



Pat McCrory
Governor

Kathryn Johnston
Secretary

May 2, 2016

MEMORANDUM

TO: Senator Philip Berger, President Pro Tempore
Representative Tim Moore, Speaker of House of Representatives
Co-Chairmen of the Joint Legislative
Commission on Governmental Operations

FROM: Kathryn Johnston 
Secretary

SUBJECT: AMENDED - Notification of Land Transactions

Attached are real property matters requiring reporting and consultation.

KJ/

Cc: Fiscal Research Division



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GOVERNMENTAL OPERATIONS AGENDA INDEX

April 29, 2016

ACQUISITION BY DEED: The following items are reported pursuant to NCGS 146-22

1. J. Roger and Rita H. Lane, Trustees for J. Roger Lane (DEQ-WILDLIFE) Gates County
2. J. Roger and Rita H. Lane, Trustees for J. Roger Lane (DEQ-WILDLIFE) Gates County
3. James O. Deviney, Collette W. Deviney, Robert M. Deviney, Ruth A. Deviney and Dale M. Deviney (DEQ-WILDLIFE) Rutherford County
4. James O. Deviney, Collette W. Deviney, Robert M. Deviney, Ruth A. Deviney and Dale M. Deviney (DEQ-WILDLIFE) Rutherford County
5. Foothills Conservancy of North Carolina, Inc. (DNCR-PARKS) Burke County
6. John L. Adams (DNCR-PARKS) Rutherford County
7. Green Town Properties, Inc. (ECU) Pitt County

DISPOSITION BY DEED: The following item is for consultation pursuant to NCGS 146-27

8. Classic Property Associates, LLC (ECU) Pitt County

DISPOSITION BY LEASE: The following item is reported pursuant to NCGS 146-29.1

9. NC Museum of History Associates (DNCR-STATE HISTORY MUSEUMS) Carteret County

ACQUISITION BY DEED

ITEM 1

GRANTOR: J. Roger and Rita H. Lane, Trustees for J. Roger Lane Declaration of Trust and Trustees for Rita H. Lane Declaration of Trust

GRANTEE: State of NC, Department of Environmental Quality,
Division of Wildlife Resources Commission

LOCATION: Fort Island Road, Hall Township, Gates County

AREA: ±271.94 acres

UNIT COST: \$1,198.79/acre

CONSIDERATION: \$326,000

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in the Chowan Swamp Game Land. Acquisition of this property will eliminate an inholding and provide additional recreational opportunities for hunters. Funding for this acquisition is provided by Pittman Robertson Land Acquisition Grant (\$244,500) and Wildlife Endowment Fund (\$81,500).

ITEM 2

GRANTOR: J. Roger and Rita H. Lane, Trustees for J. Roger Lane Declaration of Trust and Trustees for Rita H. Lane Declaration of Trust, C. Thomas Hoffler, and G. M. Miller

GRANTEE: State of NC, Department of Environmental Quality,
Division of Wildlife Resources Commission

LOCATION: Near Fort Island Road, West of Gatesville, Hall Township, Gates County

AREA: ±50 acres

UNIT COST: \$3,480/acre

CONSIDERATION: \$174,000

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in the Chowan Swamp Game Land. Acquisition of this property will eliminate an inholding. Funding for this acquisition is provided by Pittman Robertson Land Acquisition Grant (\$130,500) and Wildlife Endowment Fund (\$43,500).

ACQUISITION BY DEED

ITEM 3

GRANTOR: James O. Deviney and wife, Collette W. Deviney, Robert M. Deviney, and wife, Ruth A. Deviney, and Dale Max Deviney

GRANTEE: State of NC, Department of Environmental Quality,
Division of Wildlife Resources Commission

LOCATION: off Old CCC Road, Duncan Creek Golden Valley Township,
Rutherford County

AREA: ±28.5 acres

UNIT COST: \$3,508.77/acre

CONSIDERATION: \$100,000

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in the South Mountain Game Land. Acquisition of this property will eliminate an inholding and provide additional recreational opportunities for hunters. Funding for this acquisition is provided by Pittman Robertson Land Acquisition Grant (\$70,500) and Wildlife Endowment Fund (\$29,500).

