

**UNITED STATES BANKRUPTCY COURT
MIDDLE DISTRICT OF NORTH CAROLINA
DURHAM DIVISION**

IN RE:

**Paws and Claws Pet Inn, LLC
DEBTOR**

CHAPTER 11

CASE NO. 16-81010

**NOTICE OF SALE OF THE DEBTOR'S
REAL PROPERTY AND OTHER ASSETS**

PLEASE TAKE NOTICE that on June 6, 2017 Paws and Claws Pet Inn LLC (the “Debtor”), filed the *Motion for an Order Approving Bid Procedures* [Docket No. 111] (the “Sale Motion”) with the United States Bankruptcy Court for the Middle District of North Carolina (the “Court”) seeking, among other things, entry of an order (the “Sale Order”) authorizing and approving: (a) the sale of all of the Selling Debtor’s real property (the “Real Property”) and other assets (the “Other Assets”) free and clear of liens, claims, interests, and encumbrances, with all such liens, claims, interests, and other encumbrances attaching with the same validity and priority to the sale proceeds; and (b) authorizing the rejection of an unexpired non-residential lease (the “Lease”).

PLEASE TAKE FURTHER NOTICE that the Debtor is soliciting offers for the purchase of the Real Property and Other Assets consistent with the bidding procedures (the “Bidding Procedures”) approved by the Court by entry of an order on **July 5, 2017** [Docket No. 119] (the “Bidding Procedures Order”). **All interested bidders should carefully read the Bidding Procedures and Bidding Procedures Order.** To the extent that there are any inconsistencies between this notice and the Bidding Procedures or Bidding Procedures Order, the Bidding Procedures or Bidding Procedures Order, as applicable, shall govern in all respects.

PLEASE TAKE FURTHER NOTICE that qualified Sealed Bids (as described in the Bidding Procedures Order) must be received by counsel for the Debtor, Parry Tyndall White, 100 Europa Drive, Suite 401, Chapel Hill, North Carolina 27517 (“Counsel’s Office”) no later than **5:00 p.m. on July 24, 2017**. All such bids will be opened by counsel for the Debtor on **July 25, 2017 at 10:00 a.m.** at Counsel’s Office, and the highest qualified bid at the opening shall be the purchaser of the Real Property and the Other Assets.

PLEASE TAKE FURTHER NOTICE that if the Debtor receives two or more identical highest Qualified Sealed Bids within the requirements and time frame specified by the Bidding Procedures, counsel will conduct an auction (the “Auction”) of the Debtor’s Real Property and Other Assets on **July 27, 2017 at 10:00 a.m.** at Counsel’s Office.

PLEASE TAKE FURTHER NOTICE that the Debtor will seek approval of the Sale at a hearing scheduled to commence on **August 3, 2017 at 11:00 a.m.** (the “Sales Hearing”) at the United States Bankruptcy Court, 302 East Pettigrew Street, Suite 280, Durham, North Carolina.

PLEASE TAKE FURTHER NOTICE that, except as otherwise set forth in the Bidding Procedures Order, objections, if any, to the relief requested in the Sale Motion **must**: (1) be in writing; (2) conform to the applicable provisions of the Bankruptcy Rules and the Local Rules; (3) state with particularity the legal and factual basis for the objection; and (4) be filed with the Court no later than **August 2, 2017 at 5:00 p.m.** and served via the Court’s CM/ECF system.

CONSEQUENCES OF FAILING TO MAKE A TIMELY OBJECTION

ANY PARTY OR ENTITY WHO FAILS TO MAKE A TIMELY OBJECTION TO THE SALE ON OR BEFORE THE SALE OBJECTION DEADLINE IN ACCORDANCE WITH THIS NOTICE SHALL BE FOREVER BARRED FROM ASSERTING ANY OBJECTION TO THE SALE, INCLUDING WITH RESPECT TO THE TRANSFER OF THE DEBTOR’S REAL PROPERTY FREE AND CLEAR OF ALL LIENS, CLAIMS, ENCUMBRANCES, AND OTHER INTERESTS.

PLEASE TAKE FURTHER NOTICE that copies of the Sale Motion, and any exhibits, including the Bidding Procedures Order, Bidding Procedures, and the Form APA are available: (a) upon request to Parry Tyndall White (counsel for the Debtor) by calling (919) 246-4676; (b) by visiting the online document room maintained by counsel for the Debtor at <http://pawsandclaws.ptwfirm.com>; or (c) for a fee via PACER by visiting <https://ecf.ncmb.uscourts.gov/>.

PLEASE TAKE FURTHER NOTICE that you may obtain additional information concerning the Real Property and Other Assets at <http://pawsandclaws.ptwfirm.com>.

Dated: July 5, 2017

PARRY TYNDALL WHITE

/s/ James C. White

James C. White, N.C. Bar # 31859
Michelle M. Walker, N.C. Bar # 41664
100 Europa Drive, Ste 401
Chapel Hill, NC 27517
jwhite@ptwfirm.com
(919)246-4676
(919) 246-9113 fax

Attorneys for Debtor

CERTIFICATE OF SERVICE

I hereby certify that a copy of the foregoing was served by CM/ECF notice upon all interested parties on this date.

In addition, it was served by U.S. Mail, postage-prepaid, in an envelope addressed to the following creditors or parties in interest:

Orange County Tax Office
Attn: Managing Agent
PO Box 8181
Hillsborough, NC 27278

Bynum Rudisill
SBA North Carolina District
6302 Fairview Rd. Suite 300
Charlotte, NC 28210

Internal Revenue Service
Attn: Managing Agent
PO Box 7346
Philadelphia, PA 19101

Insolvency Support Services
Internal Revenue Service
Attn: Managing Agent
4905 Koger Blvd. Suite 102
Greensboro, NC 27407

Self-Help Ventures Fund
Attn: Managing Agent
301 W. Main St.
Durham, NC 27701

Paws and Claws Pet Inn, LLC
c/o Patricia Williford, Officer
79 S. Old Lantern Rd.
Timberlake, NC 27583

Robert Price
Assistant Bankruptcy Administrator
101 S. Edgeworth St.
Greensboro, NC 27401

John Northen
Northen Blue LLP
1414 Raleigh Rd. Suite 435
Chapel Hill, NC 27517
Attorney for Creditor Key Star Capital

Jason Hendren
4600 Marriott Dr. Suite 150
Raleigh, NC 27612
Attorney for Tenant Alissa Smith

And by email and U.S. Mail (if address is available) on the following persons who have expressed interest in the Debtor's Real Property:

Dwanson Clark
5110 Old Chapel Hill Rd. Apt. 12, Durham,
NC 27707
dwansonclark@gmail.com

Jennie Fuller- email is:
2112 Orange Grove Rd,
Hillsborough, NC 27278
K9Handler23@yahoo.com

Cayce Connell
8352 Six Forks Rd, Suite 103
Raleigh, NC 27615
cayce@perrenialmortgage.com

Heather Lindberg
hlindberg928@gmail.com

Susan Young
susan@susanmyoung.com

Felicia Aviles-Hall
feliciaaviles@gmail.com

Greg Beavers
beavs47@gmail.com

Jose Cunha
cunha02@comcast.net

Ron Harrell
rharrell50@gmail.com

Sandra Ziglar- email is:
sziglar@advantagecb.com

Dated: July 5, 2017

/s/ James C. White
