

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

INSTRUMENT OF SEPARATION

Prepared by: The Law Office of Ryan W. Johnson, P.L.L.C.

This Instrument of Separation is made this the 21st day of August 2025, by the owner, Laurie C. Driver, widow, whose mailing address is 507 W. Oak Island Dr., Oak Island, NC 28465.

WITNESSETH:

WHEREAS, the maker of this Instrument of Separation presently owns tax parcel number 234LH017 (Lots 1 and 2, Block 211, Section 15, Tranquil Harbour Plat 6/67) in Oak Island, North Carolina, by virtue of a North Carolina General Warranty Deed which was recorded in Book 1348 at Page 516, and an Instrument of Combination recorded in Book 2746 at Page 15 of the Brunswick County Registry. Lawrence B. Driver, Jr. died testate in Brunswick County on April 22, 2025 (See Estate File 25E001890-090 for further reference); and

WHEREAS, the owner wishes to separate out Lot 1, Block 211, Section 15, Tranquil Harbour Plat 6/67, from Lot 2, Block 211, Section 15, Tranquil Harbour Plat 6/67, to create two separate tax parcels for the property for compliance with all applicable provisions of the Brunswick County Zoning and Subdivision Ordinances and the Town of Oak Island Subdivision Ordinances and regulations, and all taxation and assessment purposes only; and

WHEREAS, this is a limited special purpose instrument for the purpose of separating the above-mentioned lot for tax and assessment purposes; and is not a conveyance nor a re-platting of the property, and does not change or modify in any manner the ownership interest in the property; and

WHEREAS, upon execution and recording of this Instrument of Separation, Lot 1, Block 211, Section 15, Tranquil Harbour Plat 6/67, and Lot 2, Block 211, Section 15, Tranquil Harbour Plat 6/67 are hereby separated into separate parcels for tax and assessment purposes. Description is as follows:

BEING known as designated as Lot 1, Section 15, Block 211 of the Tranquil Harbour Subdivision as the same appears on a plat thereof recorded in Map Book 6, Page 67 of the Brunswick County Registry, to which reference is made for a more particular description.

BEING known as designated as Lot 2, Section 15, Block 211 of the Tranquil Harbour Subdivision as the same appears on a plat thereof recorded in Map Book 6, Page 67 of the Brunswick County Registry, to which reference is made for a more particular description.

IN WITNESS WHEREOF, the Grantor has hereunto set their hands and seal, the day and year first above written.


Laurie C. Driver

(Notarial acknowledgment on following page)

STATE OF NORTH CAROLINA
COUNTY OF BRUNSWICK

I, Ryan W. Johnson, a Notary Public for said state and county, do hereby certify that Laurie C. Driver appeared before me this day and acknowledged the execution of the foregoing instrument.

WITNESS my hand and official seal or stamp, this 21st day of August 2025.

(Official Seal)



[Signature]
NOTARY PUBLIC

My Commission Expires: 12/11/2026

