

UNITED STATES BANKRUPTCY COURT  
FOR THE WESTERN DISTRICT OF NORTH CAROLINA  
Charlotte Division

IN RE:

Chapter 11

BRD LAND & INVESTMENT, et al.

Case No. 26-30215

Debtors.<sup>1</sup>

(Joint Administration Requested)<sup>2</sup>

**CERTIFICATE OF SERVICE**

I, YunKyung Yu, depose and say that I am employed by Kurtzman Carson Consultants, LLC dba Verita Global (“Verita”), the proposed claims and noticing agent for the Debtors in the above-captioned case.

On February 25, 2026, at my direction and under my supervision, employees of Verita caused to be served the following documents via Electronic Mail upon the service list attached hereto as **Exhibit A**; and via Overnight Mail upon the service list attached hereto as **Exhibit B**:

- **Ex Parte Motion of the Debtors for an Order Suspending Entry and Service of Standard Notice of Commencement** [Docket No. 3]
- **Debtors’ Motion for Order Directing Joint Administration of Related Chapter 11 Cases** [Docket No. 4]
- **Order Reassigning Case** [Case No. 26-30214; Docket No. 4]
- **Application of the Debtors for an Order Authorizing the Retention and Employment of Kurtzman Carson Consultants, LLC d/b/a Verita Global as Claims, Noticing, and Ballot Agent** [Docket No. 5]
- **Debtors’ Motion for Order Authorizing (I) Maintenance of the Debtors’ Prepetition Bank Accounts and (II) Continued Use of Existing Business Forms** [Docket No. 6]

<sup>1</sup> The Debtors in these jointly administered cases are the following entities (the last four digits of their respective taxpayer identification numbers follow in parentheses): BRD Land & Investment, a South Carolina partnership (6940), BRDL Warden Station Holding Co LLC (0184), and BRDL Warden Station, LLC (4687). The Debtors’ address is 6433 Bannington Road, Charlotte, NC 28226.

<sup>2</sup> The Debtors have also filed a contemporaneous motion requesting joint administration of their respective Chapter 11 bankruptcy cases.



- **Debtors' Motion for Entry of an Order (I) Prohibiting Utilities from Altering, Refusing, or Discontinuing Services on Account of Prepetition Invoices, (II) Declaring, on an Interim Basis, That the Utility Companies Have Adequate Assurance by Way of Current Payments, and (III) Establishing Procedures for Resolving Requests by Utility Companies for Additional Assurance of Payment [Docket No. 7]**
- **Debtors' Motion for Entry of an Order (I) Authorizing the Debtors to Continue Payroll and Payroll-Related Practices, Including Payment or Reimbursement of Certain Prepetition (a) Wages, Salaries, Vacation Pay and Other Compensation and Amounts Withheld from Such Compensation; (B) Employee Health Benefits and Similar Benefits; (C) Reimbursement of Employee Expenses; and (D) Payment of All Costs Incident Thereto and (II) Authorizing Applicable Banks and Other Financial Institutions to Receive, Process, Honor and Pay Certain Checks and Transfers [Docket No. 9]**
- **Debtors' Motion for Entry of Order Authorizing Debtors to Pay Certain Prepetition Taxes and Directing Financial Institutions to Honor and Process Related Checks and Transfers [Docket No. 10]**
- **Emergency Motion of the Debtors for Interim and Final Orders Authorizing the Debtor to Use Cash Collateral and Granting Related Relief [Docket No. 11]**
- **Affidavit of William A. Barbee in Support of First day Relief [Docket No. 12]**
- **Ex Parte Order Suspending Entry and Service of Standard Notice of Commencement [Docket No. 13]**
- **Debtors' Ex Parte Motion for Entry of an Order (I) Scheduling an Expedited Hearing on First Day Pleadings and (II) Approving the Form and Manner of Limited Notice Thereof [Docket No. 14]**
- **Notice of Expedited Hearing on First Day Pleadings [Docket No. 15]**

