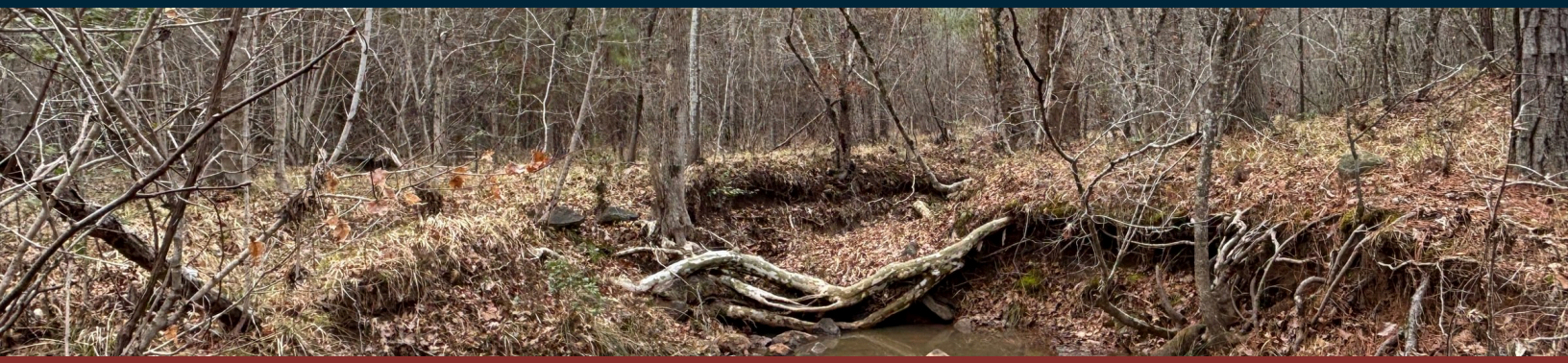


SOLD · SET PRICE

Harrisville Tract

± 68 Acres | Montgomery County | North Carolina | Near Candor

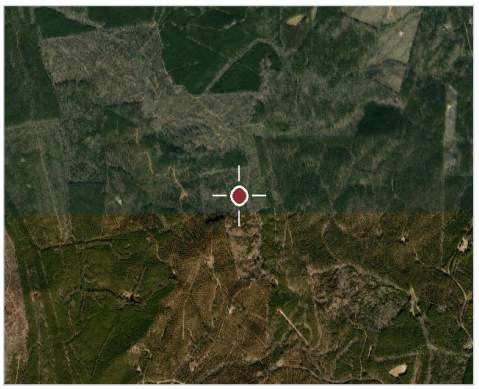
Harrisville Tract | 68± Acres of Secluded Hunting & Naturally Regenerated Timberland in Southern Montgomery County

PRICE	PRICE / ACRE	ACREAGE
$204,000	$3,000	± 68

PROPERTY OVERVIEW

Located in the Harrisville community of southern Montgomery County, this 68± acre tract offers an outstanding opportunity for the recreational buyer, investor, or landowner looking to establish a long-term timber and wildlife property. The tract was clearcut in 2014 and has been allowed to regenerate naturally, resulting in a healthy and diverse stand of young loblolly pine mixed with native hardwood species. This natural regeneration provides excellent early successional habitat that supports strong wildlife populations while also setting the stage for future timber value as the stand continues to mature. Access to the property is secured by a recorded 30-foot easement from NC Highway 731, extending approximately 1.4 miles to the tract. This private access helps preserve the quiet, secluded setting that many buyers seek in a recreational property. The topography is generally flat to gently rolling, making it easy to navigate for huntin...