ITEM 4

GRANTOR: James O. Deviney and wife, Collette W. Deviney, Robert M. Deviney and wife, Ruth A. Deviney, and Dale Max Deviney, unmarried.

GRANTEE: State of NC, Department of Environmental Quality,
Division of Wildlife Resources Commission

LOCATION: off Briar Creek Road, Golden Valley Township, Rutherford County

AREA: ±87 acres

UNIT COST: \$3,362/acre

CONSIDERATION: \$292,500

COMMENTS: Game Land Addition. Property proposed for acquisition is for inclusion in the South Mountain Game Land. Acquisition of this property will eliminate an inholding and provide additional recreational opportunities for hunters. Funding for this acquisition is provided by Pittman Robertson Land Acquisition Grant (\$203,000) and Wildlife Endowment Fund (\$89,500).

ACQUISITION BY DEED

ITEM 5

GRANTOR: Foothills Conservancy of North Carolina, Inc.

GRANTEE: State of NC, Department of Environment and Natural Resources,
Division of Parks and Recreation

LOCATION: NC Highway 126, Linville Township, Burke County

AREA: 40.70 acres

CONSIDERATION: Gift

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Lake James State Park. Acquisition of this property provides protection of water quality in Paddy's Creek. Foothills Conservancy was awarded a grant in 2015 from the Clean Water Management Trust Fund for the acquisition of this property.

ITEM 6

GRANTOR: John L. Adams

GRANTEE: State of NC, Department of Natural and Cultural Resources,
Division of Parks and Recreation

LOCATION: off Bald Mountain Church Road, Chimney Rock Township, Rutherford
County

AREA: ±5.3 acres

UNIT COST: ±\$5,660.38/acre

CONSIDERATION: \$30,000

COMMENTS: State Park Addition. Property proposed for acquisition is for inclusion in Chimney Rock State Park. Acquisition of this property provides protection of natural and scenic resources. Funding for this acquisition is provided by the Parks and Recreation Trust Fund.

ACQUISITION BY DEED

ITEM 7

GRANTOR: Green Town Properties, Inc., a non-profit corporation
Christian E. Porter, Registered Agent

GRANTEE: State of NC, East Carolina University

LOCATION: 209 E. Fifth Street, Greenville, Pitt County

AREA: ±0.16 acre improved with a ±13,500 sq. ft. office building

CONSIDERATION: \$1,040,000

COMMENTS: Campus Expansion. Property proposed for acquisition is located within the campus master plan and will be renovated and used for university office space. The grantor will be reimbursed for direct expenses associated with this acquisition. Funding for this acquisition is provided by auxiliary overhead receipt funds.

DISPOSITION BY DEED

ITEM 8

GRANTOR: State of NC, East Carolina University

GRANTEE: Classic Property Associates, LLC
John VanCoutern, Registered Agent

LOCATION: 210 E. Fourth Street, Greenville, Pitt County

AREA: ±0.17 acre improved with a ±3,096 sq. ft. office building constructed in 1985

CONSIDERATION: \$370,000

COMMENTS: Property proposed for disposition is adjacent to property owned by the grantee. The grantee plans to develop a boutique hotel on their adjacent parcel assembled with the subject parcel. The proposed disposition is contingent upon the grantee and the ECU Alumni Association (Association) reaching an agreement whereby the Association purchases space in the proposed hotel to establish a new Alumni Center. Funds to purchase space for the Alumni Center will be provided by the Association. The State will retain the Right of First Refusal to acquire the property should it become available in the future.

DISPOSITION BY LEASE

ITEM 9

LESSOR: State of NC, Department of Natural and Cultural Resources, State History Museums, NC Maritime Museum

LESSEE: NC Museum of History Associates, a 501 (c) (3) non-profit organization, Billy Wilson, Executive Director

LOCATION: 315 Front Street, Beaufort, Carteret County

TERM: Three years effective June 1, 2016 or possession

AREA: ±680 sq. ft. gift shop

UNIT COST: \$1.00 for the term

COMMENTS: New Lease. This lease allows for the operation of the gift shop at the NC Maritime Museum by NC Museum of History Associates. Lessee pays utilities, telephone service, and maintenance. Lessor provides non-routine maintenance. Space shall be accessible to the disabled.