Furthermore, on February 25, 2026, at my direction and under my supervision, employees of Verita caused to be served the following documents via Overnight Mail upon the service list attached hereto as **Exhibit C**:

- **Debtors' Motion for Order Authorizing (I) Maintenance of the Debtors' Prepetition Bank Accounts and (II) Continued Use of Existing Business Forms [Docket No. 6]**
- **Emergency Motion of the Debtors for Interim and Final Orders Authorizing the Debtor to Use Cash Collateral and Granting Related Relief [Docket No. 11]**

- **Debtors' Ex Parte Motion for Entry of an Order (I) Scheduling an Expedited Hearing on First Day Pleadings and (II) Approving the Form and Manner of Limited Notice Thereof** [Docket No. 14]
- **Notice of Expedited Hearing on First Day Pleadings** [Docket No. 15]

Furthermore, on February 25, 2026, at my direction and under my supervision, employees of Verita caused to be served the following documents via Overnight Mail upon the service list attached hereto as **Exhibit D**:

- **Debtors' Motion for Entry of an Order (I) Prohibiting Utilities from Altering, Refusing, or Discontinuing Services on Account of Prepetition Invoices, (II) Declaring, on an Interim Basis, That the Utility Companies Have Adequate Assurance by Way of Current Payments, and (III) Establishing Procedures for Resolving Requests by Utility Companies for Additional Assurance of Payment** [Docket No. 7]
- **Debtors' Ex Parte Motion for Entry of an Order (I) Scheduling an Expedited Hearing on First Day Pleadings and (II) Approving the Form and Manner of Limited Notice Thereof** [Docket No. 14]
- **Notice of Expedited Hearing on First Day Pleadings** [Docket No. 15]

Furthermore, on February 25, 2026, at my direction and under my supervision, employees of Verita caused to be served the following documents via Overnight Mail upon the service list attached hereto as **Exhibit E**:

- **Debtors' Motion for Entry of Order Authorizing Debtors to Pay Certain Prepetition Taxes and Directing Financial Institutions to Honor and Process Related Checks and Transfers** [Docket No. 10]
- **Debtors' Ex Parte Motion for Entry of an Order (I) Scheduling an Expedited Hearing on First Day Pleadings and (II) Approving the Form and Manner of Limited Notice Thereof** [Docket No. 14]
- **Notice of Expedited Hearing on First Day Pleadings** [Docket No. 15]

Furthermore, on February 25, 2026, at my direction and under my supervision, employees of Verita caused to be served the following documents via Overnight Mail upon the service list attached hereto as **Exhibit F**:

- **Emergency Motion of the Debtors for Interim and Final Orders Authorizing the Debtor to Use Cash Collateral and Granting Related Relief** [Docket No. 11]

- **Debtors' Ex Parte Motion for Entry of an Order (I) Scheduling an Expedited Hearing on First Day Pleadings and (II) Approving the Form and Manner of Limited Notice Thereof** [Docket No. 14]
- **Notice of Expedited Hearing on First Day Pleadings** [Docket No. 15]