LOCATION



Montgomery County, North Carolina

PROPERTY DETAILS

TYPE
Recreation (ATV-UTV)

ACCESS
ATV · Dirt Road · Legal Access

WATER FEATURES
Creeks / Streams

VIEWS
Timber

COUNTY TAX PARCEL IDS
7552 00 55 8086

DOCUMENTS INCLUDED
Plat · Deed · Soil Map · Stand Map · Locator Map



Jamie Lytton
Mid Atlantic Region Real Estate Manager
O: 910.975.0262 C: 910.975.0262
jamie.lytton@afmforest.com
Principal Broker: Jamie Lytton (North Carolina)

SCAN TO VIEW

Information contained herein was obtained from sources deemed reliable, but American Forest Management, Inc. makes no warranty or guarantee as to its accuracy. Acreage is approximate and based on available records; prospective purchasers are urged to independently verify all information. Property is subject to prior sale, price change, or withdrawal without notice. Generated November 2, 2026 · https://www.afmrealestate.com/properties/68-acres-land-for-sale-in-montgomery-county-north-carolina/harrisville-tract

Property Photos

Harrisville Tract · Montgomery County · North Carolina · Near Candor











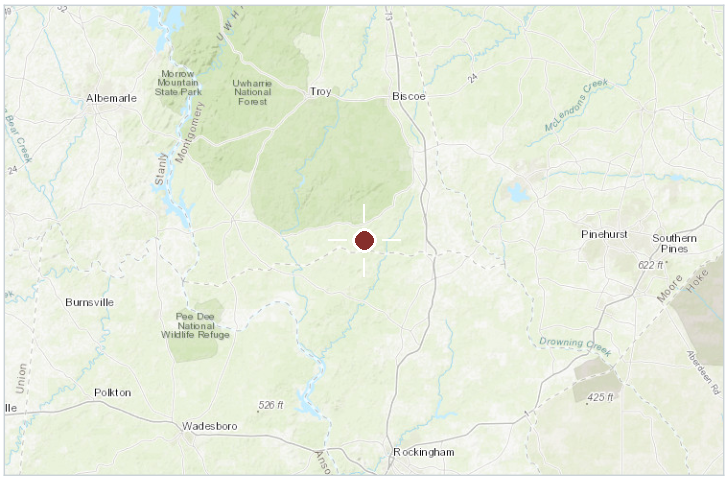


Location & Access

Harrisville Tract · Montgomery County · North Carolina · Near Candor



Aerial imagery centred on the tract. Boundaries shown elsewhere in this package are approximate and for illustration only.



Regional locator

COUNTY & STATE

Montgomery County, North Carolina

NEAREST CITY

Candor

APPROXIMATE CENTRE

35.1909, -79.81629

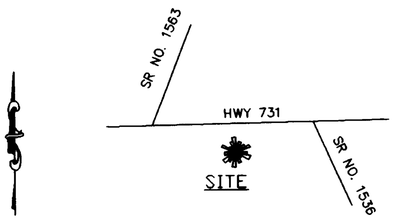
COUNTY TAX PARCEL IDS

7552 00 55 8086

INTERACTIVE MAP

https://id.land/maps/6484a945adc05b27f81dfbdd1cfaa5f6/share

5-4-01 4:00 PM N/C



VICINITY MAP
not to scale

State of North Carolina
County of Montgomery

I, John D Aucom Review Officer of Montgomery County certify that the map or plat to which this certification is affixed meets all requirements for recording.

Date

Review Officer

NOTE :
ON BOUNDARY NOT RAN BY GEORGE SIMPSON, PLS ,
AREA WAS CALCULATED FROM INFORMATION TAKEN FROM MAP PREPARED BY THOMAS FIELDS, PLS , IN PLAT CABINET C, SLIDE 79-C .

