

Montana Law, PLLC

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Chatham County Manager's Office
Clerk to the Board of County Commissioners
Attn: Lindsay Ray
12 East Street
P.O. Box 1809
Pittsboro, NC 27312
lindsay.ray@chathamcountync.gov

March 5, 2021

Dear Ms. Ray,

This letter serves as a request, pursuant to N.C.G.S. §105-228.37(a), for a refund of an overpayment of Chatham County Excise Tax for Parcel Identifier No. 0093346, Lot 125, PH 2B, Montvale Subdivision (1409 Montvale Ridge Dr., Cary).

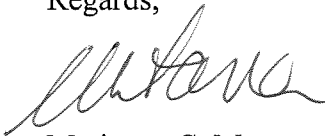
On January 21, 2021 an Excise Tax of \$2,280.00 was paid from my Trust Account for the above-mentioned property during e-recording for the purchase of the lot only. This amount was based on the combination of the lot and the construction of a new home not yet completed (\$1,139,800.00). However, the tax paid should have been in the amount of \$530.00, which is based on the lot price only (\$265,000.00). We request a refund of \$1,750.00, plus interest accrued as outlined in N.C.G.S §105-228.37(f).

Please see the attached documents for your review; (1) the Contract showing (a) the lot price of \$265,000.00, and (b) the lot combined with the construction price of \$1,139,800.00, (2) the Deed showing the Excise Tax overpayment, and (3) the Closing Disclosure.

It is our understanding that a Board of Commissioners hearing will be held on March 15, 2021, and that our attendance is required. Please confirm the time of the hearing and please provide the link so that we can attend virtually.

If there are any questions or if you require any additional documentation, please notify us by phone (919) 803-1185 or by email, docs@mcmontanalaw.com.

Regards,



Marianna C. Montana, Esq.