United States Bankruptcy Court

Western District of North Carolina

In re:

BRD Land & Investment

Debtor

Case No. 26-30215-jtb

Docket #0518 Date Filed: 10/31/2026

Chapter 11

CERTIFICATE OF NOTICE

District/off: 0419-3 User: AutoDkt

Date Rcvd: Oct 30, 2026 Form ID: 188 Total Noticed: 4

The following symbols are used throughout this certificate:

Symbol	Definition
+	Addresses marked '+' were corrected by inserting the ZIP, adding the last four digits to complete the zip +4, or replacing an incorrect ZIP. USPS regulations require that automation-compatible mail display the correct ZIP.

Notice by first class mail was sent to the following persons/entities by the Bankruptcy Noticing Center on Oct 31, 2026:

Recip ID		Recipient Name and Address
db	+	BRD Land & Investment, 6433 Bannington Road, Charlotte, NC 28226-1326
aty	+	Rayburn Cooper & Durham, P.A., 1200 Carillon, 227 W. Trade Street, Charlotte, NC 28202-1675

TOTAL: 2

Notice by electronic transmission was sent to the following persons/entities by the Bankruptcy Noticing Center.
Electronic transmission includes sending notices via email (Email/text and Email/PDF), and electronic data interchange (EDI). Electronic transmission is in Eastern Standard Time.

Recip ID	Notice Type: Email Address	Date/Time	Recipient Name and Address
smg	Email/Text: sbse.cio.bnc.mail@irs.gov	Oct 30 2026 10:49:00	Internal Revenue Service, Special Procedures Section, 320 Federal Place, Room 335, Greensboro, NC 27401
smg	Email/Text: atlreorg@sec.gov	Oct 30 2026 10:49:00	Securities and Exchange Commission, Atlanta Regional Office, 3475 Lenox Road, N.E., Suite 1000, Atlanta, GA 30326-1232

TOTAL: 2

BYPASSED RECIPIENTS

The following addresses were not sent this bankruptcy notice due to an undeliverable address, *duplicate of an address listed above, *P duplicate of a preferred address, or ## out of date forwarding orders with USPS.

NONE

NOTICE CERTIFICATION

I, Gustava Winters, declare under the penalty of perjury that I have sent the attached document to the above listed entities in the manner shown, and prepared the Certificate of Notice and that it is true and correct to the best of my information and belief.

Meeting of Creditor Notices only (Official Form 309): Pursuant to Fed .R. Bank. P.2002(a)(1), a notice containing the complete Social Security Number (SSN) of the debtor(s) was furnished to all parties listed. This official court copy contains the redacted SSN as required by the bankruptcy rules and the Judiciary's privacy policies.

Date: Oct 31, 2026 Signature: /s/Gustava Winters

CM/ECF NOTICE OF ELECTRONIC FILING

The following persons/entities were sent notice through the court's CM/ECF electronic mail (Email) system on October 16, 2026 at the address(es) listed below:

Name	Email Address
Adrianne Chillemi	on behalf of Interested Party LandDesign Inc. adriannechillemi@parkerpoe.com, susanmcgregor@parkerpoe.com
Andrew K. McVey	

263021526110100000000002

on behalf of Creditor Joseph & Julie W Honeycutt amcvey@murchisontaylor.com

Andrew W.J. Tarr
on behalf of Creditor City of Conway atarr@rbh.com kwells@robinsonbradshaw.com,docketing@robinsonbradshaw.com

Anna Bryce Hobson
on behalf of Creditor Ashton Charleston Residential LLC abhobson@parkerpoe.com, anna-bryce-hobson-8209@ecf.pacerpro.com

Anna S. Gorman
on behalf of Interested Party Vernon Lindsay Jarvis agorman@grierlaw.com blewis@grierlaw.com;jgrier@grierlaw.com

Anna S. Gorman
on behalf of Interested Party Robert Timothy Samuels agorman@grierlaw.com blewis@grierlaw.com;jgrier@grierlaw.com

Brett Matthew Neve
on behalf of Creditor Kimley Horn and Associates Inc. bneve@smithlaw.com

Brian R. Anderson
on behalf of Creditor Committee Official Committee Of Unsecured Creditors BRAnderson@foxrothschild.com pwilliams@foxrothschild.com;nc.dkt@foxrothschild.com

Craig T Almond
on behalf of Creditor ECS Southeast LLC cta@crlaw.com, jll@crlaw.com,sdf@crlaw.com,kl@crlaw.com

David A Luzum
on behalf of Interested Party King Carolina Properties LLC dluzum@turnerpadget.com

David A Luzum
on behalf of Interested Party Carol Suzanne King dluzum@turnerpadget.com

