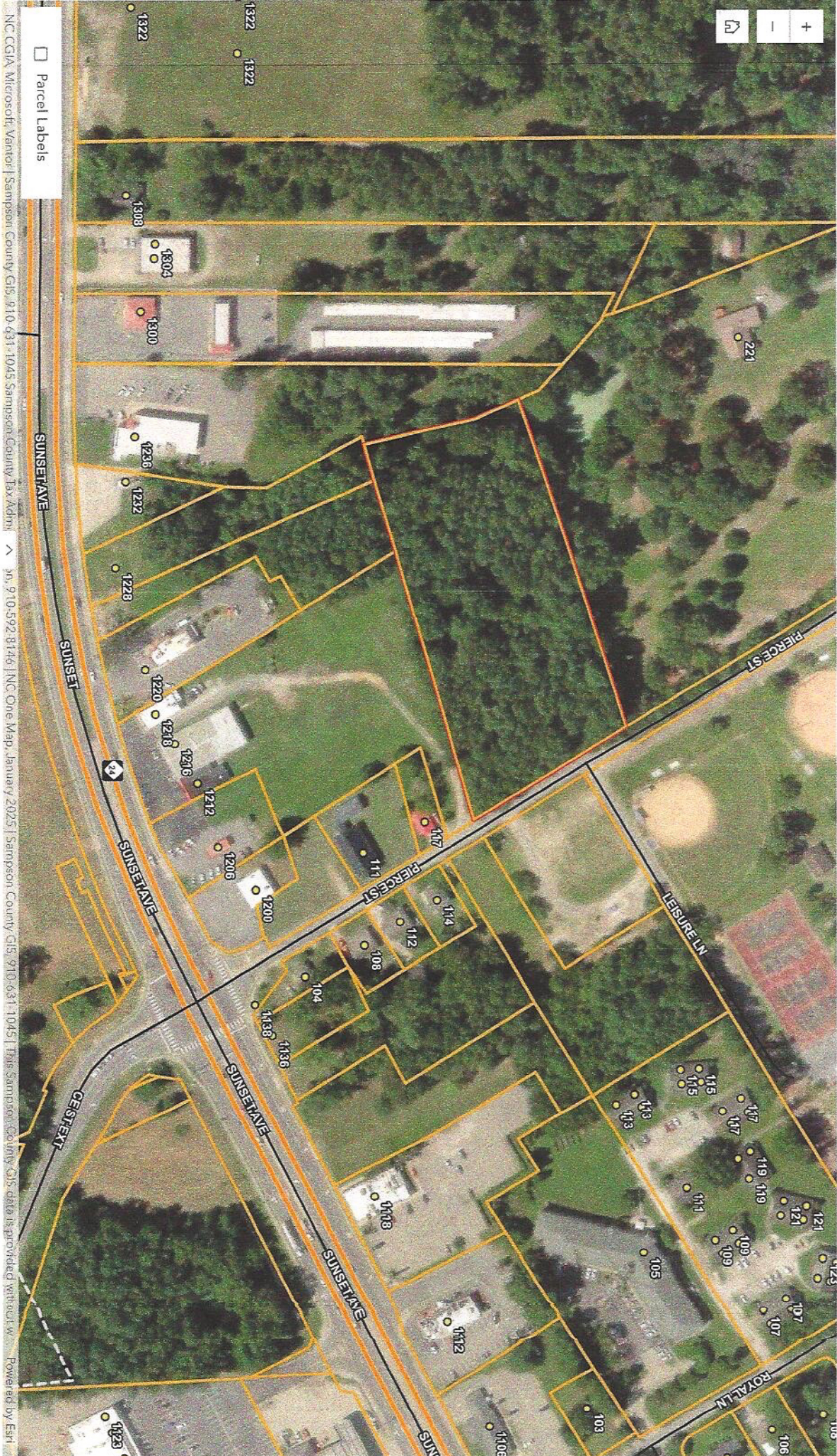
Licensed in North Carolina

Information is deemed to be reliable, but is not guaranteed. Data may have come from public tax records. © 2026 MLS and FBS. Prepared by Ed Carr on Monday, March 02, 2026 11:29 AM. The information on this sheet has been made available by the MLS and may not be the listing of the provider.



