

# Petition for Annexation into Raleigh City Limits

Planning and Development Department • One Exchange Plaza, Suite 300 | Raleigh, NC 27601 | 919-996-2682



## Section A Submittal Deadlines

Petitions for annexation are accepted by Planning and Development at any time. There are no fees required for submittal of an annexation petition. **The annexation will be scheduled for public hearing and becomes effective immediately upon adoption at the scheduled public hearing unless notified otherwise by the City Clerk.**

## Section B Summary Information / Metes and Bounds Descriptions

Development Project Name:

**Habitat - Forestville Rd**

Street Address:

**2608 Forestville Rd. Wake Forest, NC 27587**

City of Raleigh Subdivision approval #:  
S- \_\_\_\_\_ - \_\_\_\_\_ or

Building Permit #:  
\_\_\_\_\_ or

Group Housing #:  
GH- \_\_\_\_\_ - \_\_\_\_\_

Wake County (PINs) Property Identification Number(s):

**PIN 1748548289**

Acreage of Annexation Site:

**4.56**

Linear Feet of New Public Streets within Annexation Boundaries:

**Approx 900'**

Annexation site is requesting connection to City of Raleigh Water  and/or Sewer

**For Sewer-Only Requests:** **N/A**

Applicant has received a contract for service from Raleigh Water:  Yes.  No

Number of proposed dwelling units:

**twenty eight (28)**

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<b>Unit Type/Unit Count:</b>	Total Breakdown of Dwelling Units		
	Single-Family Home Unit Count _____	Multifamily - Condo/Apartment Unit Count _____	Multifamily – Townhouse Unit Count <u>28</u>
	Complete only for Townhome Units:		
	Are there more than 6 units in one group of townhomes? <input type="checkbox"/> Y <input checked="" type="checkbox"/> N		
	Complete only for Condo/Apartment units:		
	Are buildings multi-story with stacked units? <input type="checkbox"/> Y <input type="checkbox"/> N	Will there be a community trash compactor? <input type="checkbox"/> Y <input type="checkbox"/> N	Unit Count +/- Description: <i>Example</i> 30 Studio + 1 Bath 50 1 BR + 1.5 Bath  Count Bedroom + Bath _____ + _____ _____ + _____ _____ + _____
Building Square Footage of Non-Residential Space: <u>n/a</u>			
Specific proposed use (office, retail, warehouse, school, etc.): <u>residential</u>			
Projected market value at build-out (land and improvements): \$ <u>Est \$9.5M (pending plan approvals &amp; entitlements)</u>			
<b>Applicant Contact Information</b>			
Property Owner(s): <u>HEBERT, JOHN T HEIRS, Jennifer Reynolds, attorney-in-fact</u>			
Primary Mailing Address: <u>582 Rogers Rd. Zebulon, NC 27597</u>			
Phone: <u>(919) 612-4630</u>	Email: <u>jennreynolds47@yahoo.com</u>		
<b>Project Contact information (if different that property owner)</b>			
Contact(s): <u>Patrick Busse, Habitat for Humanity of Wake County</u>			
Primary Mailing Address: <u>2420 North Raleigh Blvd. Raleigh, NC 27604</u>			
Phone: <u>(919) 793-6633</u>	Email: <u>patrick.busse@habitatwake.org</u>		
<b>Written metes and bounds description of property to be annexed:</b> Attach additional sheets if necessary. An electronic copy in word format must be emailed to <a href="mailto:rezoning@raleighnc.gov">rezoning@raleighnc.gov</a> .			



**Section C Annexation Petition**

**State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina**

**Part 1** The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. **The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Unified Development Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners.** The property to be annexed is:

<input checked="" type="checkbox"/>	<b>Contiguous</b> to the present corporate limits of the City of Raleigh, North Carolina, or
<input type="checkbox"/>	<b>Not Contiguous</b> to the municipal limits of the City of Raleigh, North Carolina and is located within three miles of the municipal limits of the City of Raleigh, North Carolina (pursuant to Chapter 989 of the Sessions Law of North Carolina, 1967).


**Part 2** The undersigned certify that they have researched the assessment lien rolls of the City (located at <https://raleighnc.gov/services/doing-business/assessment-liens>), and that the property described in this application, including any portion thereof, \_\_\_\_\_ is /  is not (mark one) listed on any of the City's assessment lien rolls. If the property, or any portion thereof, is listed on the City's assessment lien rolls, the account number[s] for such assessment is n/a.

