

Easy Offer for a Mary Cheatham King Real Estate Listing

for quickest response please email/cc:

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| <b>Seller/s:</b>                       | James Shepard and wife, Kim Shepard   |
| <b>Name for due diligence check:</b>   | James & Kim Shepard   |
| <b>Property Address:</b>               | 212 Taylorwood Drive, Beaufort, NC 28516  |
| <b>Legal Description:</b>              | Lot 17 Section 1 The Reserve Collection North River   |
| <b>PIN #:</b>                          | 7307 0295 1390 000  |
| <b>Plat Book/Page:</b>                 | <b>Book:</b> 31 <b>Pages:</b> 62-69   |
| <b>Deed Book/Page:</b>                 | <b>Book:</b> 1766 <b>Page:</b> 105  |
| <b>Escrow Agent:</b>                   | Attorney of choice  |
| <b>Items Leased or Not Owned:</b>      | N/A   |
| <b>Other Items that do not convey:</b> | N/A   |
| <b>Personal Property that conveys:</b> | All built-in kitchen appliances, refrigerator, washer-dryer, water-softener (if applicable) and window treatments; Murphy Bed |
| <b>Ownership:</b>                      | Seller/s have owned the property for at least one year  |
| <b>Lead Based Paint Addendum:</b>      | N/A   |
| <b>HOA Information:</b>                | Beaufort Club HOA; \$150/quarter; Abby Norton, abby.norton@fresidential.com, 855.333.5149                                     |
| <b>Special Assessment:</b>             | None known  |
| <b>Listing Agent Firm Name:</b>        | Keller Williams Crystal Coast   Mary Cheatham King Real Estate  |
| <b>Firm License:</b>                   | C26989   C27586   |
| <b>Mailing Address:</b>                | 5420 Highway 70, Morehead City, NC 28557  |
| <b>Individual Agent:</b>               | Dara Goodman Nicely   |
| <b>Listing Agent License:</b>          | 335415  |
| <b>Listing Agent Phone #:</b>          | 252.725.9290  |
| <b>Listing Agent Fax #:</b>            | 252.499.2525  |