

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 1822 YOUNG'S MILL ROAD AND 4701-A HICKORY
VALLEY ROAD— 39.95-ACRES)

Section 1. Pursuant to G.S. 160A-31 (contiguous), the hereinafter-described territory is hereby annexed to City of Greensboro:

Beginning at a point in the existing Greensboro corporate limits (as of August 31, 2022), said point being in the western right-of-way line of Young's Mill Road NCSR #3029) and being the southeast corner of that annexation approved by Greensboro Ordinance No. 20-053; THENCE PROCEEDING WITH THE EXISTING CITY LIMITS the following four courses and distances: 1) N 88° 46' 50" W 883.49 feet to a #4 rebar found, 2) N 01° 39' 23" E 505.04 feet to a #4 rebar found, 3) N 01° 40' 15" E 551.93 feet to it's a #4 rebar found, and 4) N 88° 50' 36" W 703.45 feet to the northwest corner of now or formerly J. L. Hobbs and wife, Pearl Hobbs, as recorded in Deed Book 1504, Page 538; THENCE DEPARTING FROM THE EXISTING CITY LIMITS with the west line of said property, also being the east line of Tract Two of Hector Vasquez Garcia and Marta Cortes Lara, as recorded in Deed Book 8452, Page 2318, S 03° 40' 32" E 1,668.29 feet to an iron pipe found at the northwest corner of Lot 1 of Property of Douglas H. Hobbs, as recorded in Plat Book 75, page 46; thence with the west line of said Lot 1 S 04° 08' 53" E 370.77 feet to an iron pipe found at the southwest corner of said Lot 1; thence with the south line of said Lot 1 N 89° 47' 05" E 445.22 feet to an iron pipe found at the southeast corner of said Lot 1, having NC grid coordinates NAD83(2011) of North 828409.57 feet, East 1793192.57; thence with the east line of said Lot 1 N 06° 01' 12" E the following three distances: 1) 32.90 feet to an iron pipe found on the southern right-of-way line at the western terminus of Hickory Valley Road (NCSR #3169), 2) 60.19 feet across said terminus to an iron pipe found on the northern right-of-way line of said road, and 3) 127.60 feet to an iron rod found at the northeast corner of said Lot 1; thence with the west line of Lot 41 of Jefferson Acres, as recorded in Plat Book 25, Page 65, N 06° 01' 12" E 122.36 feet to an iron rod found at the northwest corner of said Lot 41; thence with the north lines of Lots 41 through 55 of Jefferson Acres S 89° 50' 51" E 725.63 feet to an iron rod found at or near the northeast corner of said Lot 55; thence with the west line of Clarence W. and Helen L. Oliver, as recorded in Deed Book 3818, Page 1809, N 01° 46' 29" E 155.85 feet to an iron pipe found at Oliver's northwest corner; thence with Oliver's north line S 88° 36' 37" E 241.42 feet to a point in the centerline of Young's Mill Road; thence with said centerline the following four courses and distances: 1) N 00° 34' 51" W 27.93 feet to a point, 2) N 00° 40' 16" W 202.40 feet to a point, 3) N 00° 32' 39" E 119.46 feet to a point, and 4) N 00° 42' 11" E 101.04 feet to a point; thence S 89° 57' 40" W 55.56 feet to the point and place of BEGINNING, containing 39.95 acres. All plats and deeds referred to hereinabove are recorded in the Guilford County Register of Deeds Office.

Section 2. Any utility line assessments, which may have been levied by the County, shall be collected either by voluntary payment or through foreclosure of same by the City. Following annexation, the property annexed shall receive the same status regarding

charges and rates as any other property located inside the corporate limits of the City of Greensboro.

Section 3. The owner shall be fully responsible for extending water and sewer service to the property at said owner's expense.

Section 4. From and after the effective date of annexation, the above-described territory and its citizens and property shall be subject to all debts, laws, ordinances and regulations in force within the City and shall be entitled to the same privileges and benefits thereof, subject to the provisions in Sections 2 and 3 above.

Section 5. From and after December 20, 2022, the liability for municipal taxes for the 2022-2023 fiscal year shall be prorated on the basis of 6/12 of the total amount of taxes that would be due for the entire fiscal year. The due date for prorated municipal taxes shall be September 1, 2023. Municipal ad valorem taxes for the 2023-2024 fiscal year and thereafter shall be due annually on the same basis as any other property within the city limits.

Section 6. That this ordinance shall become effective upon adoption.