



CHAPTER 54B
ARTICLE 7 - LOANS

N.C.G.S. § 54B-152.

Real property encumbrances.

SOURCE	LAST AMENDMENT IN THIS TEXT	RETRIEVED	SOURCE FINGERPRINT
General Statutes of North Carolina, as published by the General Assembly	S.L. 1999-179, s. 1 — second act in the lineage	21 September 2026, 04:13 UTC	77d4229cd8a407531556ae69 - 36135589073966e90efd36a3 - 590c2b0b905ceb6f

§ 54B-152(a) Real property is deemed unencumbered within the meaning of this Chapter unless the security instrument thereon establishes a first lien upon such real property or interest therein.

§ 54B-152(b) Notwithstanding the provisions of the immediately preceding subsection, real property is not deemed encumbered within the meaning of this Chapter merely by reason of the existence of:

- (1) An instrument reserving a right-of-way, sewer rights, or rights in wells; or
- (2) Building restrictions or other restrictive covenants; or
- (3) A lease under which rents or profits are reserved by the owner; or
- (4) Current taxes or assessments not yet payable; or
- (5) Other encumbrances which, in accordance with sound lending practices in the locality, are not regarded as constituting defects in title to real property.

END OF SECTION TEXT

APPARATUS FOLLOWS — DERIVED, NOT ENACTED

APPARATUS I
2 ACTS

Amendment lineage

The State prints this history as a single parenthetical at the foot of the section. It is reproduced verbatim in the colophon and unpacked below in order of enactment.



TICK HEIGHT = ACTS IN THAT YEAR DASHED = RECODIFICATION, NOT AMENDMENT

Nº	YEAR	ACT	CHARACTER
01	1981	c. 282, s. 3	ENACTED
02	1999	S.L. 1999-179, s. 1	AMENDED

APPARATUS III

Citation

FULL SECTION

N.C. Gen. Stat. § 54B-152 (1999).

PINPOINT

N.C. Gen. Stat. § 54B-152(a) (1999).

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

Provenance

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HISTORY PARENTHETICAL, AS PRINTED BY THE STATE

(1981, c. 282, s. 3; 1999-179, s. 1.)

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NORTH CAROLINA LAW — STATUTE EXPORT, FORMAT V1