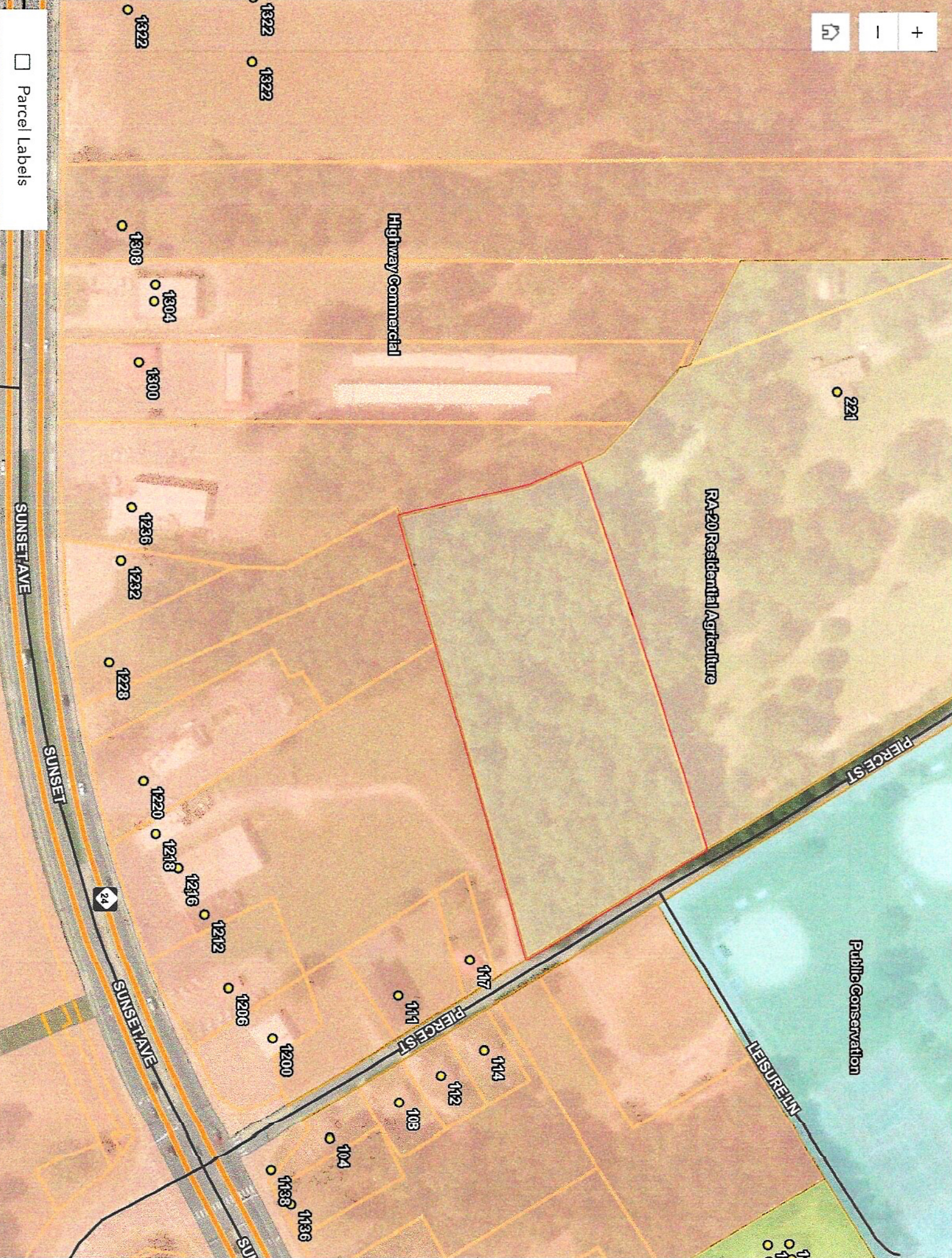
Parcel Labels

Home | - | +



Parcel Labels

Parcel Labels



- b. Signs are allowed only during business hours; signs must be removed after business hours.
  - c. Sign face cannot exceed eight square feet per side.
  - d. Maximum height of sign is four feet and maximum width is four feet.
  - e. Signs must be located within six feet of property line closest to the door.
  - f. Signs must be constructed of steel, aluminum or wood.
  - g. Signs may be constructed in the style of a double-sided pole sign or painting easel.
  - h. Signage distributed for the primary purpose of advertising national brand names are not allowed.
4. Right-of-way signs (certificate of appropriateness not required) shall meet the following standards:
- a. Signage will be combined on one pole and in one area whenever possible to reduce clutter.
  - b. Back of sign shall be painted black if no other signs are attached on the reverse side.
  - c. Signs should be spaced to reduce the appearance of clutter.
  - d. All sign supports regardless of material should be painted black.
  - e. Street name signs must be painted with a black background and white lettering.
5. Temporary signage shall meet the following standards:
- a. Minor work certificate of appropriateness required.
  - b. Maximum duration shall be 14 days.
6. Upper floor business signs shall meet the following standard: One sign identifying upper-floor establishments shall be permissible beneath the second floor windowsill. One single or double-faced sign identifying all upper-floor establishments in the same building shall be permitted for each entrance. The maximum size sign shall be six square feet per side.
- a. Initial upper-floor business signs shall require a major work certificate of appropriateness.
  - b. Following initial changes, subsequent upper-floor business signs will require a minor work certificate of appropriateness.

## SECTION 9. SCHEDULE OF DISTRICT REGULATIONS

District regulations limiting the use of buildings and/or land and the bulk and arrangement of buildings are set forth in this section.