**Part 3** NC General Statutes require petitioners of both contiguous and satellite annexations to file a signed statement declaring whether vested rights have been established in accordance with G.S. §160D-108 and G.S. §160D-108.1 for properties subject to the petition.

Do you declare such vested rights for the property subject to this petition?  Yes  No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

**Signed** this 26th day of June, 2024 by the owners of the property described in Section B.

<p><b>Owner's Signature(s):</b> <u>Jennifer Reynolds</u></p> <p>Signature <u></u> Date <u>6/28/2024   12:17 PM EDT</u></p> <p>Signature _____ Date _____</p> <p>Signature _____ Date _____</p> <p>Signature _____ Date _____</p>	<p><b>Corporate Seal</b></p>
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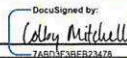
**Print Owner Name(s) and Information:**

Name: Jennifer Reynolds, attorney in fact Phone: (919) 612-4630

Address: 582 Rogers Rd. Zebulon, NC 27597

Name: \_\_\_\_\_ Phone: \_\_\_\_\_

Address: \_\_\_\_\_

**Above signature(s) attested by** Colby Mitchell X  6/28/2024 | 12:19 PM EDT

Received by the City Council of Raleigh, North Carolina, this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_, at a Council meeting duly held.

**Signature of the City Clerk and Treasurer:** \_\_\_\_\_

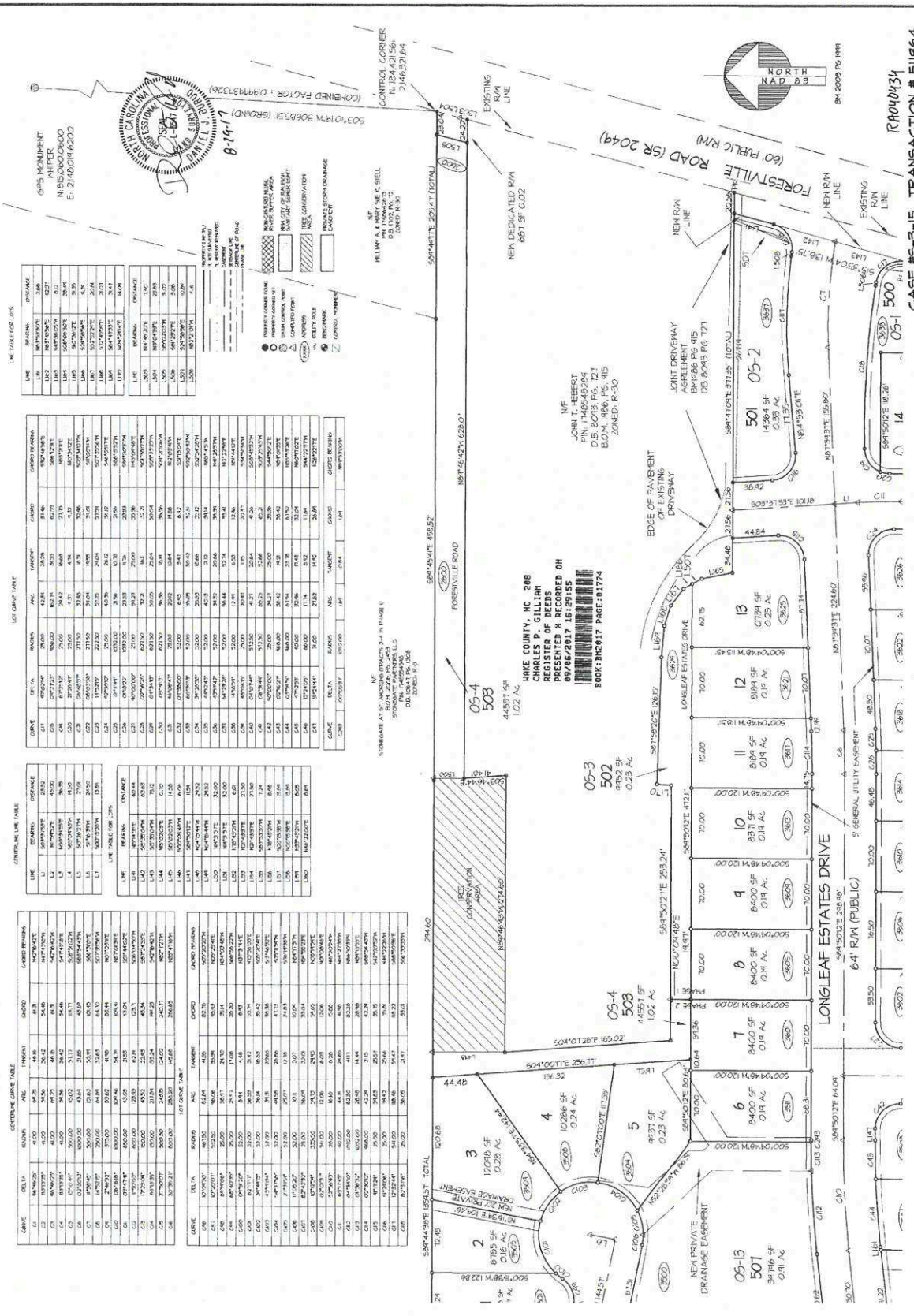


## Section D Submittal Checklist

Please include all of the following (check off). If any information is missing from the application package, you will be asked to complete the application and re-submit the petition, so please check the list below carefully before you submit:

<input checked="" type="checkbox"/>	<b>Annexation Petition Fee</b> (see the <a href="#">Development Fee Guide webpage</a> for current fee)	
<input type="checkbox"/>	If a request for sewer only, submit a copy of the contract for service with Raleigh Water	
<input checked="" type="checkbox"/>	<b>Written metes and bounds description of the property to be annexed</b> must be attached to this application. See page 1	
<input checked="" type="checkbox"/>	<b>Electronic Word document of the written metes and bounds</b> must be emailed to: <a href="mailto:rezoning@raleighnc.gov">rezoning@raleighnc.gov</a> .	
