| in pesteand bedisies | m_Due Diligence Sheet |
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| LANI | D DATA |
| QUESTION/S APN / Parcel #: | DATA 203783 |
| Property Address: | 2005 Beauhaven Ln, Belmont, NC, 28012 |
| County: | Gaston |
| State: Lot Number: | North Carolina Lot 15 |
| Legal Description: | Reflection Pointe L 15 15 107 016 00 000 |
| Parcel Size: | 0.32 |
| Subdivision: | Reflection Pointe |
| GPS Center Coordinates (Approximate): GPS Corner Coordinates (Approximate): | 35.1609 -81.017680 |
| Google map link: | https://maps.app.goo.gl/uqweHHGiSSx1WnoFA |
| Elevation: | 30 ft |
| Assessed Value: Market Value: | \$40,000 \$64,001 |
| Access to the property? (Dirt/ Paved/ Plated but not Built/ No Roads (Land Lock) or Other) | Paved Road |
| | L LAND INFO |
| QUESTION/S Closest major city: | DATA Charlotte, NC - 32 min |
| If No Address or 0 address: Closest Property with Numbered Address | 2005 Beauhaven Ln, Belmont, NC, 28012 |
| Closest small town: Nearby attractions: | Belmont, NC - 13 min |
| nearby attractions. | Daniel Stowe Botanical Garden Belmont Historic District |
| | Seven Oaks Preserve Trail Stowe Park |
| | The String Bean (Restaurant and Market) |
| | Muddy River Distillery Belmont Abbey College |
| COUN QUESTION/S | TY DATA DATA |
| QUESTION/S Assessor Website | DATA https://www.gastongov.com/661/Real-Estate-Appraisal-Department |
| Assessor Contact | 704-866-3158 |
| Treasurer Website | https://www.gastongov.com/583/Tax-Office |
| Treasurer Contact Recorder/Clerk Website | 704-866-3158 https://www.cityofbelmont.org/city-clerk/ |
| Recorder/Clerk Contact | (704) 901-2063 |
| Zoning or Planning Department Website | https://www.cityofbelmont.org/departments/planning-and-zoning/ |
| Zoning or Planning Department Contact County Environmental Health Department Website | 704-866-3970 https://www.gastongov.com/399/Environmental-Health |
| County Environmental Health Department Contact | 704-853-5200 |
| GIS Website | https://gis.gastongov.com/ |
| CAD Website | https://gastonnc.devnetwedge.com/parcel/view/203783/2022#Billing1 |
| Electricity Company Name & Phone Number Water Company Name & Phone Number | Duke Energy 800-777-9898 https://www.cityofbelmont.org/utility-billing/ 704-901-2083 |
| Sewer Company Name & Phone Number | https://www.cityofbelmont.org/utility-billing/ 704-901-2083 |
| Gas Company Name & Phone Number | https://www.cityofbelmont.org/utility-billing/ 704-901-2084 https://www.cityofbelmont.org/garbageandrecycling/ 704-839-7800 |
| Waste Company Name & Phone Number TAX | DATA |
| QUESTION/S | DATA |
| Are the taxes of this property current or delinquent? (If Current, then means no back taxes), (If Delinquent, just Are there any back taxes for this property? If yes, how much is the amount owed? (From what year to what | Current |
| How much is the annual property tax? (Current Year if available, if not get the previous year) | None \$89.82 |
| Is property part of an HOA (Home Owners Association) or any communities? (Yes/No) | Yes |
| How much is the annual HOA due? | \$1,125 semi-annually |
| Are there any HOA dues? If yes, how much is the total amount owed? ZONIN | None IG DATA |
| QUESTION/S | DATA |
| What is the zoning of the property? (Residential/Commercial/Agricultural/etc) | Residential |
| Terrain type? (Is it flat /slope/etc) Property use code? | Sloping Residential |
| | No |
| Is the land cleared? (Yes/No) | |
| Is the property buildable? (Yes/ No/Maybe/ etc write whatever the county has to say) | Yes |
| Is the property buildable? (Yes/ No/Maybe/ etc write whatever the county has to say) Can we camp on the property? (If we buy this property can the owner camp there?) Yes/No | No |
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