Dated: February 26, 2026

/s/ YunKyung Yu

YunKyung Yu

Verita

222 N. Pacific Coast Highway, 3<sup>rd</sup> Floor

El Segundo, CA 90245

Tel 310.823.9000

# **Exhibit A**

Description	CreditorName	CreditorNoticeName	Email
Top 20	2025 Legacy Trust	Brett Swarts	brett@capitalgainstaxsolutions.com
Top 20	Abiel DST 2022	Brett Swarts	brett@capitalgainstaxsolutions.com
Top 20	American Engineering Associates	Scott Stone	sstone@americanea.com
Top 20	Black Hawk 2024 DST	Brett Swarts	brett@capitalgainstaxsolutions.com
Top 20	Cuevas Investments, LLC	Joe Cuevas	joe@cuevasinvestments.com
Top 20	Elite Home Remodeling Inc.	Robert Harmon	robert@goelitehomeremodeling.com
Top 20	Kimley-Horn and Associates, Inc.	Doreen Wahl	doreen.walh@kimley-horn.com
Top 20	Lisa Greany		Email on File
Top 20	Little Blackfoot, LLC	Steven Brown	kandbangus@gmail.com
Top 20	M&P Map Family Ltd Partnership	Mario Silvestri	msilvestri@arpinamerica.com
Top 20	Magic Wand Holdings, LLC	Nicholas Katzer	nickolasjkatzer@gmail.com
Top 20	Manhard Consulting, LTD		dgarcia@manhard.com
Top 20	Monterey Investment Trust 2020	Brett Swarts	brett@capitalgainstaxsolutions.com
Office of the Bankruptcy Administrator	Office of the United States Bankruptcy Administrator, Western District of North Carolina	Attn Shelley K Abel	shelley_abel@ncwba.uscourts.gov
Top 20	Paramounte Engineering, Inc.		annmarie@paramounte-eng.com
Top 20	Rockstar Capital Group, LLC	Missy Uyehara	missy@rockstarcapitalfund.com
Top 20	Southern Land Capital Fund, LLC	Randy Cline	randy@southernlandfund.com
Top 20	The Fountainhead Development Group, LLC	Joseph Hanyon	jhanyon@mhkattorneys.com
Top 20	Tri Legacy, LLC	Steve Proia	prioa2008@gmail.com
Top 20	William Cline EPSP 401K	Randy Cline	randy@southernlandfund.com

## **Exhibit B**

Served via Overnight Mail

Description	CreditorName	CreditorNoticeName	Address1	Address2	City	State	Zip
Top 20	2025 Legacy Trust	Brett Swarts	1135 Terminal Way #209		Reno	NV	89502-0000
Top 20	Abiel DST 2022	Brett Swarts	1135 Terminal Way #209		Reno	NV	89502
Top 20	American Engineering Associates	Scott Stone	PO Box 78404		Charlotte	NC	28277
Noteholder	Beechwood Holdings, LLC		120 Bulloch Ave.		Roswell	GA	30075
Noteholder	Bienville Holdings, LLC		120 Bulloch Ave.		Roswell	GA	30075
Top 20	Black Hawk 2024 DST	Brett Swarts	1135 Terminal Way #209		Reno	NV	89502
Noteholder	CamaPlan FBO Anthony Mosley T240725-07		525 Gabilan St.		Los Altos	CA	94022
Noteholder	CamaPlan FBO David C. Berger, DDS 401(k)		122 East Butler Ave., Suite 100		Ambler	PA	19002
Noteholder	CamaPlan FBO Lauraine Do T220427-03		122 East Butler Ave., Suite 100		Ambler	PA	19002
Top 20	Cuevas Investments, LLC	Joe Cuevas	751 Oak View Drive		Oak Point	TX	75068
Lienholder	DLP Lending Fund, LLC		405 Golfway West Drive, St.		Augustine	FL	32095
Noteholder	Drewit, LLC		120 Bulloch Ave.		Roswell	GA	30075
Top 20	Elite Home Remodeling Inc.	Robert Harmon	6295A Busch Blvd		Columbus	OH	43229
Lienholder	Harvey & Vallini, LLC	c/o Steve Harvey	211 West Main Street		Lexington	SC	29072
Internal Revenue Service	Internal Revenue Service	Attn Centralized Insolvency Operation	2970 Market St.		Philadelphia	PA	19104-5016
Top 20	Kimley-Horn and Associates, Inc.	Doreen Wahl	P.O. Box 932514		Atlanta	GA	31193
Top 20	Lisa Greany		Address on File				
Top 20	Little Blackfoot, LLC	Steven Brown	1135 Terminal Way # 209		Reno	NV	89502
Top 20	M&P Map Family Ltd Partnership	Mario Silvestri	5808 Country Way		Colleyville	TX	76034
Noteholder	Maddo Holdings, LLC		120 Bulloch Ave.		Roswell	GA	30075
Top 20	Magic Wand Holdings, LLC	Nicholas Katzer	8503 Creekvew Ln.		Englewood	FL	34224
Top 20	Manhard Consulting, LTD		1 Overlook Point Suite 290		Lincolnshire	IL	60069
Top 20	Monterey Investment Trust 2020	Brett Swarts	1135 Terminal Way #209		Reno	NV	89502
North Carolina Department of Revenue	North Carolina Department of Revenue	Bankruptcy Unit	PO Box 1168		Raleigh	NC	27602
Office of the Bankruptcy Administrator	Office of the United States Bankruptcy Administrator, Western District of North Carolina	Attn Shelley K Abel	401 W. Trade Street, Suite 2400		Charlotte	NC	28202
Top 20	Paramounte Engineering, Inc.		122 Cinema Drive		Wilmington	NC	28403
Noteholder	Quest Trust Company FBO Denise L Daniels Roth IRA-4649121		1717 Park Row, Suite 100		Houston	TX	77084
Noteholder	Quest Trust Company FBO Henry J Daniels III Roth IRA-1099821		1717 Park Row, Suite 100		Houston	TX	77084
Noteholder	Quest Trust Company FBO Henry J. Daniels III Roth IRA		1717 Park Row, Suite 100		Houston	TX	77084
Noteholder	RJML Limited		621 County Road 1154		Hermleigh	TX	79526
Top 20	Rockstar Capital Group, LLC	Missy Uyehara	10333 Windy Trail		Bentonville	AR	72712