### 9.1 RA-20 Residential Agricultural District

This is established for low-density residential use and agricultural and horticultural uses. The regulations of the district are designed for use in areas with a minimum of public services.

#### 1. Permitted Uses

Bona fide Farms  
 Single-Family Dwellings  
 Churches and Other Religious Activities  
 Schools  
 Conservation and Forestry Activities  
 Parks and Recreational Uses  
 Private Swimming Pools – not to be operated as business

(pools must be screened and fenced and must meet the setback requirements)  
Accessory Uses to the Above Permitted Uses  
Family Care Homes (when not operated within 0.5 mile of another such use)

## 2. Conditional Uses

The following are permitted as conditional uses in accordance with Section 10 of this ordinance.

Home Occupations  
Radio Transmitting Stations and Towers  
Utility Easements  
Riding Stables  
Day Care Facilities (In Home)  
Insurance Offices  
Public Safety Training Facilities  
Civic, Social, and Fraternal Organizations  
Mining and Related Activities  
Art Studios  
Two-family Dwellings

## 3. Dimensional Requirements

- a) Minimum required lot area – 20,000 square feet without an approved public water and sewer system; 15,000 square feet with an approved public water and/or sewer system.
- b) Minimum additional lot area required for each dwelling unit in excess of one – 5,000 square feet.
- c) Minimum required mean lot width – 100 feet.
- d) Minimum required front yard – 40 feet measured from the front property line.
- e) Minimum required side yard on each side of each main building – 20 feet measured from the side property line. Carports shall not encroach upon a required side yard.
- f) Minimum required rear yard – 25 feet measured from the rear property line.
- g) Maximum height of building shall be – 40 feet.
- h) Location of Accessory Buildings. Accessory buildings may occupy ten percent of the gross lot area, must be built a minimum of ten feet from any lot line, and, except for attached garages, must be to the rear of the principal building.
- i) Corner Lots. On corner lots, the side yard on the side of the lot abutting the side street shall not be less than one-half the front yard requirement.
- j) Corner Visibility. On a corner lot, within the area formed by the center lines of the intersecting streets and a line joining points on such center lines at a distance of eight feet from their intersection there shall be no obstruction to vision between a height of two feet and a height of ten feet above the average center line grade of each street.
- k) Curb Cuts. No portion of any driveway leading from a public street shall be closer than fifteen (15) feet to the corner of any intersection measured from the right-of-way line.

The width of any driveway on the same property leading from a public street shall be within no less than ten (10) feet and no more than twenty-four (24) feet at its intersection with the curb or street line.

No two driveways on the same property leading from a public street shall be within twenty (20) feet of each other measured along the full height of the curb.

137

Instrument Prepared By: Cyrus J. Faircloth  
Attorney At Law  
114 Lisbon Street  
P.O. Box 1430  
Clinton, North Carolina 28329

**NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED, made this 18th day of September, 1998, by and between,

**GRANTOR**

ALLIE C. WALLER AND HUSBAND,  
URIEL NICHOLS WALLER, DONNIE  
C. CAMPBELL, ANDREW JACKSON  
CRUMPLER AND WIFE, DAISY  
L. CRUMPLER AND MARGARET C.  
MINNICH  
606 STEWART AVENUE  
CLINTON, N.C. 28328

**GRANTEE**

EUGENE T. LINKOUS, JR. AND  
WIFE, HELEN C. LINKOUS  
P.O. BOX 2807  
HENDERSONVILLE, N.C. 28392

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include the singular, plural, masculine, feminine, or neuter as required by context.

**W I T N E S S E T H**

The Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple (with the exceptions hereinafter stated, if any), all that certain tract or parcel of land situated in North Clinton Township, Sampson County, North Carolina and being more particularly described as follows:

**BEGINNING** at a stake in the Western edge of the lane leading to Royals Old Mill and runs with the back lines of Lots Nos. 1, 2 and 3, South 76 degrees 45 minutes West 622 feet to the run of Royal's Mill Branch; thence down said branch, North 10 degrees 35 minutes West 182 feet and North 22 degrees 15 minutes West 72 feet to the corner of Lot No. 6; thence with said lot, North 74 degrees East 548 feet to the Western edge of the aforesaid lane; thence with the edge of the lane, South 29 degrees 22 minutes East 280 feet to **THE BEGINNING**, **CONTAINING 3.5 ACRES, MORE OR LESS**. Being Lot No. 5 in the division of the Gaston Crumpler Estate. For title reference see Book 1026, Page 689, Book 1026, Page 695, Book 1025, Page 559, Book 1023, Page 156, File 81 E 36,

File 85 SP 32, and Book 443, Page 456, Sampson County Registry.  
SUBJECT TO AN EASEMENT to the Town of Clinton, recorded in Book 1090, Page 438, Sampson County Registry.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple; that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated, if any.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands and seals, the date set opposite their respective names.