<input checked="" type="checkbox"/>	<b>Survey or Plat</b> showing above written metes and bounds description of the property to be annexed must be submitted electronically in .pdf format, if possible. The survey or plat, if not already recorded, must be signed by a land surveyor licensed in the State of NC. The survey must be valid for the purposes of recording as set forth in NC General Statute § 47-30.	
<input checked="" type="checkbox"/>	<b>City or County Property Map</b> with parcels included in the annexation request clearly marked. An excerpt of a property map is acceptable, but the map number must appear on the excerpt. This map must show the <b>existing and proposed city limits</b> .	
<input type="checkbox"/>	<b>Copy of Approved Preliminary Site Plan or Final Site Plan</b> showing City Building Permit Transaction Number or Group Housing Number (GH-_____-13, etc.) <b>or</b>	<b>Copy of Subdivision Plat</b> submitted for lot recording approval with City file number (S-_____-13, etc.)
<input checked="" type="checkbox"/>	<b>Projected Market Value of Development</b> at build-out (land and improvements).	
<input checked="" type="checkbox"/>	<b>General Annexation Area Data:</b> Linear feet of public streets, total annexation area acreage, number of proposed residential units or square footage of commercial space, type of utility connections involved, specific land uses proposed.	
<input checked="" type="checkbox"/>	<b>This application form</b> completed, <u>dated and signed</u> by the property owner(s) and attested <b>submitted by the deadlines noted in section B of this application</b> , pages 1 and 2.	
<b>Required, but often missing information. Please make sure to include the following:</b>		
<input checked="" type="checkbox"/>	<b>Correct Parcel Identification Number(s) (PIN).</b> Call Wake County Geographic Information Services at 919-856-6360, if there is any question about the parcel identifier. <b>This is very important.</b> Please indicate if the property being requested for annexation is only a portion of an existing parcel.	
<input checked="" type="checkbox"/>	<b>Owner's Signatures and Date of Signatures.</b> See page 3 of this application. All real property owners must sign the application, and the <u>date of signature MUST be filled in!</u>	
<input type="checkbox"/>	<b>Corporate Seal</b> for property owned by a corporation.	
<input checked="" type="checkbox"/>	<b>Rezoning Application</b> , if the property is currently outside <a href="#">Raleigh's Extraterritorial Jurisdiction</a> .	