David A Luzum
on behalf of Interested Party Judy G. King dluzum@turnerpadget.com

David A Luzum
on behalf of Interested Party Whitney King dluzum@turnerpadget.com

Edward Bilbro Davis
on behalf of Interested Party Sunshine Fund BRDL LLC ward.davis@belldavispitt.com, scook@belldavispitt.com

Esther McKean
on behalf of Creditor DLP Capital Lending CH LLC esther.mckean@akerman.com

Esther McKean
on behalf of Creditor DLP Lending Fund LLC esther.mckean@akerman.com

James Henderson
on behalf of Creditor Gayle Trusdel Lesser and Clayton W. Skinner as Co-Trustees of the JML Residuary Trust Under Article 11 of the JML Revocable Trust, dated July 29, 2009 FBO Gayle T. Lesser henderson@title11.com, ginny@title11.com

Jm Cook
on behalf of Interested Party Alexander M. Sims Family Limited Partnership j.m.cook@jmcookesq.com

John Brian Kelchner
on behalf of Interested Party Carol Suzanne King jkelchner@turnerpadget.com

John Brian Kelchner
on behalf of Interested Party King Carolina Properties LLC jkelchner@turnerpadget.com

John Brian Kelchner
on behalf of Interested Party Whitney King jkelchner@turnerpadget.com

John Brian Kelchner
on behalf of Interested Party Judy G. King jkelchner@turnerpadget.com

John R. Gardner
on behalf of Interested Party Land Investment Resources LLC john.gardner@klgates.com matthew.houston@klgates.com;courtney.ritter@klgates.com;mary-beth.pearson@klgates.com;margaret.westbrook@klgates.com;lee.hogewood@klgates.com;carolyn.hall@klgates.com;emily.mather@klgates.com

Joseph Z. Frost
on behalf of Creditor T&TG9 LLC jfrost@bbflawfirm.com, clandis@bbflawfirm.com

Joseph Z. Frost
on behalf of Interested Party Wilmington River Club LLC jfrost@bbflawfirm.com, clandis@bbflawfirm.com

Joseph Z. Frost
on behalf of Interested Party J-Earp LLC jfrost@bbflawfirm.com, clandis@bbflawfirm.com

Kenneth Lautenschlager
on behalf of Creditor Best-Allen Associates LLC klauten@jahlaw.com

Landon Glenn Van Winkle

on behalf of Creditor Matthews Ohana Fund LLC lvanwinkle@smithdebnamlaw.com, kernst@smithdebnamlaw.com

Lisa P. Sumner
on behalf of Creditor Meritage Homes of the Carolinas Inc. lsumner@maynardnexsen.com, aredfield@maynardnexsen.com

Lisa P. Sumner
on behalf of Creditor Stanley Martin Homes LLC lsumner@maynardnexsen.com, aredfield@maynardnexsen.com

Louis G. Spencer
on behalf of Creditor DLP Capital Lending CH LLC Louis@alexanderricks.com jodi@alexanderricks.com

Louis G. Spencer
on behalf of Creditor DLP Lending Fund LLC Louis@alexanderricks.com jodi@alexanderricks.com

Margaret R. Westbrook
on behalf of Interested Party Land Investment Resources LLC margaret.westbrook@klgates.com emily.mather@klgates.com;lee.hogewood@klgates.com;john.gardner@klgates.com;matthew.houston@klgates.com;courtney.ritter@klgates.com;mary-beth.pearson@klgates.com;carolyn.hall@klgates.com

Matthew L Tomsic
on behalf of Debtor BRDL Warden Station LLC mtomsic@rcdlaw.net

Matthew L Tomsic
on behalf of Debtor BRDL Warden Station Holding Co LLC mtomsic@rcdlaw.net

Matthew L Tomsic
on behalf of Debtor BRD Land & Investment mtomsic@rcdlaw.net

Michael Leon Martinez
on behalf of Interested Party Robert Timothy Samuels mmartinez@grierlaw.com

Michael Leon Martinez
on behalf of Interested Party Vernon Lindsay Jarvis mmartinez@grierlaw.com

Natalie Kutcher
on behalf of Debtor BRD Land & Investment nkutcher@rcdlaw.net

Paul R. Baynard
on behalf of Interested Party Massey Properties LLC paul.baynard@offitkurman.com, dale.vaughan@offitkurman.com

Paul R. Baynard
on behalf of Interested Party Prince/Booth Investment Company LLC paul.baynard@offitkurman.com, dale.vaughan@offitkurman.com

Phillip Fajgenbaum
on behalf of Creditor Ashton Charleston Residential LLC phillipfajgenbaum@parkerpoe.com, courtneyvolz@parkerpoe.com