- DATE: 9-24-98 Allie C. Waller (SEAL)  
ALLIE C. WALLER, GRANTOR  
Soc. Sec. No.: 241-40-2488
- DATE: 9-24-98 Uriel Nichols Waller (SEAL)  
URIEL NICHOLS WALLER, GRANTOR  
Soc. Sec. No.: 241-18-1271
- DATE: 9-26-98 Donna C. Campbell (SEAL)  
DONNIE C. CAMPBELL, GRANTOR  
Soc. Sec. No.: 240-32-4549
- DATE: 9-24-98 Andrew Jackson Crumpler (SEAL)  
ANDREW JACKSON CRUMPLER, GRANTOR  
Soc. Sec. No.: 240-32-4548
- DATE: 9-24-98 Daisy L. Crumpler (SEAL)  
DAISY L. CRUMPLER, GRANTOR  
Soc. Sec. No.: 421-50-7737
- DATE: 9-25-98 Margaret C. Minnich (SEAL)  
MARGARET C. MINNICH, GRANTOR  
Soc. Sec. No.: 240-20-1459

\*\*\*\*\*

NORTH CAROLINA  
SAMPSON COUNTY

I, James Edward Carr, a Notary Public of the County and State aforesaid, certify that ALLIE C. WALLER AND HUSBAND, URIEL NICHOLS WALLER, GRANTORS, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official stamp or seal, this 24<sup>th</sup> day of September, 1998.

James Edward Carr  
NOTARY PUBLIC



My Commission Expires: MARCH 29, 2003

\*\*\*\*\*

NORTH CAROLINA

SAMPSON COUNTY

I, JAMES EDWARD CARR, a Notary Public of the County and State aforesaid, certify that DONNIE C. CAMPBELL, GRANTOR, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official stamp or seal, this 26<sup>th</sup> day of September, 1998.

James Edward Carr  
NOTARY PUBLIC



My Commission Expires: MARCH 29, 2003

\*\*\*\*\*

NORTH CAROLINA

Sampson COUNTY

I, James Edward Carr, a Notary Public of the County and State aforesaid, certify that ANDREW JACKSON CRUMPLER AND WIFE, DAISY L. CRUMPLER, GRANTORS, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official stamp or seal, this 24<sup>th</sup> day of September, 1998.

James Edward Carr  
NOTARY PUBLIC



My Commission Expires: MARCH 29, 2003

\*\*\*\*\*

SAMPSON CO, NC - Property Card

Printed: 02/27/26 Card: 1 of 0

Appraiser: MRW

Pin #: 149515-53-6195  
Owners/ship: 177244  
LINKOUS, EUGENE T JR  
LINKOUS, HELEN C  
PO BOX 2807  
HENDERSONVILLE NC 28793

SIT/US: PIERCE ST  
Deeded Acres: 3.5  
Legal Description:

Subd: Nbhhd: 029 North Clinton Tom

Parcel: A average

Fronting: Sale Dt I S Price Db/Pa Valid. Code  
10/07/98 D 1304/812  
Location: No Valid Sale

Parking: Utility: E electric;  
Zoning:

Sketch Vectors  
Vector

Improvement Description: R1

Story: FP Stacks:  
Class: Openings:  
Ext Wall: Prefab FP:  
Yr Bilt: Rooms:  
Eff Year: Bedrooms:  
Heating: Unfin Area:  
Fuel: Fin Bsmt Area:  
System: Rec Room Area:

Bsmt: BSMNT Gar:  
Aftic: Baths:  
Half: Extra Fixt:  
Misc 1: Misc 2:  
N-Fact: .92

Phys Cond: CDU:  
Over Depr Tp:  
Funct Dep %:  
Funct Desc:  
Econ Dep%:  
Econ Desc:  
N-Fact: .92

% Complete:  
Grade:  
C&D Fact:  
C&D Desc:  
TV/SF  
SP/SF  
RCN/SF  
RCNLD/SF

# Low 1st 2nd 3rd Description

Area Value(RCN) Yr Bt EYr Bt Grd CDU %Gd Table %Cmp

RCNLD

Assessment: 2026

Method: COST APPROACH  
Land: \$91,862 Excluded:  
BLDG: \$0 Ag Use:  
Market: \$91,862 SWF:  
Deferred: \$0  
Exempt: \$0  
Taxable: \$91,862

Entrances

Revsit: Reason:  
Appr Date Code Rev2

Building Permit

Date Permit # Permit \$ CO Date Fig

HSF: TSF: 0

Total:

Land Description: LUC: A      NBHD: 029 North Clinton Township      Printed: 02/27/26      Card: 1 of 0

N-Fact:	Topo1: level	Topo3:	Road 1: paved	Ag Use	LN	Soil	Acres	Rate	Value
Zoning:	Topo2:	Traffic:	Road 2:						
L#	Typ	Code	Desc	Size	BaseRate	Adj	AdjRate	Value	
1	A	6T	Residual	3,4580	26565		26565	91,862	