LINE TABLE (SEE LIST)

LINE	MARKER	DISTANCE
L1	5071202E	23.52
L2	5071202E	43.00
L3	5071202E	62.48
L4	5071202E	81.96
L5	5071202E	101.44
L6	5071202E	120.92
L7	5071202E	140.40
L8	5071202E	159.88
L9	5071202E	179.36
L10	5071202E	198.84
L11	5071202E	218.32
L12	5071202E	237.80
L13	5071202E	257.28
L14	5071202E	276.76
L15	5071202E	296.24
L16	5071202E	315.72
L17	5071202E	335.20
L18	5071202E	354.68
L19	5071202E	374.16
L20	5071202E	393.64
L21	5071202E	413.12
L22	5071202E	432.60
L23	5071202E	452.08
L24	5071202E	471.56
L25	5071202E	491.04
L26	5071202E	510.52
L27	5071202E	530.00
L28	5071202E	549.48
L29	5071202E	568.96
L30	5071202E	588.44
L31	5071202E	607.92
L32	5071202E	627.40
L33	5071202E	646.88
L34	5071202E	666.36
L35	5071202E	685.84
L36	5071202E	705.32
L37	5071202E	724.80
L38	5071202E	744.28
L39	5071202E	763.76
L40	5071202E	783.24
L41	5071202E	802.72
L42	5071202E	822.20
L43	5071202E	841.68
L44	5071202E	861.16
L45	5071202E	880.64
L46	5071202E	900.12
L47	5071202E	919.60
L48	5071202E	939.08
L49	5071202E	958.56
L50	5071202E	978.04
L51	5071202E	997.52
L52	5071202E	1017.00
L53	5071202E	1036.48
L54	5071202E	1055.96
L55	5071202E	1075.44
L56	5071202E	1094.92
L57	5071202E	1114.40
L58	5071202E	1133.88
L59	5071202E	1153.36
L60	5071202E	1172.84
L61	5071202E	1192.32
L62	5071202E	1211.80
L63	5071202E	1231.28
L64	5071202E	1250.76
L65	5071202E	1270.24
L66	5071202E	1289.72
L67	5071202E	1309.20
L68	5071202E	1328.68
L69	5071202E	1348.16
L70	5071202E	1367.64
L71	5071202E	1387.12
L72	5071202E	1406.60
L73	5071202E	1426.08
L74	5071202E	1445.56
L75	5071202E	1465.04
L76	5071202E	1484.52
L77	5071202E	1504.00
L78	5071202E	1523.48
L79	5071202E	1542.96
L80	5071202E	1562.44
L81	5071202E	1581.92
L82	5071202E	1601.40
L83	5071202E	1620.88
L84	5071202E	1640.36
L85	5071202E	1659.84
L86	5071202E	1679.32
L87	5071202E	1698.80
L88	5071202E	1718.28
L89	5071202E	1737.76
L90	5071202E	1757.24
L91	5071202E	1776.72
L92	5071202E	1796.20
L93	5071202E	1815.68
L94	5071202E	1835.16
L95	5071202E	1854.64
L96	5071202E	1874.12
L97	5071202E	1893.60
L98	5071202E	1913.08
L99	5071202E	1932.56
L100	5071202E	1952.04

LOT CORNER TABLE

LOT	MARKER	ANGLE	DISTANCE
1	5071202E	90.00	100.00
2	5071202E	90.00	100.00
3	5071202E	90.00	100.00
4	5071202E	90.00	100.00
5	5071202E	90.00	100.00
6	5071202E	90.00	100.00
7	5071202E	90.00	100.00
8	5071202E	90.00	100.00
9	5071202E	90.00	100.00
10	5071202E	90.00	100.00
11	5071202E	90.00	100.00
12	5071202E	90.00	100.00
13	5071202E	90.00	100.00
14	5071202E	90.00	100.00

