



NC REALTORS®
Commercial Forms

Land Information Worksheet

NOTICE: This information worksheet is designed to assist all parties in collecting information about the property. The worksheet is not a substitute for any professional inspections or warranties that a buyer may wish to obtain. **THIS IS NOT A DISCLOSURE.** This worksheet is not intended to be used in connection with residential building lots.

This information worksheet is referenced in the Agreement for Purchase and Sale of Land (Form 580L-T) to (i) indicate that the information referenced herein is the type of information relevant to a property in the possession of a seller that they shall deliver to a buyer pursuant to Section 4 thereof, and, (ii) to provide an example of the types of matters a buyer may investigate regarding a property pursuant to Section 6(c) thereof.

Property Address: abandoned: 102 Quality Lane 8 +/- acres, Kings Mountain, NC 28086

Owner: Mark F. Smith & Beth L. Smith, Michael W. Smith & Charlynn T. Smith

Tax Parcel Number: 12649 & 12651

Do you as owner have any information regarding or are you aware of any information regarding the following:

Yes No Unknown

A. Physical Aspects

- 1. Current or past soil evaluation test (agricultural, septic or otherwise) Yes No Unknown
- 2. Caves, mineshafts, tunnels, fissures or open or abandoned wells Yes No Unknown
- 3. Erosion, sliding, soil settlement/expansion, fill or earth movement Yes No Unknown
- 4. Communication, power or utility lines Yes No Unknown
- 5. Pipelines (natural gas, petroleum, other) Yes No Unknown
- 6. Landfill operations Yes No Unknown
 Legal Illegal Previous Planned
- 7. Drainage, grade issues, flooding or conditions conducive to flooding Yes No Unknown
- 8. Dampness/moisture other than around river, streams, lakes, etc. Yes No Unknown
- 9. Gravesites, pet cemeteries or animal burial pits Yes No Unknown
- 10. Rivers, lakes, ponds, creeks, streams or springs Yes No Unknown
- 11. Wells Yes No Unknown
 potable non-potable _____ gallons per minute;
depth _____, shared (y/n) _____; year installed _____
- 12. Existing Septic System Yes No Unknown
If yes, number of bedroom permit _____
- 13. Commercial or industrial uses causing noxious fumes or odors Yes No Unknown

B. Legal/Land Use Aspects

- 1. Current or past title insurance policy or title search Yes No Unknown



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MFS *BLS* *MWS* *CTS*

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Smith, Mark F. &

Yes No Unknown

- 2. Copy of deed(s) for property Yes No Unknown
- 3. Forfeiture or transfer of rights (mineral, timber, development, etc.) Yes No Unknown
- 4. Government administered programs or allotments Yes No Unknown
- 5. Septic permits (current or expired) Yes No Unknown
- 6. Rollback or other tax deferral recaptures upon sale Yes No Unknown
- 7. Litigation or estate proceeding affecting ownership or boundaries Yes No Unknown
- 8. Notices from governmental or quasi-governmental authorities related to the property Yes No Unknown
- 9. Private use restrictions or other protective covenants, conditions and restrictions Yes No Unknown
- 10. Recent work by persons entitled to file lien claims Yes No Unknown
If yes, have all such persons been paid in full Yes No Unknown
If not paid in full, provide lien agent name and project number: _____
- 11. Jurisdictional government land use authority (city or county)
i. Name: City of Kings Mountain
- 12. Current zoning: Portions: Light Industrial, Hospitality & Central Business
- 13. Schools (names): West Elementary (elementary)
Kings Mountain (middle)
Kings Mountain (high)
- 14. Fees or leases for use of any system or item on property Yes No Unknown
- 15. Location within a government designated disaster evacuation zone (e.g. hurricane, nuclear facility, hazardous chemical facility, hazardous waste facility) Yes No Unknown
- 16. Access (legal and physical) other than by direct frontage on a public road
i. Access via easement Yes No Unknown
ii. Access via private road Yes No Unknown

C. Survey/Boundary Aspects

- 1. Current or past survey Yes No Unknown
- 2. Approximate acreage: 8.3 acres
- 3. Wooded Acreage 6; Cleared Acreage 2.3-3.3
- 4. Encroachments Yes No Unknown
- 5. Public or private use paths or roadways rights of way/easement(s) Yes No Unknown
i. Financial or maintenance obligations related to same Yes No Unknown
- 6. Communication, power or other utility rights of way/easements Yes No Unknown
- 7. Railroad or other transportation rights of way/easements Yes No Unknown
- 8. Conservation easement Yes No Unknown
- 9. Riparian Buffers Yes No Unknown