Total Parcel Size: AC 3.4580      Rate/AC 26,565.07      Value 91,862

Comments:      From John R Minnich Jr 1304/809 10-1-96from Allie C Waller & Others 1304/812

OB&Y	L#	Code	Yr	Blk	Eff	Yr	W	x	L	Area	Grd	Units	Mod	Cd	Rate	Ovrd	Rte	RCN	Cnd	Enct	%Cmp	%Gd	RCNLD	
	1																							
	2																							
Total:																								

< Return to Search Parcels v TX 88

**Property Information**

PIN: 12025240001  
 Alternate IDs: 1495, 15-53-6195J  
 1495361951 10331

**LINK TO PROPERTY CARD**  
 Owner: LINKOUS, EUGENE T JR

Mailing Address: PO BOX 2807,  
 HENDERSONVILLE, NC 28793

Survey/Deeded Acreage: 3.50  
 Calculated Acreage: 3.46

\*Deed Book/Page: 1304/812  
 Date Recorded: 1998-10-01 00:00:00  
**LINK TO DEED**

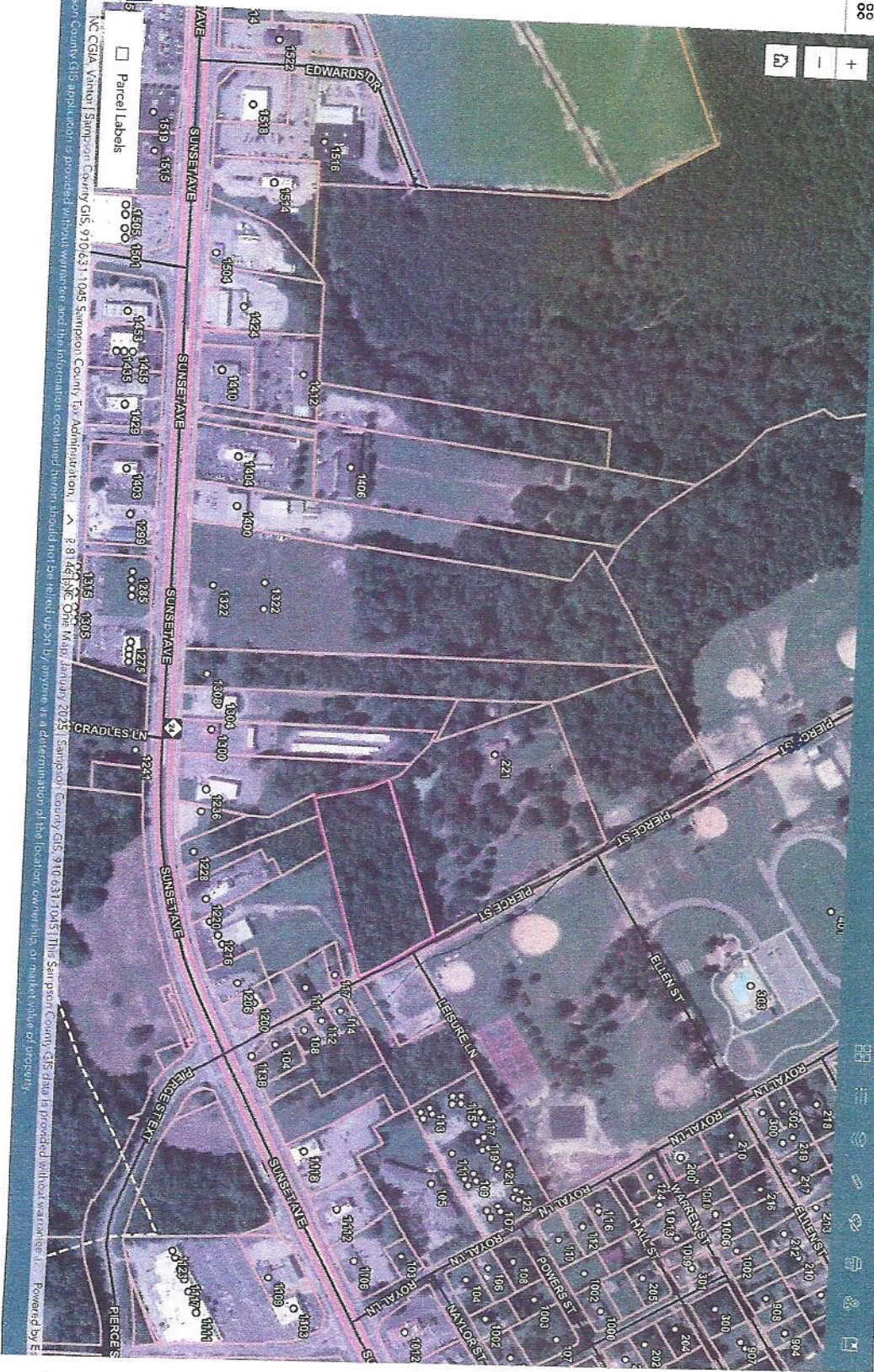
\*Plat Book/Page: None/None  
**LINK TO PLAT**

\*Dead and Plat are subject to availability.  
 For questions, contact the Sampson County Tax  
 Administration at 919-592-8146.

