

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 9069 WEST MARKET STREET AND 105 BOBBY
LANE – 61.6 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 on the Greensboro city limit line, said point being the southwest corner of Lot 2 of Exception Map Bobby Lee and Cynthia Evans Stanley and Steven W. and Amanda Pearman, as recorded in Plat Book 179, Page 3; THENCE PROCEEDING WITH THE EXISTING CITY LIMITS following the center of a creek along the western lines of Lots 2 and 1 of said Exception Map the following seventeen (17) bearings and distances: 1) N 05° 33' 14" W 91.44 feet to a point, 2) N 29° 11' 30" W 55.29 feet to a point, 3) N 11° 29' 58" W 58.96 feet to a point, 4) N 15° 17' 15" W 43.62 feet to a point, 5) N 11° 35' 59" W 26.59 feet to a point, 6) N 38° 48' 43" W 99.03 feet to a point, 7) N 31° 02' 30" W 26.38 feet to a point, 8) N 08° 30' 50" E 44.65 feet to a point, 9) N 33° 53' 13" W 54.83 feet to the southernmost corner of said Lot 1, 10) N 20° 48' 53" W 142.78 feet to a point, 11) N 55° 05' 03" W 111.31 feet to a point, 12) N 07° 55' 25" W 122.82 feet to a point, 13) S 81° 04' 44" W 31.97 feet to a point, 14) N 27° 29' 29" W 48.65 feet to a point, 15) N 22° 34' 46" E 60.88 feet to a point, 16) N 43° 51' 26" W 75.67 feet to a point, and 17) N 13° 54' 57" W 106.11 feet to the westernmost corner of said Lot 1; thence with the western line of said Lot 1 N 34° 14' 43" E 1,535.19 feet to a new iron pipe at the northernmost corner of said Lot 1; thence with the southwestern lines of Lots 1 and 2 of Property of Bobby Stanley, as recorded in Plat Book 80, Page 47, S 48° 41' 48" E 545.97 feet to the southernmost corner of said Lot 2; thence with the southeastern line of said Lot 2 N 57° 02' 12" E 257.95 feet to a new iron pipe at the easternmost corner of said Lot 2; thence with the northeastern line of Lot 1 on said Exception Map S 48° 34' 39" E 343.69 feet to a new iron pipe at the northernmost corner of Lot 2 on said Exception Map; thence with the northeastern line of said Lot 2 S 48° 34' 39" E 563.76 feet to an existing iron pipe at the easternmost corner of said Lot 2; thence with the eastern line of said Lot 2 the following five (5) courses and distances: 1) S 45° 33' 14" W 826.10 feet to a point, 2) S 44° 21' 36" E 49.98 feet to a point, 3) S 45° 33' 23" W 529.01 feet to a point, 4) N 89° 24' 37" W 183.08 feet to a point, and 5) S 01° 24' 53" W 523.60 feet to the southeast corner of said Lot 2; thence with the southern line of said Lot 2 N 84° 30' 32" W 634.93 feet to the point and place of BEGINNING, including all that SAVE AND EXCEPT land not annexed by City of Greensboro Ordinance #07-282, and containing approximately 61.6 acres.

The plats referred to hereinabove are recorded in the Office of the Register of Deeds of Guilford County.

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 June 20, 2023, the liability for municipal taxes for the 2022-2023 fiscal year shall be prorated on the basis of 1/12 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.