



CHAPTER 47E

N.C.G.S. § 47E-4.1.

Required mineral and oil and gas rights disclosures.

SOURCE	LAST AMENDMENT IN THIS TEXT	RETRIEVED	SOURCE FINGERPRINT
General Statutes of North Carolina, as published by the General Assembly	No amendment history on record	21 September 2026, 07:04 UTC	61b279fcd47b8f7b1ca7fde8 - 66ce3fc5dc3504c2fd97e68e - e1c287608cd38035

§ 47E-4.1(a)

With regard to transfers described in G.S. 47E-1 and G.S. 47E-2(b), the owner of the real property shall furnish to a purchaser a mineral and oil and gas rights mandatory disclosure statement. The disclosure shall be conspicuous, shall be in boldface type, and shall be as follows:

MINERAL AND OIL AND GAS RIGHTS DISCLOSURE

Mineral rights and/or oil and gas rights can be severed from the title to real property by conveyance (deed) of the mineral rights and/or oil and gas rights from the owner or by reservation of the mineral rights and/or oil and gas rights by the owner. If mineral rights and/or oil and gas rights are or will be severed from the property, the owner of those rights may have the perpetual right to drill, mine, explore, and remove any of the subsurface mineral and/or oil or gas resources on or from the property either directly from the surface of the property or from a nearby location. With regard to the severance of mineral rights and/or oil and gas rights, Seller makes the following disclosures:

YesNoNo Representation

_____1.Mineral rights were severed from_____

Buyer Initialsthe property by a previous owner.

YesNo

_____2.Seller has severed the mineral_____

Buyer Initialsrights from the property.

YesNo

_____3.Seller intends to sever the mineral_____

Buyer Initialsrights from the property prior to
transfer of title to Buyer.

YesNoNo Representation

_____4.Oil and gas rights were severed from_____

Buyer Initialsthe property by a previous owner.

YesNo

_____5.Seller has severed the oil and gas_____

Buyer Initialsrights from the property.

YesNo

_____6.Seller intends to sever the oil and_____

Buyer Initialsgas rights from the property prior to
transfer of title to Buyer.

§ 47E-4.1(b)

The North Carolina Real Estate Commission shall develop and require the use of a mineral and oil and gas rights mandatory disclosure statement to comply with the requirements of this section. The disclosure statement shall specify that the transfers identified in G.S. 47E-2(a) are exempt from this requirement but the transfers identified in G.S. 47E-2(b) are not. The disclosure statement shall provide the owner with the option to indicate whether the owner has actual knowledge of the specified characteristics or conditions. The owner may make no representations only as to a previous severance of mineral rights and previous severance of oil and gas rights.

§ 47E-4.1(c)

The rights of the parties to a real estate contract as to the severance of minerals or the severance of oil and gas rights by the previous owner of the property and of which the owner had no actual knowledge are not affected by this Article unless the mineral and oil and gas rights mandatory disclosure statement states that the owner makes no representations as to the severance of mineral rights or the severance of oil and gas rights by the previous owner of the property. If the statement states that an owner makes no representations as to the severance of mineral rights or the severance of

oil and gas rights by the previous owner of the property, then the owner has no duty to disclose the severance of mineral rights or the severance of oil and gas rights, as applicable, by a previous owner of the property, whether or not the owner should have known of any such severance. (2014-120, s. 49(a).)

END OF SECTION TEXT

APPARATUS FOLLOWS — DERIVED, NOT ENACTED

APPARATUS II

3 AUTHORITIES

Authorities referenced

Every G.S. cross-reference appearing in the text of this section, in order of first appearance. Nothing is characterized; the operative language is quoted from the section itself.

REFERENCE	APPEARS IN	OPERATIVE LANGUAGE IN THIS SECTION
G.S. 47E-1	(a)	<i>"With regard to transfers described in"</i>
G.S. 47E-2(b)	(a)	<i>"transfers described in G.S. 47E-1 and"</i>
G.S. 47E-2(a)	(b)	<i>"specify that the transfers identified in"</i>

APPARATUS III

Citation

FULL SECTION

N.C. Gen. Stat. § 47E-4.1 (2026).

PINPOINT

N.C. Gen. Stat. § 47E-4.1(a) (2026).

Pinpoint keys are set in the left margin of the text rather than line numbers: subsection designators are stable across editions and paper sizes, line numbers are not.

COLOPHON

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