**Sales/Value Information**

Sale Price: 0  
 Structure Description(s):  
 Structure Appraised Value(s):

Private Parcel Report  
 Website Feedback Data Site



The Sampson County GIS application is provided without warranty and the information contained herein should not be relied upon by anyone as a determination of the location, ownership, or market value of property.

# VACANT LAND DISCLOSURE STATEMENT

**Note:** Use this form to fulfill Seller's required disclosures in the Offer to Purchase and Contract – Vacant Lot/Land Form 12-T.

Property: Pierce Street, Clinton, 28328  
 Buyer: \_\_\_\_\_  
 Seller: Eugene T. Linkous, Helen C. Linkous

Buyer understands and agrees that this Disclosure Statement is not a substitute for professional inspections, and that this document does not relieve Buyer of their duty to conduct thorough Due Diligence on the Property. Any representations made by Seller in this Disclosure Statement are true to the best of Seller's knowledge, and copies of any documents provided by Seller are true copies, to the best of Seller's knowledge. Buyer is strongly advised to have all information confirmed and any documents substantiated during the Due Diligence Period.

If Seller checks "yes" for any question below, Seller is affirming actual knowledge of either: (1) the existence of documentation or information related to the Property; or (2) a problem, issue, characteristic, or feature existing on or associated with the Property. If Seller checks "no" for any question below, Seller is stating they have no actual knowledge or information related to the question. If Seller checks "NR," meaning no representation, Seller is choosing not to disclose whether they have knowledge or information related to the question.

**A. Physical Aspects**

	Yes	No	NR
1. Non-dwelling structures on the Property ..... If yes, please describe: _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
2. Current or past soil evaluation test (agricultural, septic, or otherwise).....	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
3. Caves, mineshafts, tunnels, fissures or open or abandoned wells .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
4. Erosion, sliding, soil settlement/expansion, fill or earth movement .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
5. Communication, power, or utility lines.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Pipelines (natural gas, petroleum, other).....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
7. Landfill operations or junk storage .....	<input checked="" type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
<input type="checkbox"/> Previous <input type="checkbox"/> Current <input type="checkbox"/> Planned <input type="checkbox"/> Legal <input type="checkbox"/> Illegal	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
8. Drainage, grade issues, flooding, or conditions conducive to flooding .....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
9. Gravesites, pet cemeteries, or animal burial pits.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
10. Rivers, lakes, ponds, creeks, streams, dams, or springs.....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
11. Well(s).....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
<input type="checkbox"/> Potable <input type="checkbox"/> Non-potable    Water Quality Test? <input type="checkbox"/> yes <input type="checkbox"/> no depth _____; shared (y/n) _____; year installed _____; gal/min _____	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
12. Septic System(s).....	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
If yes: Number of bedrooms on permit(s) _____ Permit(s) available? <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> NR Lift station(s)/Grinder(s) on Property? <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> NR Septic Onsite? <input type="checkbox"/> yes <input type="checkbox"/> no <input type="checkbox"/> Details: _____ Tank capacity _____ Repairs made (describe): _____ Tank(s) last cleaned: _____	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
If no: Permit(s) in process? <input type="checkbox"/> yes <input type="checkbox"/> no <input checked="" type="checkbox"/> NR Soil Evaluation Complete? <input type="checkbox"/> yes <input type="checkbox"/> no <input checked="" type="checkbox"/> NR Other Septic Details: _____	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**REALTOR®** This form approved by:  
**NC REALTORS®**  
 Seller Initials elt hcl Buyer Initials \_\_\_\_\_  
 Carr Real Estate Company 206 Lisbon St Clinton, NC 28328



**STANDARD FORM 142**  
 Revised 7/2025  
 © 7/2025

13. Commercial or industrial noxious fumes, odors, noises, etc. on or near Property..... Yes  No  NR  
 If yes, please describe: \_\_\_\_\_

**B. Legal/Land Use Aspects**

- 1. Current or past title insurance policy or title search.....
- 2. Copy of deed(s) for property..... Yes  No  NR
- 3. Government administered programs or allotments.....
- 4. Rollback or other tax deferral recaptures upon sale.....
- 5. Litigation or estate proceeding affecting ownership or boundaries.....
- 6. Notices from governmental or quasi-governmental authorities related to the property..... Yes  No  NR
- 7. Private use restrictions or conditions, protective covenants, or HOA..... Yes  No  NR  
 If yes, please describe: \_\_\_\_\_
- 8. Recent work by persons entitled to file lien claims..... Yes  No  NR  
 If yes, have all such persons been paid in full ..... Yes  No  NR  
 If not paid in full, provide lien agent name and project number: \_\_\_\_\_
- 9. Jurisdictional government land use authority:  
 County: \_\_\_\_\_ City: \_\_\_\_\_
- 10. Current zoning: \_\_\_\_\_
- 11. Fees or leases for use of any system or item on property .....
- 12. Location within a government designated disaster evacuation zone (e.g., hurricane, nuclear facility, hazardous chemical facility, hazardous waste facility)..... Yes  No
- 13. Access (legal and physical) other than by direct frontage on a public road  
 Access via easement..... Yes  No  
 Access via private road ..... Yes  No  
 If yes, is there a private road maintenance agreement?  yes  no
- 14. Solar panel(s), windmill(s), cell tower(s)..... Yes  No  
 If yes, please describe: \_\_\_\_\_