LEGEND:
● EIP – EXISTING IRON PIN (
○ SIP – SET IRON PIN (1/2"
□ CM – CONCRETE MONUMENT
PROPERTY LINE
ADJACENT PROPERTY
RIGHT OF WAY
POWER LINE
LINES RAN BY THOM
PLAT CABINET C SLI

MONTGOMERY CO
FILED FOR REGIS
P M May
IN CABINET
KAYE NORRIS, R
BY : Diann
ASSISTANT

PATIE GREEN ROBINSON
DB 70/PG 167

3/4" PIPE
N 23°48'36"W 405.80'
S 89°58'40"E 63.75'
SIP
SIP
N 23°48'36"W 155.23'
CONTROL CORNER
3/4" PIPE
N 24°10'48"E 362.89'
N 11°10'31"E 198.06'
N 03°11'10"E 1056.01'
N 14°03'56"E 1242.24'
S 87°49'05"W 1513.03'
N 08°26'41"W 165.00'
S 73°02'28"W 1265.49'
N 57°34'29"W 2803.75'

TRACT C
MATCH LINE SHEET ONE
S 89°58'50"E 2243.60'

TRACT E
MATCH LINE SHEET ONE
SIP
CREEK
S 85°10'34"E 1903.16'
L-87
L-88
L-89
L-90
L-91
L-92
L-93
L-94
L-95
L-96
L-97
L-98
L-99
L-100
L-101
L-102
L-103
L-104
L-105
L-106
L-107
L-108
L-109
L-110
L-111
L-112
L-113
L-114
L-115
L-116
L-117
L-118
BRIDGE
30' EASEMENT RIGHT AND LEFT OF CENTER OF OLD LOGGING ROAD .

IRON FENCE POST
CONTROL CORNER
N 08°10'08"E 355.82'
S 08°10'08"W 710.49'
SIP
N 89°37'39"W 851.84'
S 08°10'08"W 359.32'
CM
CM
CONTROL CORNER
N 81°04'33"W 233.73'
S 05°16'11"E 850.04'

TRACT D
83.60 ACRES

TRACT D
83.60 ACRES

TRACT G
9.65 ACRES

CONTROL CORNER
SIP
N 89°59'41"E 1297.82'
N 00°00'19"W 435.92'

TRACT H
13.12 ACRES
CREEK

SIP
SIP
SIP
S 89°59'52"E 1345.05'
S 89°59'52"E 273.92'
N 00°00'19"W 831.18'
S 05°16'11"E 989.36'

TRACT I
68.05 ACRES

CM
N 08°52'32"W 330.00'
1 1/2" PIPE
SIP
S 83°03'01"W 512.16'

WHITE OAK BRANCH
S 83°16'13"W 394.60'
CM
CM
L-119
L-120
L-121
L-122
L-123
L-124
L-125
L-126
L-127
L-128
L-129
L-130
L-131
N 08°47'59"W 1485.00'
N 87°47'40"W 789.88'
WHITE OAK BRANCH

TRACT F
126.97 ACRES

CALLS ALONG CENTER OF OLD LOGGING ROAD .

COURSE	BEARING	DISTANCE
L-108	S 32°14'26"W	110.57'
L-109	S 78°27'35"W	131.73'
L-110	S 63°40'10"W	89.53'
L-111	S 31°28'41"W	117.83'
L-112	S 27°57'48"W	104.98'
L-113	S 07°57'11"W	180.47'
L-114	S 41°16'19"W	60.56'
L-115	S 68°16'29"W	40.05'
L-116	N 84°46'59"W	138.62'
L-117	S 88°39'31"W	157.74'
L-118	S 33°33'44"W	183.67'

RIEGEL PAPER CO.
PLAT CABINET A
SLIDE 351

RIEGEL PAPER CO.
PLAT CABINET A
SLIDE 351

RIEGEL PAPER CO.
PLAT CABINET A
SLIDE 351

CALLS ALONG WHITE OAK BRANCH

COURSE	BEARING	DISTANCE
L-119	S 52°58'44"E	50.39'
L-120	S 18°34'44"E	122.55'
L-121	S 24°03'05"E	210.09'
L-122	S 11°48'11"W	101.46'
L-123	S 11°05'17"W	148.02'
L-124	S 07°06'10"W	233.20'
L-125	S 33°26'35"W	96.46'
L-126	S 05°32'23"W	121.23'
L-127	S 49°19'22"E	91.66'
L-128	S 24°30'50"E	192.30'
L-129	S 26°30'08"E	111.10'
L-130	S 10°01'36"W	119.22'
L-131	S 25°44'39"E	106.82'

THIS PROPERTY IS EXEMPT FROM THE SUBDIVISION REGULATIONS UNDER PARAGRAPH 5, ARTICLE V, SECTION 501 OF THE MONTGOMERY COUNTY SUBDIVISION ORDINANCE .