Served via Overnight Mail

Description	CreditorName	CreditorNoticeName	Address1	Address2	City	State	Zip
Securities & Exchange Commission	Securities & Exchange Commission	Office of Reorganization	950 East Paces Ferry Rd, NE	Suite 900	Atlanta	GA	30326-1382
Securities And Exchange Commission	Securities And Exchange Commission		100 F Street, NE		Washington	DC	20549
Lienholder	Shumaker, Loop & Kendrick, LLP	c/o Ronald Bruckmann	101 South Tryon Street, Suite 2200		Charlotte	NC	28280
Noteholder	Slawomir Jakubowski		Address on File				
Top 20	Southern Land Capital Fund, LLC	Randy Cline	240 Crestwood Springs Ct.		Boone	NC	28607
Top 20	The Fountainhead Development Group, LLC	Joseph Hanyon	501 New Brodheadsville Blvd. N.		Brodheadsville	PA	18322
Top 20	Tri Legacy, LLC	Steve Proia	1135 Terminal Way #209		Reno	NV	89502
United States Attorney's Office, Western District of North Carolina	United States Attorney	Attn Civil Division	227 West Trade Street	Suite 1650	Charlotte	NC	28202
Top 20	William Cline EPSP 401K		Address on File				

Served via Overnight Mail

Description	CreditorName	CreditorNoticeName	Address1	Address2	City	State	Zip
Securities & Exchange Commission	Securities & Exchange Commission	Office of Reorganization	950 East Paces Ferry Rd, NE	Suite 900	Atlanta	GA	30326-1382
Securities And Exchange Commission	Securities And Exchange Commission		100 F Street, NE		Washington	DC	20549
Lienholder	Shumaker, Loop & Kendrick, LLP	c/o Ronald Bruckmann	101 South Tryon Street, Suite 2200		Charlotte	NC	28280
Noteholder	Slawomir Jakubowski		2742 Atlantic Avenue		Bensalem	PA	19020
Top 20	Southern Land Capital Fund, LLC	Randy Cline	240 Crestwood Springs Ct.		Boone	NC	28607
Top 20	The Fountainhead Development Group, LLC	Joseph Hanyon	501 New Brodheadsville Blvd. N.		Brodheadsville	PA	18322
Top 20	Tri Legacy, LLC	Steve Proia	1135 Terminal Way #209		Reno	NV	89502
United States Attorney's Office, Western District of North Carolina	United States Attorney	Attn Civil Division	227 West Trade Street	Suite 1650	Charlotte	NC	28202
Top 20	William Cline EPSP 401K	Randy Cline	240 Crestwood Springs Ct.		Boone	NC	28607