**C. Survey/Boundary Aspects**

- 1. Current or past survey/plat or topographic drawing available..... Yes  No
- 2. Approximate acreage: \_\_\_\_\_
- 3. Wooded Acreage 3.5 ; Cleared Acreage \_\_\_\_\_
- 4. Encroachments.....
- 5. Public or private use paths or roadways rights of way/easement(s)..... Yes  No  
 Financial or maintenance obligations related to same .....
- 6. Communication, power, or other utility rights of way/easements .....
- 7. Railroad or other transportation rights of way/easements.....
- 8. Conservation easement .....
- 9. Property Setbacks..... Yes  No  
 If yes, describe: \_\_\_\_\_
- 10. Riparian Buffers (i.e., stream buffers, conservation districts, etc.)..... Yes  No
- 11. Septic Easements and Repair Fields .....
- 12. Any Proposed Easements Affecting Property.....
- 13. Beach Access Easement, Boat Access Easement, Docking Permitted..... Yes  No  
 If yes, please describe: \_\_\_\_\_

Seller Initials BJ NC Buyer Initials \_\_\_\_\_

**D. Agricultural, Timber, Mineral Aspects**

Yes	No	NR
-----	----	----

- 1. Agricultural Status (e.g., forestry deferral) .....  Yes  No  NR
- 2. Licenses, leases, allotments, or usage permits (crops, hunting, water, timber, etc.).....  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_
- 3. Forfeiture, severance, or transfer of rights (mineral, oil, gas, timber, development, etc.)  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_
- 4. Farming on Property:  owner or  tenant .....  Yes  No  NR
- 5. Presence of vegetative disease or insect infestation.....  Yes  No  NR
- 6. Timber cruises or other timber related reports.....  Yes  No  NR
- 7. Timber harvest within past 25 years .....  Yes  No  NR  
If yes, monitored by Registered Forester? .....  Yes  No  NR  
If replanted, what species: \_\_\_\_\_  Yes  No  NR  
Years planted: \_\_\_\_\_  Yes  No  NR
- 8. Harvest impact (other than timber) .....  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_

**E. Environmental Aspects**

- 1. Current or past Phase I, Phase II or Phase III Environmental Site Assessment(s).....  Yes  No  NR
- 2. Underground or above ground storage tanks .....  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_
- 3. Abandoned or junk motor vehicles or equipment of any kind.....  Yes  No  NR
- 4. Past illegal uses of property (e.g., methamphetamine manufacture or use).....  Yes  No  NR
- 5. Federal or State listed or protected species present.....  Yes  No  NR  
If yes, describe plants and/or animals: \_\_\_\_\_
- 6. Government sponsored clean-up of the property .....  Yes  No  NR
- 7. Groundwater, surface water, or well water contamination  Current  Previous ...  Yes  No  NR
- 8. Previous commercial or industrial uses.....  Yes  No  NR
- 9. Wetlands, streams, or other water features .....  Yes  No  NR  
Permits or certifications related to Wetlands .....  Yes  No  NR  
Conservation/stream restoration.....  Yes  No  NR
- 10. Coastal concern (tidal waters, unbuildable land, flood zone, CAMA, Army Corp., etc.)  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_
- 11. The use or presence on the property, either stored or buried, above or below ground, of:
  - i. Asbestos, Benzene, Methane, Pesticides, Radioactive Material .....  Yes  No  NR  
If yes, describe in detail: \_\_\_\_\_
  - ii. Other fuel/chemical.....  Yes  No  NR
  - iii. Paint  Lead based paint  Other paint/solvents .....  Yes  No  NR
  - iv. Agricultural chemical storage .....  Yes  No  NR

**F. Utilities**

Check all currently available on the Property and indicate the provider.