Rachel Scott Decker
on behalf of Creditor ECS Southeast LLC rsd@crlaw.com, jll@crlaw.com;ag@crlaw.com;sdf@crlaw.com

Richard Abbitt Prosser
on behalf of Creditor Waste Management Pros of the Carolinas LLC Richard.Prosser@wbd-us.com, kim.cone@wbd-us.com

Richard Abbitt Prosser
on behalf of Interested Party DD Development and Construction SE LLC Richard.Prosser@wbd-us.com, kim.cone@wbd-us.com

Robert Young
on behalf of Creditor ECS Southeast LLC rny@crlaw.com, jll@crlaw.com;kl@crlaw.com;sdf@crlaw.com

Stacy C. Cordes
on behalf of Creditor Bannington Office Revocable Trust stacy@cordes-law.com jenny@cordes-law.com;r42770@notify.bestcase.com

Stacy C. Cordes
on behalf of Creditor Shorelark Inc. d/b/a Stingray Services stacy@cordes-law.com, jenny@cordes-law.com;r42770@notify.bestcase.com

Thomas W. Waldrep, Jr.
on behalf of Creditor Davis Buffalo Properties RLLLP notice@waldrepwall.com 1658787420@filings.docketbird.com

Thomas W. Waldrep, Jr.
on behalf of Creditor Dorothy B. Davis Non-Exempt Trust notice@waldrepwall.com 1658787420@filings.docketbird.com

U.S. Bankruptcy Administrator Office
ba_desk@ncwba.uscourts.gov

Wade Leach, III
on behalf of Interested Party Greenstead Capital I LLC wleach@burr.com, aburgess@burr.com

William L. Esser, IV
on behalf of Interested Party LandDesign Inc. willesser@parkerpoe.com, courtneyvolz@parkerpoe.com

Zachary H. Smith

on behalf of Interested Party Maurice Johnson zacharysmith@mvalaw.com

Zachary H. Smith
on behalf of Interested Party 181 Real Estate Holdings L.L.C. zacharysmith@mvalaw.com

TOTAL: 55

UNITED STATES BANKRUPTCY COURT
WESTERN DISTRICT OF NORTH CAROLINA

401 West Trade Street
Charlotte, N.C. 28202

Christine F Ramsey
Clerk of Court

100 Otis Street
Room 106
Asheville, N.C. 28801

October 16, 2026

Matthew L Tomsic
Rayburn Cooper Durham P.A.
227 West Trade St.
Suite 1200
Charlotte, NC 28202

In Re: Debtor(s): BRD Land & Investment
Case No. 26−30215
Preparation for Chapter 11 Confirmation Hearing

Dear Sir/Madame:

The following are some instructions for the voting and confirmation of plans.

1. **BALLOTS.** Ballots should be mailed only to creditors who are qualified under § 1126(a) to vote. This requires the debtor's attorney to screen the court's mailing matrix to delete any names that are ineligible. After the mailing of the ballots, the debtor's attorney must file a certificate of service with the court within three (3) days listing the names and addresses of creditors to whom ballots were actually sent.

2. **TABULATION OF BALLOTS.** Ballots are to be tabulated by the plan proponent pursuant to Local Rule 3018−1.

3. **CONFIRMATION HEARING.** The confirmation hearing is an evidentiary hearing, and the debtor's attorney must appear at the confirmation hearing prepared to prove that the requirements of § 1129 have been satisfied. Regardless of the vote tabulation, a plan cannot be confirmed without a record being made from which the court can find that all of the necessary elements for confirmation are present.

Very truly yours,

Christine F Ramsey
Clerk of Court

188 (1/23/26)

UNITED STATES BANKRUPTCY COURT
Western District of North Carolina
Charlotte Division

Case No. 26−30215
Chapter 11

In Re: Debtor(s) (name(s) used in the last 8 years, including married, maiden, trade, and address):
BRD Land & Investment
dba BRD Land & Investment I, LP, dba BRD Land & Investment, LP
6433 Bannington Road
Charlotte, NC 28226
Social Security No.:
Debtor EIN:
82−4766940

REPORTING OF VOTING ON PLAN OF REORGANIZATION

The above−named debtor, by and through the undersigned counsel, respectfully submits the following as a report of the ballots received for each class of creditors and interests entitled to vote and included in the plan:

Class	Creditor Name	Amount of Claim	Vote

		Number	Amount
Class Summary:	Total Acceptances		
	Total Rejections		
	Total Did Not Vote		

(Repeat for each class)

From the foregoing, it is respectfully submitted that the debtor has received the requisite acceptances for confirmation of its Chapter 11 plan.

SIGNED: _____
DATE: _____