

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 3321 OLD MCCONNELL LOOP, A PORTION OF 4220
HOLTS CHAPEL ROAD AND 752-754 JFH DAIRY ROAD – 72.5 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 city limit line (as of June 30, 2018), said point being the intersection of said city limit line and the western right-of-way line of JFH Dairy Road; THENCE DEPARTING FROM THE EXISTING CITY LIMITS in a southwardly direction with said right-of-way line approximately 1,700 feet to the northeast corner of Parcel 4(A) of Hackett Estate, as recorded at Plat Book 190, Page 125; thence continuing with said right-of-way line the following six courses and distances: 1) S 01° 21' 24" E 202.26 feet to an iron pipe, 2) with a curve to the right a chord bearing and distance of S 07° 28' 42" W 232.20 feet to an iron pipe, 3) S 17° 01' 52" W 313.57 feet to an iron pipe, 4) with a curve to the left a chord bearing and distance of S 07° 28' 00" W 239.60 feet to an iron pipe, 5) S 01° 22' 43" E 79.38 feet to an iron pipe, and 6) S 40° 30' 32" W 58.30 feet to an iron pipe at the northwest corner of Old McConnell Loop and JFH Dairy Road, said pipe being the southeasternmost corner of said Parcel 4(A); thence crossing Old McConnell Loop S 08° 25' 28" E 60.00 feet to an iron pipe on its southern right-of-way line; thence with said right-of-way line S 81° 34' 42" W 7.54 feet to an iron pipe at the northeast corner of Parcel 4(B) of Hackett Estate; thence with the eastern line of said Parcel 4(B) S 02° 36' 00" W 596.73 feet to an iron pipe on the northern right-of-way line of McConnell Road (60-foot right-of-way); thence with said right-of-way line N 86° 46' 50" W 103.18 feet to an iron pipe; thence continuing with said right-of-way line with a curve to the right having a radius of 536.76 feet and a chord bearing and distance of N 77° 57' 54" W 164.52 feet to an iron pipe; thence with the western line of said Parcel 4(B) N 08° 25' 18" W 507.41 feet to an iron pipe on the southern right-of-way line of Old McConnell Loop; thence crossing Old McConnell Loop N 08° 25' 18" W 60.00 feet to a point in the southern line of said Parcel 4(A); thence with the southern line of said Parcel, also being the northern right-of-way line of said road, S 81° 34' 32" W 133.68 feet to an iron pipe at the southwest corner of said Parcel 4(A); thence with the western line of said Parcel 4(A) the following six courses and distances: 1) N 48° 39' 16" W 8.14 feet to a point, 2) N 48° 39' 16" W 47.44 feet to an iron pipe, 3) N 22° 56' 09" W 52.08 feet to an iron pipe, 4) N 16° 09' 56" W 50.45 feet to an iron pipe, 5) N 03° 01' 11" W 50.01 feet to an iron pipe, and 6) N 02° 48' 52" W 730.54 feet to an iron pipe at the northwest corner of said Parcel 4(A); thence in a northwesterly direction across property of the State of North Carolina, as described in Deed Book 1014, Page 619, approximately 1,800 feet to the southeast corner of Holts Chapel Subdivision, as recorded at Plat Book 148, Page 9, being a point in the existing Greensboro city limit line; THENCE PROCEEDING WITH THE EXISTING CITY LIMITS with the eastern line of said subdivision N 03° 16' 14" E 253.12 feet to the southeast corner of Lot 2 of Annie Mae Gant, as recorded at Plat Book 130, Page 14; THENCE DEPARTING FROM THE EXISTING CITY LIMITS with the eastern line of said Lot 2 N 03° 05' 05" E approximately 50 feet to a point in the existing city limits;

THENCE PROCEEDING WITH THE EXISTING CITY LIMITS in an easterly direction approximately 1,700 feet to the point and place of BEGINNING, and containing approximately 72.5 acres. The plats and deeds 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 October 16, 2018, the liability for municipal taxes for the 2018-2019 fiscal year shall be prorated on the basis of 8/12 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, 2019. Municipal ad valorem taxes for the 2019-2020 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.