- Water (describe): \_\_\_\_\_
- Sewer (describe): \_\_\_\_\_
- Gas (describe): \_\_\_\_\_
- Electricity (describe): \_\_\_\_\_
- Cable (describe): \_\_\_\_\_

Seller Initials eth Buyer Initials ncl





# STATE OF NORTH CAROLINA MINERAL AND OIL AND GAS RIGHTS MANDATORY DISCLOSURE STATEMENT

## Instructions to Property Owners

- The Residential Property Disclosure Act (G.S. 47E) ("Disclosure Act") requires owners of certain residential real estate such as single-family homes, individual condominiums, townhouses, and the like, and buildings with up to four dwelling units, to furnish purchasers a Mineral and Oil and Gas Rights Disclosure Statement ("Disclosure Statement"). This form is the only one approved for this purpose.
- A disclosure statement is not required for some transactions. For a complete list of exemptions, see G.S. 47E-2(a). **A DISCLOSURE STATEMENT IS REQUIRED FOR THE TRANSFERS IDENTIFIED IN G.S. 47E-2(h)**, including transfers involving the first sale of a dwelling never inhabited, lease with option to purchase contracts where the lessee occupies or intends to occupy the dwelling, and transfers between parties when both parties agree not to provide the Residential Property and Owner's Association Disclosure Statement.
- You must respond to each of the following by placing a check  in the appropriate box.

### MINERAL AND OIL AND GAS RIGHTS DISCLOSURE

Mineral rights and/ or oil and gas rights can be severed from the title to real property by conveyance (deed) of the mineral rights and/ or oil and gas rights from the owner or by reservation of the mineral rights and/ or oil and gas rights by the owner. If mineral rights and/ or oil and gas rights are or will be severed from the property, the owner of those rights may have the perpetual right to drill, mine, explore, and remove any of the subsurface mineral and/ or oil or gas resources on or from the property either directly from the surface of the property or from a nearby location. With regard to the severance of mineral rights and/ or oil and gas rights, Seller makes the following disclosures:

- |                      |  |                              |                                     |   |
|----------------------|--|------------------------------|-------------------------------------|---|
| Buyer Initials _____ | 1. Mineral rights were severed from the property by a previous owner.                                    | Yes <input type="checkbox"/> | No <input type="checkbox"/>         | No Representation <input checked="" type="checkbox"/> |
| Buyer Initials _____ | 2. Seller has severed the mineral rights from the property.  | <input type="checkbox"/>     | <input checked="" type="checkbox"/> |   |
| Buyer Initials _____ | 3. Seller intends to sever the mineral rights from the property prior to transfer of title to the Buyer. | <input type="checkbox"/>     | <input checked="" type="checkbox"/> |   |
| Buyer Initials _____ | 4. Oil and gas rights were severed from the property by a previous owner.                                | <input type="checkbox"/>     | <input type="checkbox"/>            | <input checked="" type="checkbox"/>                   |
| Buyer Initials _____ | 5. Seller has severed the oil and gas rights from the property.  | <input type="checkbox"/>     | <input checked="" type="checkbox"/> |   |
| Buyer Initials _____ | 6. Seller intends to sever the oil and gas rights from the property prior to transfer of title to Buyer. | <input type="checkbox"/>     | <input checked="" type="checkbox"/> |   |

### Note to Purchasers

If the owner does not give you a Mineral and Oil and Gas Rights Disclosure Statement by the time you make your offer to purchase the property, or exercise an option to purchase the property pursuant to a lease with an option to purchase, you may under certain conditions cancel any resulting contract without penalty to you as the purchaser. To cancel the contract, you must personally deliver or mail written notice of your decision to cancel to the owner or the owner's agent within three calendar days following your receipt of this Disclosure Statement, or three calendar days following the date of the contract, whichever occurs first. However, in no event does the Disclosure Act permit you to cancel a contract after settlement of the transaction or (in the case of a sale or exchange) after you have occupied the property, whichever occurs first.

Property Address: Pierce Street, Clinton, 28328

Owner's Name(s): Eugene T. Linkous, Helen C. Linkous

Owner(s) acknowledge having examined this Disclosure Statement before signing and that all information is true and correct as of the date signed.

Owner Signature: [Signature] Eugene T. Linkous

Date 2/27/26

Owner Signature: [Signature] Helen C. Linkous

Date 2-27-26

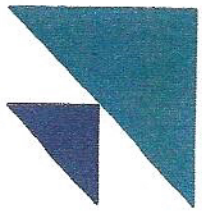
Purchaser(s) acknowledge receipt of a copy of this Disclosure Statement; that they have examined it before signing; that they understand that this is not a warranty by owner or owner's agent; and that the representations are made by the owner and not the owner's agent(s) or subagent(s).

Purchaser Signature: \_\_\_\_\_

Date \_\_\_\_\_

Purchaser Signature: \_\_\_\_\_

Date \_\_\_\_\_



# SAMPSON COUNTY

## NORTH CAROLINA

### Real Estate

[View Bill](#)

As of	3/2/2026
Bill Year	2025
Bill	29793
Owner	LINKOUS, EUGENE T JR
Parcel ID	12025240001

[View payments/adjustments](#)

Installment	Pay By	Amount	Payments/Credits	Balance	Interest	Due
1	9/1/2025	\$1,047.22	\$1,047.22	\$0.00	\$0.00	\$0.00
<b>TOTAL</b>		\$1,047.22	\$1,047.22	\$0.00	\$0.00	\$0.00

©2026 Tyler Technologies, Inc.