SUBDIVISION ADMINISTRATOR 4-23-01 as noted by Surveyor.

I certify that the plat shown hereon is not within the Watershed Protection District or complies with the Watershed Protection District for Montgomery County and is approved by the Planning Board for recording in the register of Deeds office.

Watershed Administrator, Montgomery County, N.C. 4-23-01 Date

NOTES:

1 BOUNDARY PREDICATED ON EXISTING MONUMENTATION FOUND IN THE FIELD.

2 AREA COMPUTED BY COORDINATE COMPUTATION.

3 THIS IS A COURT ORDERED SURVEY .

BK 889 PG 307 - 308 (2) DOC# 371365
This Document eRecorded: 11/23/2021 11:10:50 AM
Fee: $26.00 DocType: DEED Tax: $0.00
Montgomery County, North Carolina
Melissa F. Pipkin, Register of Deeds

EXCISE TAX: $0.00

NORTH CAROLINA DEED OF JOINT TENANCY
WITH RIGHT OF SURVIVORSHIP

NON-WARRANTY DEED

This instrument prepared by: Jason Sutton, Attorney at Law
Mail after recording to: Jason Sutton, 110 Turnberry Way, Pinehurst, NC 28374

NO TITLE EXAMINATION COMPLETED

This Deed made this 13th day of October, 2021 by and between:

GRANTOR:	GRANTEE:
Curtis L. Covington (aka Curtis Covington) and Wife, Belle R. Covington (aka Foye Belle Covington, Belle Robinson Covington)	**Curtis L. Covington (99%)** **Foye Lane Covington (1/2%)** **Mara Leigh Covington Fiskin (1/2%)** Address: 2312 NC HWY 731 E Candor, NC 27229

WITNESSETH, that the Grantor, in consideration of the sum of ($10.00) paid by the Grantee, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does grant, bargain, sell and convey any interest owned by the Grantor(s) in the below described property unto:

(i) Grantee **Curtis L. Covington**, a ninety-nine percent (99%) undivided interest as a JOINT TENANT WITH ALL RIGHTS OF SURVIVORSHIP TO ALL OF THE PROPERTY DESCRIBED HEREIN;

(ii) Grantee **Foye Lane Covington**, a one-half of one percent (1/2%) undivided interest as a JOINT TENANT WITH ALL RIGHTS OF SURVIVORSHIP TO ALL OF THE PROPERTY DESCRIBED HEREIN;

(iii) Grantee **Mara Leigh Covington Fiskin**, a one-half of one percent (1/2%) undivided interest as a JOINT TENANT WITH ALL RIGHTS OF SURVIVORSHIP TO ALL OF THE PROPERTY DESCRIBED HEREIN;

Property: All that certain lot, tract, or parcel of land situated in Montgomery County, North Carolina, and more particularly described as follows:

Tract One:
BEING all of the real property more particularly described in Deed Book 414, Page 210 of the Montgomery County Registry incorporated herein as if fully described hereon.

Tract Two:
BEING all of the real property more particularly described in Deed Book 750, Page 526 of the Montgomery County Registry incorporated herein as if fully described hereon.

Submitted electronically by "Elder Care Law Firm, PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Montgomery County Register of Deeds.

The Elder Care Law Firm, PLLC neither examined nor certifies to the title of the above described property and no real estate closing was conducted.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple as joint tenants with right of survivorship.