CENTRAL LINE TABLE

LINE	MARKER	ANGLE	DISTANCE
L1	5071202E	90.00	100.00
L2	5071202E	90.00	100.00
L3	5071202E	90.00	100.00
L4	5071202E	90.00	100.00
L5	5071202E	90.00	100.00
L6	5071202E	90.00	100.00
L7	5071202E	90.00	100.00
L8	5071202E	90.00	100.00
L9	5071202E	90.00	100.00
L10	5071202E	90.00	100.00
L11	5071202E	90.00	100.00
L12	5071202E	90.00	100.00
L13	5071202E	90.00	100.00
L14	5071202E	90.00	100.00
L15	5071202E	90.00	100.00
L16	5071202E	90.00	100.00
L17	5071202E	90.00	100.00
L18	5071202E	90.00	100.00
L19	5071202E	90.00	100.00
L20	5071202E	90.00	100.00
L21	5071202E	90.00	100.00
L22	5071202E	90.00	100.00
L23	5071202E	90.00	100.00
L24	5071202E	90.00	100.00
L25	5071202E	90.00	100.00
L26	5071202E	90.00	100.00
L27	5071202E	90.00	100.00
L28	5071202E	90.00	100.00
L29	5071202E	90.00	100.00
L30	5071202E	90.00	100.00
L31	5071202E	90.00	100.00
L32	5071202E	90.00	100.00
L33	5071202E	90.00	100.00
L34	5071202E	90.00	100.00
L35	5071202E	90.00	100.00
L36	5071202E	90.00	100.00
L37	5071202E	90.00	100.00
L38	5071202E	90.00	100.00
L39	5071202E	90.00	100.00
L40	5071202E	90.00	100.00
L41	5071202E	90.00	100.00
L42	5071202E	90.00	100.00
L43	5071202E	90.00	100.00
L44	5071202E	90.00	100.00
L45	5071202E	90.00	100.00
L46	5071202E	90.00	100.00
L47	5071202E	90.00	100.00
L48	5071202E	90.00	100.00
L49	5071202E	90.00	100.00
L50	5071202E	90.00	100.00
L51	5071202E	90.00	100.00
L52	5071202E	90.00	100.00
L53	5071202E	90.00	100.00
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L57	5071202E	90.00	100.00
L58	5071202E	90.00	100.00
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L60	5071202E	90.00	100.00
L61	5071202E	90.00	100.00
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L64	5071202E	90.00	100.00
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L67	5071202E	90.00	100.00
L68	5071202E	90.00	100.00
L69	5071202E	90.00	100.00
L70	5071202E	90.00	100.00
L71	5071202E	90.00	100.00
L72	5071202E	90.00	100.00
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L85	5071202E	90.00	100.00
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L92	5071202E	90.00	100.00
L93	5071202E	90.00	100.00
L94	5071202E	90.00	100.00
L95	5071202E	90.00	100.00
L96	5071202E	90.00	100.00
L97	5071202E	90.00	100.00
L98	5071202E	90.00	100.00
L99	5071202E	90.00	100.00
L100	5071202E	90.00	100.00

CENTRAL LINE TABLE

LINE	MARKER	ANGLE	DISTANCE
L1	5071202E	90.00	100.00
L2	5071202E	90.00	100.00
L3	5071202E	90.00	100.00
L4	5071202E	90.00	100.00
L5	5071202E	90.00	100.00
L6	5071202E	90.00	100.00
L7	5071202E	90.00	100.00
L8	5071202E	90.00	100.00
L9	5071202E	90.00	100.00
L10	5071202E	90.00	100.00
L11	5071202E	90.00	100.00
L12	5071202E	90.00	100.00
L13	5071202E	90.00	100.00
L14	5071202E	90.00	100.00
L15	5071202E	90.00	100.00
L16	5071202E	90.00	100.00
L17	5071202E	90.00	100.00
L18	5071202E	90.00	100.00
L19	5071202E	90.00	100.00
L20	5071202E	90.00	100.00
L21	5071202E	90.00	100.00
L22	5071202E	90.00	100.00
L23	5071202E	90.00	100.00
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L27	5071202E	90.00	100.00
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L30	5071202E	90.00	100.00
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L33	5071202E	90.00	100.00
L34	5071202E	90.00	100.00
L35	5071202E	90.00	100.00
L36	5071202E	90.00	100.00
L37	5071202E	90.00	100.00
L38	5071202E	90.00	100.00
L39	5071202E	90.00	100.00
L40	5071202E	90.00	100.00
L41	5071202E	90.00	100.00
L42	5071202E	90.00	100.00
L43	5071202E	90.00	100.00
L44	5071202E	90.00	100.00
L45	5071202E	90.00	100.00
L46	5071202E	90.00	100.00
L47	5071202E	90.00	100.00
L48	5071202E	90.00	100.00
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L50	5071202E	90.00	100.00
L51	5071202E	90.00	100.00
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L53	5071202E	90.00	100.00
L54	5071202E	90.00	100.00
L55	5071202E	90.00	100.00
L56	5071202E	90.00	100.00
L57	5071202E	90.00	100.00
L58	5071202E	90.00	100.00
L59	5071202E	90.00	100.00
L60	5071202E	90.00	100.00
L61	5071202E	90.00	100.00

**Legal Description for Annexation & Rezoning Application**  
**Habitat for Humanity of Wake County**  
**2608 Forestville Road**  
**PIN 1748548289**