D. Agricultural, Timber, Mineral Aspects

- 1. Agricultural Status (e.g. forestry deferral) Yes No Unknown
- 2. Licenses, leases or usage permits granted for, but not limited to, crops, minerals or mineral rights, oil and gas rights, hunting, water, grazing or timber Yes No Unknown
- 3. Owner farming Yes No Unknown
- 4. Harvest impact Yes No Unknown
- 5. Diagnosis or treatment for vegetative disease or insect infestation Yes No Unknown
- 6. Timber cruises or other timber related reports Yes No Unknown
- 7. Timber harvest within past 25 years Yes No Unknown
i. If yes, monitored by Registered Forester? Yes No Unknown
ii. If replanted, what species: _____
iii. Years planted: _____

Initial Initial DS Initial
M DS MS CTS

Yes No Unknown

E. Environmental Aspects

- | | | | |
|--|-------------------------------------|-------------------------------------|--------------------------|
| 1. Current or past Phase I, Phase II or Phase III Environmental Site Assessment(s) | <input checked="" type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 2. Abandoned or junk motor vehicles or equipment of any kind | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 3. Illegal/methamphetamine uses? | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 4. Federal or State listed species <input type="checkbox"/> Plants <input type="checkbox"/> Animals | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 5. Government sponsored clean-up of the property | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 6. Groundwater, surface water or well water contamination <input type="checkbox"/> Current <input type="checkbox"/> Previous | <input type="checkbox"/> | <input type="checkbox"/> | <input type="checkbox"/> |
| 7. Previous commercial or industrial uses | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 8. Wetlands | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| i. Permits or certifications related to Wetlands | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| ii. Coast areas of environmental concern | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 9. The use of, burial, storage or presence of on the property or in any structure on the property: | | | |
| i. Asbestos | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| ii. Benzene | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| iii. Fuel/chemical storage | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| iv. Paint <input type="checkbox"/> Lead based paint <input type="checkbox"/> Other paint/solvents | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| v. Methane gas | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| vi. Pesticides | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| vii. Radioactive material | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| viii. Radon gas | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| ix. Underground or above ground storage tank(s) | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| x. Agricultural chemical storage (above or under ground) | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |

F. Utilities

Provider	Tap Fee	<input type="checkbox"/> paid <input checked="" type="checkbox"/> not paid	Available location: _____
<input checked="" type="checkbox"/> Water <u>City of Kings Mountain</u>	Tap Fee	<input type="checkbox"/> paid <input checked="" type="checkbox"/> not paid	Available location: _____
<input checked="" type="checkbox"/> Sewer <u>City of Kings Mountain</u>	Tap Fee	<input type="checkbox"/> paid <input type="checkbox"/> not paid	Available location: _____
<input checked="" type="checkbox"/> Gas <u>City of Kings Mountain</u>	Tap Fee	<input type="checkbox"/> paid <input type="checkbox"/> not paid	Available location: _____
<input checked="" type="checkbox"/> Electricity <u>City of Kings Mountain</u>			Available location: _____
<input checked="" type="checkbox"/> Cable <u>TBD</u>			Available location <u>Along York Rd</u>
<input type="checkbox"/> Fiber Optic _____			Available location: _____
<input type="checkbox"/> Telephone _____			Available location: _____
<input type="checkbox"/> Private well _____			Available location: _____
<input type="checkbox"/> Shared private well or community well _____			Available location: _____
<input type="checkbox"/> Hauled water _____			Available location: _____

Initial Initial DS Initial

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Explanation Sheet Attached to Land Checklist

Instructions: Place a number in the first column that corresponds to numbers rows attached to this sheet.

A-2 : abandoned well by old frog/duck pond built by our grandfather approx. 1982

A-3 frog/duck pond drained over 30 years ago. Small amount of water holds after rain.

A-10 frog/duck pond

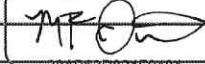
A-11 Well abandoned close to where the frog/duck pond used to be

A-12 old septic tank was crushed and filled many years ago. No info on location

B-5 see note A-12 above

General information: The subject acreage was our grandparents homesite decades ago.

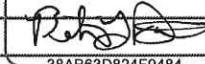
Signed by:



6/26/2026 | 7:21 PM EDT

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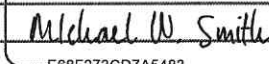
Signed by:



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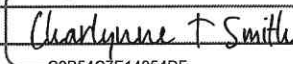
DocuSigned by:



6/26/2026 | 3:02 PM PDT

E68F273CD7A5483...

Signed by:



6/26/2026 | 5:59 PM EDT

C9B54C7E14954DF...

Attach additional sheets as necessary