And the Grantor covenants with the Grantee, that Grantor is seized of said premises in fee simple and has the right to convey JOINT TENANCY WITH RIGHTS OF SURVIVORSHIP; that the title is marketable and free and clear of all encumbrances and that the Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

The Grantor makes no warranty, express or implied, as to title of the property hereinafter described.

IN WITNESS WHEREOF, the said Grantors have hereunto set their hands and seals the day and year first above written.

Faye Belle Covington by Faye Lane Covington as A.I.F. (SEAL)
FOYE BELLE COVINGTON by FOYE LANE COVINGTON as A.I.F.

Curits Covington (SEAL)
CURITS COVINGTON

STATE OF NORTH CAROLINA
COUNTY OF MOORE

I, JASON SUTTON, a Notary Public, do hereby certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document:

Principal(s):

Witness my hand and official seal, this 13th day of October, 2021.

JASON SUTTON NOTARY PUBLIC MOORE COUNTY, NC

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-18-22

STATE OF NORTH CAROLINA
COUNTY OF MOORE

I, Jason Sutton, a Notary Public, do hereby certify that Fay Lane Covington, as Attorney in Fact for Faye Belle Covington, personally appeared before me this day, and being by me duly sworn, says that he/she executed the foregoing and annexed instrument for and in behalf of Faye Belle Covington, and that his/her authority to execute and acknowledge said instrument is contained in an instrument duly executed, acknowledged, and recorded in the office of the **Register of Deeds of Montgomery County, North Carolina, in Book** 884, **at Page** 672 and that this instrument was executed under and by virtue of the authority given by said instrument granting him/her Power of Attorney; that the said Faylene Covington acknowledged the due execution of the foregoing and annexed instrument for the purposes therein expressed for and in behalf of the said Faye Belle Covington.

Witness my hand and official seal, this 13th day of October, 2021.