Beginning at a *IRON PIPE FOUND* on the Western 60' Right of Way of Forestville Road having coordinates of **N:784391.59, E:2146313.60**; thence with a bearing of **N 89°46'42" W** a distance of **653.89** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 03°46'44" E** a distance of **41.48** feet to a *COMPUTED POINT*; thence with a bearing of **N 89°46'43" W** a distance of **274.60** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 04°07'28" E** a distance of **165.02** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 89°50'27" E** a distance of **253.24** feet to a *IRON PIPE FOUND*; thence with a bearing of **N 04°29'14" E** a distance of **14.09** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 87°58'20" E** a distance of **126.15** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 84°47'33" E** a distance of **31.47** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 72°45'59" E** a distance of **21.07** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 52°52'29" E** a distance of **20.81** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 29°58'56" E** a distance of **20.67** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 10°36'12" E** a distance of **31.35** feet to a *IRON PIPE FOUND*; thence with a bearing of **S 89°47'09" E** a distance of **377.35** feet to a *PK NAIL*; thence with a bearing of **N 15°08'48" E** a distance of **131.80** feet to a *COMPUTED POINT*; thence with a bearing of **N 15°12'08" E** a distance of **143.09** feet to a *IRON PIPE FOUND*; which is the Point of beginning, containing approximately 194,165.92 square feet or 4.4574 acres to the Western side of a 60' Right of Way along Forestville Road, as shown on a survey entitled "LONGLEAF ESTATES PHASES 1-2 SUBDIVISION, TREE CONSERVATION AREA, NEW 30' CITY OF RALEIGH SANITARY SEWER EASEMENT & R/W DEDICATION PLAT" by Daniel J. Burud, Professional Land Surveyor of Priest Craven and Associates, Inc. dated March 31, 2014.







Conceptual Site Plan



**SITE SUMMARY**

AREA: 4.56 AC  
 WAKE PIN #: 1748548289  
 PROPOSED USE: TOWNHOMES  
 UNIT NUMBER: 28  
 PROPOSED DENSITY: 6.14 UNITS/AC  
 OPEN SPACE: 1.39 AC  
 OPEN SPACE PCT.: 30%  
 PARKING SPACES (LOTS): 56  
 PARKING SPACES (STREET): 7  
 END UNIT WIDTH: 20'  
 INSIDE UNIT WIDTH: 18'

**COLBY MITCHELL**  
**GREYSON TAVOLACCI**  
**DANIEL WALSER, CCIM**  
**DAVID BATTEN**

C: 919.500.1262  
 C: 919.455.3995  
 C: 919.827.6560  
 C: 919.810.1720

O: 919.582.3141  
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Visit our website for more information.



Business Support Center - Development Engineering				
Technology Fee	The tech fee was incorporated as part of the original DSD fee study which included Building and Safety, Land and Right-of-Way fees.	4%	4%	per subtotal of all other fees

**COMPREHENSIVE AND LONG RANGE PLANNING**

**Comprehensive Planning Fees**

	Fee Description	FY23	FY24	Unit of Measure
Master Plan	A visual component required when a rezoning application is submitted for a Planned Development or Campus rezoning request.	\$3,289.00	\$3,618.00	per application
Waiver petition of 24 months waiting period	A request for a waiver from the requirement prohibiting the Planning Department to accept a new rezoning petition for property which has been heard within the past 24 months.	\$198.00	\$218.00	per application
Comprehensive Plan Amendment	A request to amend the Comprehensive Plan that may affect plan text/policies, Future Land Use Map, or attached area plans.	\$658.00	\$724.00	per application
Conditional use rezoning case	A request to modify the City's Official Zoning Map with additional restrictive conditions offered by the applicant.	\$1,316.00	\$1,448.00	per application
General use rezoning case	A request to modify the City's Official Zoning Map.	\$658.00	\$724.00	per application
Text Change for Zoning Conditions	A request to modify the zoning conditions that regulate development entitlement for particular parcel(s) that will not modify the City's Official Zoning Map.	\$1,316.00	\$1,448.00	per application
Annexation	A petition to annex or deferred annexation into the City of Raleigh in order to connect to City services.	\$634.00	\$697.00	per petition
Annexation (1 or 2 family lot)	To annex or defer annexation into the City of Raleigh in order to connect to City services for: 1) a single family home with or without an ADU (accessory dwelling unit) on a single lot, or 2) a duplex with or without an ADU (accessory dwelling unit) on a single residential lot of less than one (1) acre of land.	\$317.00	\$349.00	per petition
Master Plan Amendment	Master plan review without rezoning per UDO Sec 4.7.6	\$1,316.00	\$1,184.00	per application