## **Exhibit C**

**Bank Service List**

**Served via Overnight Mail**

<b>CreditorName</b>	<b>Address1</b>	<b>City</b>	<b>State</b>	<b>Zip</b>
Wells Fargo Bank, N.A.	2626 Glenwood Ave., Suite 550	Raleigh	NC	27608

## **Exhibit D**

## Utilities Service List

Served via Overnight Mail

CreditorName	CreditorNoticeName	Address1	Address2	City	State	Zip
Adobe	c/o Corporation Service Company	2626 Glenwood Avenue, Suite 550		Raleigh	NC	27608
Brunswick County Public Utilities		250 Grey Water Road		Supply	NC	28462
Brunswick Electric Membership Corporation	c/o John Winslow, Registered Agent	795 Ocean Highway W		Supply	NC	28459
Charter Communications / Spectrum	Charter Communications, Inc.	c/o Corporation Service Company	2626 Glenwood Avenue, Suite 550	Raleigh	NC	27608
Duke Energy	Duke Energy Carolinas, LLC	c/o CT Corporation System	160 Mine Lake Ct Ste 200	Raleigh	NC	27615
Ideals		14 Wall Street, 20th Floor		New York	NY	10005
Intermedia.net, Inc	c/o CT Corporation System	160 Mine Lake Ct Ste 200		Raleigh	NC	27615
InvestNext, Inc.	c/o Registered Agent Solutions, Inc.	838 Walker Road, Suite 21-2		Dover	DE	19904
MYFAX	Consensus Cloud Solutions, Inc.	700 S. Flower Street 15th Floor		Los Angeles	CA	90017
Panther Building Services		6772 Rothchild Drive		Charlotte	NC	28270
Piedmont Natural Gas Company, Inc.	c/o CT Corporation System	160 Mine Lake Ct Ste 200		Raleigh	NC	27615-6417
Smartsheet, Inc.	c/o GKL Registered Agents of WA, Inc.	811 First Avenue, Suite 457		Seattle	WA	98104
Southern Shade Tree Co, Inc.	c/o Corporation Service Company	2626 Glenwood Avenue, Suite 550		Raleigh	NC	27608
Stericycle, Inc	c/o CT Corporation System	160 Mine Lake Ct Ste 200		Raleigh	NC	27615-6417
ThinkManaged, LLC	c/o HCV Capital Management, LLC	310 Broad Street, Suite 7		Charleston	SC	29401
TMOBILE	T-Mobile USA, Inc.	c/o Corporation Service Company	2626 Glenwood Avenue, Suite 550	Raleigh	NC	27608
Todd Sturgis		Address on File				
Town of Shallotte		106 N. Chestnut St.		Shallotte	NC	28470

# **Exhibit E**

**Taxing Authorities Service List**

**Served via Overnight Mail**

<b>CreditorName</b>	<b>Address1</b>	<b>City</b>	<b>State</b>	<b>Zip</b>
Arizona Department of Revenue	400 W. Congress	Tucson	AZ	85701
Horry County Assessor's Office	1301 Second Avenue	Conway	SC	29526
North Carolina Department of Revenue	PO Box 25000	Raleigh	NC	27640

# **Exhibit F**

**Lienholder Service List**

**Served via Overnight Mail**

<b>CreditorName</b>	<b>CreditorNoticeName</b>	<b>Address1</b>	<b>Address2</b>	<b>City</b>	<b>State</b>	<b>Zip</b>
LandDesign, Inc.	c/o Adrienne Chilleni	Parker Poe Adams & Bernstein, LLP	620 South Tryon St., Suite 800	Charlotte	NC	28202