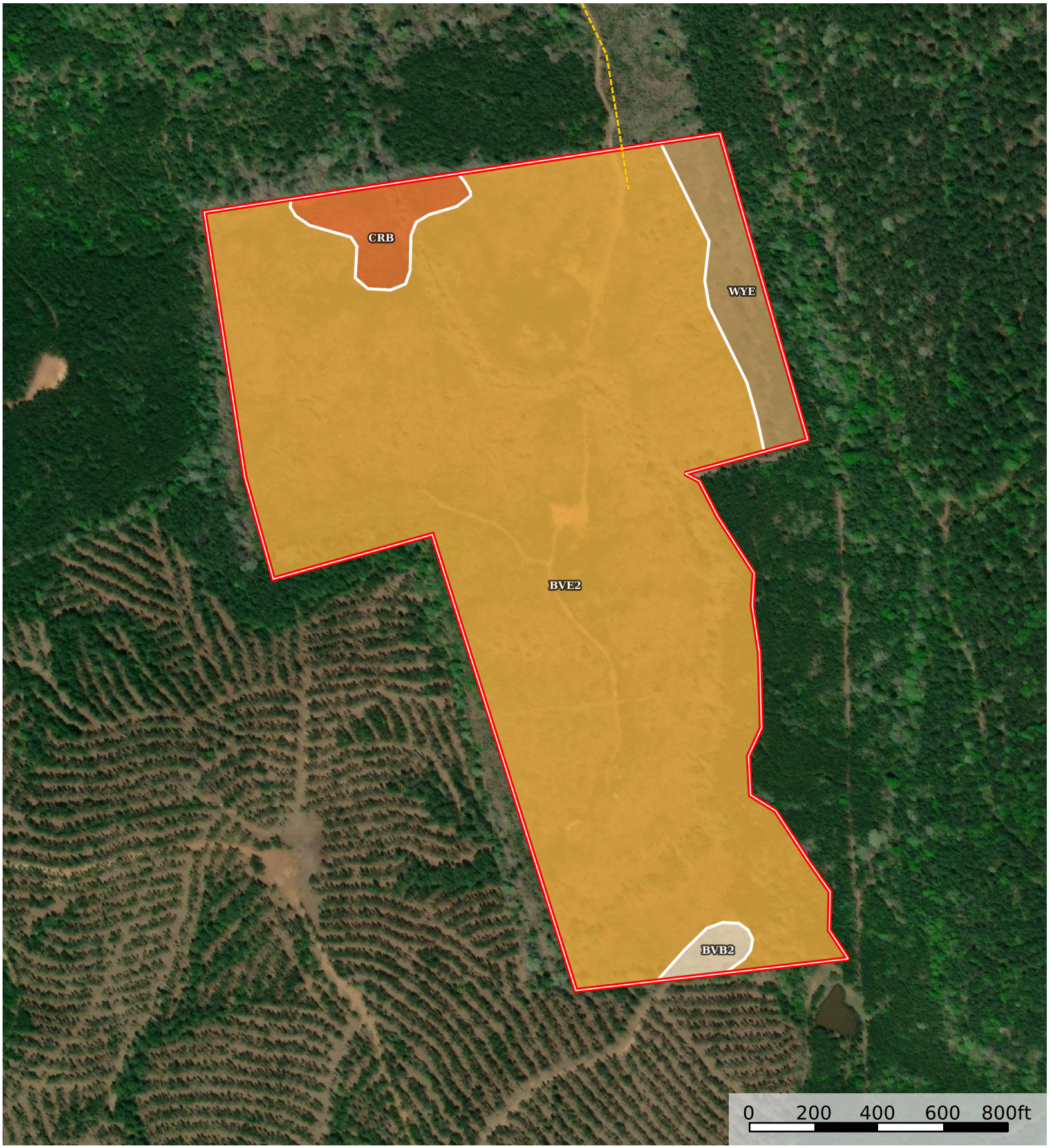
JASON SUTTON NOTARY PUBLIC MOORE COUNTY, NC

NOTARY PUBLIC
MY COMMISSION EXPIRES: 9-18-22

Harrisville Tract

Montgomery County, North Carolina, 68 AC +/-

AFM REAL ESTATE



Road / Trail | Boundary | Stream, Intermittent | River/Creek | Water Body

Jamie Lytton
P: 9109750262 AfmRealEstate.com 111East Main Street Troy, NC 27371

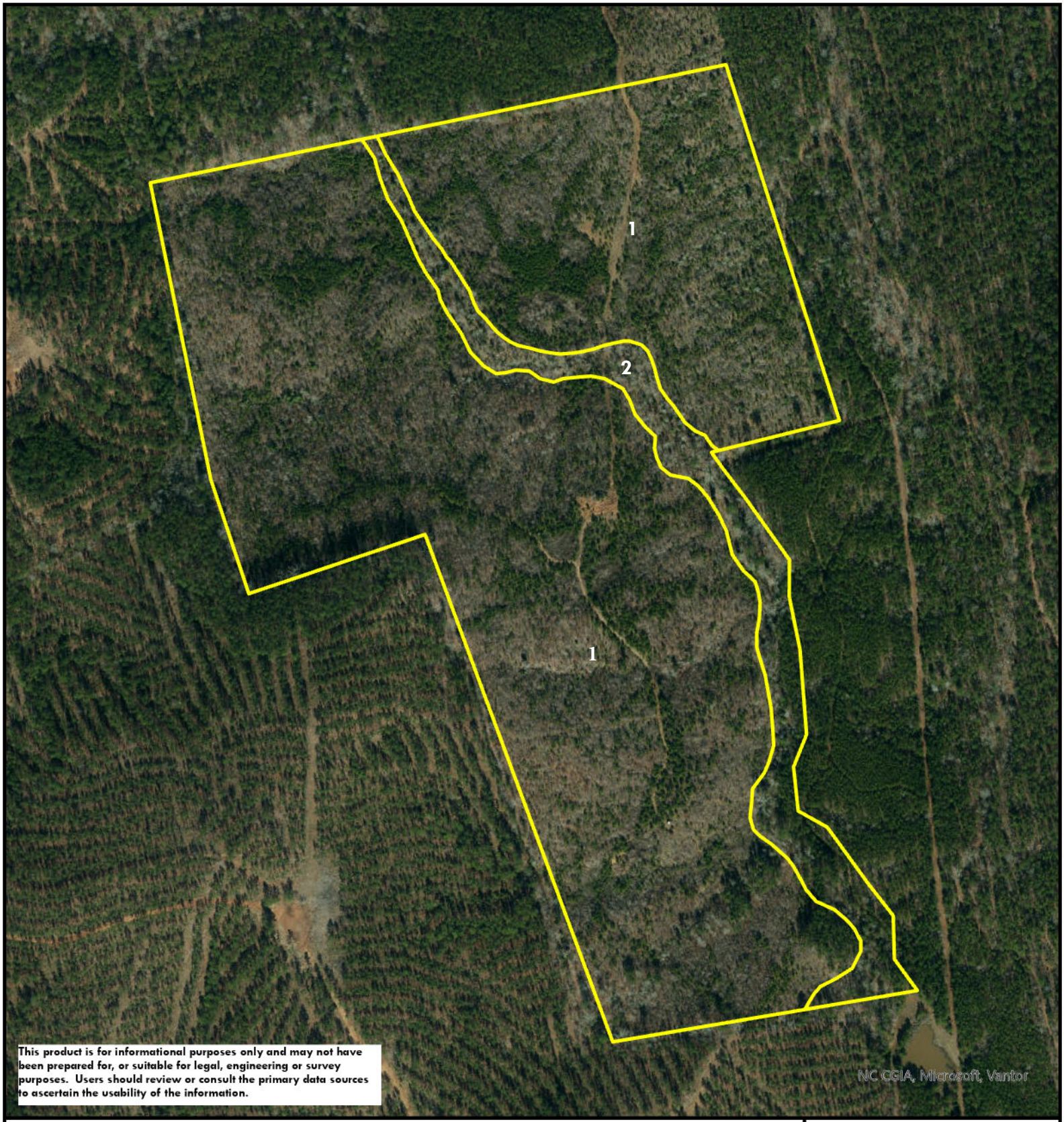
The information contained herein was obtained from sources deemed to be reliable.
Land id® Services makes no warranties or guarantees as to the completeness or accuracy thereof.

| Boundary 70.39 ac

SOIL CODE	SOIL DESCRIPTION	ACRES	%	CPI	NCCPI	CAP
BvE2	Brickhaven-Carbonton complex, 15 to 40 percent slopes	64.05	91.01	0	14	6e
WyE	Wynott-Enon complex, 15 to 45 percent slopes, extremely bouldery	3.48	4.94	0	11	7s
CrB	Creedmoor-Brickhaven complex, 2 to 8 percent slopes	2.17	3.08	0	61	2e
BvB2	Brickhaven-Carbonton complex, 2 to 8 percent slopes, moderately eroded	0.69	0.98	0	62	2e
TOTALS		70.39(*)	100%	-	15.77	5.89

(*) Total acres may differ in the second decimal compared to the sum of each acreage soil. This is due to a round error because we only show the acres of each soil with two decimal.