**Raleigh Historic Development Commission Fees**

Historic Landmark Designation	Collected from applicants of privately-initiated transactions; partially covers cost of plaque	\$329.00	\$362.00	per application
Minor Work - Administrative	Collected from applicants of privately-initiated transactions	\$32.00	\$35.00	per application
After-the-fact Minor Work Administrative	Certificate of Appropriateness applications that are filed after the requested work has begun or has been completed are referred to as after-the-fact applications.	\$64.00	\$70.00	per application



Prepared by and Return to:  
Ramseur/Ragsdale Liggett PLLC  
2840 Plaza Place, #401  
Raleigh, North Carolina 27612

**NORTH CAROLINA  
LIMITED POWER OF ATTORNEY FOR REAL PROPERTY**

I, SHELBY HEBERT name the following person as my agent:

Name of Agent: JENNIFER REYNOLDS

For purposes of this power of attorney, the "Property" is all of that real property located in Wake County, North Carolina, and known or identified as follows:

**BEING all of Tract 1-B of the W. T. Shearin Estate, together with the 2.439-acre tract adjacent thereto and bordering along the south and west of Tract 1-B of the W. T. Shearin Estate, as shown on a plat thereof recorded in Book of Maps 1979, Page 872, and in Book of Maps 1986, Page 915, Wake County Registry; and being the same property as shown on a survey by Al Prince and Associates, P.A., dated March 21, 1994, and entitled "Survey For Bryce Talley Nicholson and Starr P. Nicholson, Wake County, North Carolina."**

**REID: 0115604**

**Property address: 2608 Forestville Road, Wake Forest, NC 27587**

**GRANT OF AUTHORITY**

I grant my agent general authority to act for me with respect to the Property, all tangible personal property related to the Property, and all financial transactions relating to the Property. The authority granted to my agent pursuant to this power of attorney expressly includes the following:

1. The authority to act with respect to real property as set forth in Section 32C-2-204 of the North Carolina General Statutes;



2. The authority to act with respect to tangible personal property as set forth in Section 32C-2-205 of the North Carolina General Statutes; and
3. The authority to act with respect to banks and other financial institutions as set forth in Section 32C-2-208 of the North Carolina General Statutes.

The authority granted to my agent pursuant to this power of attorney may be exercised by my agent even though the exercise of that authority may benefit the agent or a person to whom the agent owes an obligation of support.

#### **EFFECTIVE DATE; AUTOMATIC EXPIRATION**

This power of attorney is effective immediately. The authority of my agent to act on our behalf pursuant to this power of attorney will automatically expire on 9/30/2024 (or, if no date is specified, one year from the date of this power of attorney). Actions taken by my agent on my behalf pursuant to this power of attorney while this power of attorney remains in effect shall continue to bind me even after my agent's authority expires.

#### **RELIANCE ON THIS POWER OF ATTORNEY**

Any person, including our agent, may rely upon the validity of this power of attorney or a copy of it unless that person knows it has terminated or is invalid.

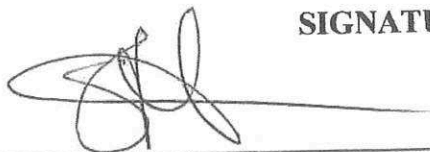
#### **MEANING AND EFFECT**

The meaning and effect of this power of attorney shall for all purposes be determined by the law of the State of North Carolina.

(Signatures appear on the following page.)



**SIGNATURE AND ACKNOWLEDGMENT**



**SHELBY HEBERT**

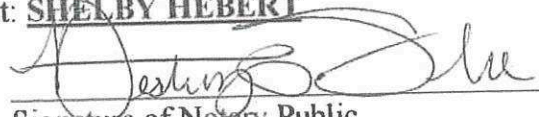
Date July 16<sup>th</sup> 2024

State of Florida, County of Hernando

I certify that the following person personally appeared before me this day, acknowledging to me that he or she signed the foregoing document: **SHELBY HEBERT**

Date: 07/16/2024

(Official Seal)

  
Signature of Notary Public

Destiny Shea, Notary Public  
Printed or typed name

My commission expires: 3/16/27