STAND	DOM_S_NAME	YEAR_EST	ACRES
1	PINE-HARDWOOD	2014	63.48
2	MIXED HARWOOD	1960	6.82

AFM REAL ESTATE

HARRISVILLE TRACT

COUNTY: MONTGOMERY
STATE: NC
ACRES: ±68

Jamie Lytton, RF
(M) 910-975.0262
AFM Real Estate
AFMRealEstate.com

HARRISVILLE TRACT

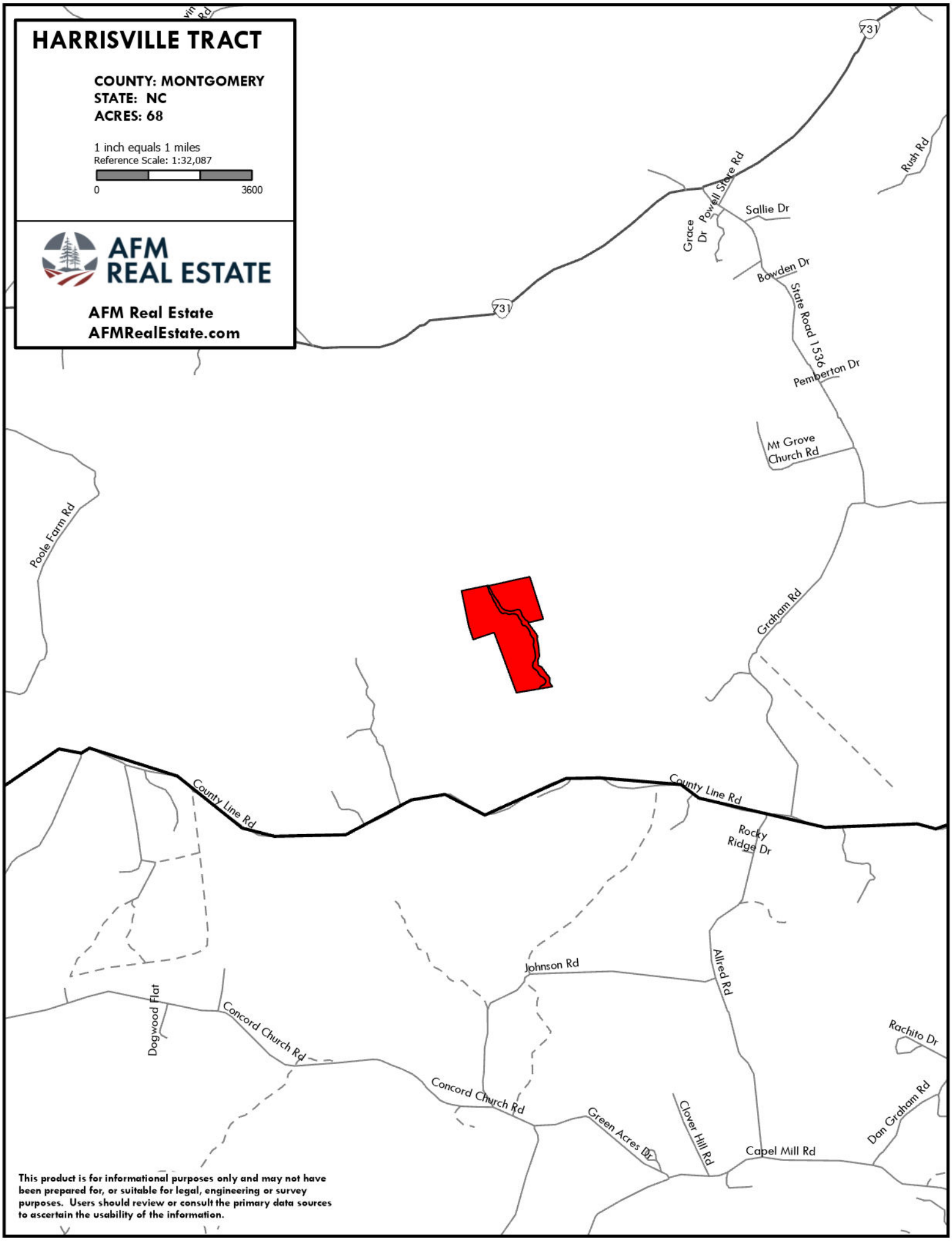
COUNTY: MONTGOMERY
STATE: NC
ACRES: 68

1 inch equals 1 miles
Reference Scale: 1:32,087

0 3600

AFM REAL ESTATE

AFM Real Estate
AFMRealEstate.com



This product is for informational purposes only and may not have been prepared for, or suitable for legal, engineering or survey purposes. Users should review or consult the primary data sources to ascertain the usability of the information.