

AN ORDINANCE ANNEXING TERRITORY TO THE CORPORATE LIMITS
(PROPERTY LOCATED AT 5698 WEST GATE CITY BOULEVARD – 15.3 ACRES
(including street right-of-way))

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

Beginning at a point in the existing Greensboro corporate limits (as of July 31, 2016), said point being a monument in the southeast right-of-way line of Harnett Drive (N.C. S.R. #1625), a 40-foot right-of-way, at its northeastern terminus, said monument being in the southwest line of KSL Sedgfield Pilot, LLC, as recorded in Deed Book 6920, Page 1579; THENCE DEPARTING FROM THE EXISTING CITY LIMITS with said right-of-way line, also being the northwest line of the property of The John and Lou Ann Mothershead Family Trust – Trust B, as recorded in Deed Book 7059, Page 317, S 42° 04' W 550 feet to the westernmost corner of said property; thence in a southwesterly direction, crossing Harnett Drive, approximately 40 feet to the intersection of the southwest right-of-way line of Harnett Drive and the southeast right-of-way line of W. Gate City Boulevard; thence in a southwesterly direction with said southeast right-of-way line approximately 850 feet to an iron pin and cap at the intersection of said southeast right-of-way line and the north right-of-way line of relocated High Point Road; thence with said right-of-way line of relocated High Point Road in a southeasterly direction approximately 50 feet to an iron pin and cap; thence in a southerly direction approximately 220 feet to a corner in the existing Greensboro city limits on the southeast right-of-way line of High Point Road; THENCE PROCEEDING WITH THE EXISTING CITY LIMITS N 41° 12' 21" W approximately 100 feet to the easternmost corner of that property shown on City of Greensboro Annexation Drawing D-2408; thence continuing N 41° 12' 21" W 991.30 feet to the northernmost corner of that property shown on said Drawing D-2408; thence continuing in a northwesterly direction approximately 45 feet to a corner in the existing city limits at Atwater Drive, as shown on City of Greensboro Annexation Drawing D-2417; thence in a northeasterly direction approximately 1,200 feet to the northeast corner of the property shown on said Drawing D-2417; thence in an easterly direction approximately 130 feet to an existing iron pin in the centerline of the right-of-way of Norfolk Southern Railway in the north corner of the Tucker/Siegal property; thence with the northeast line of said property the following two (2) courses and distances: 1) S 45° 56' 35" E 99.98 feet to an existing iron pin in the southeast right-of-way line of Norfolk Southern Railway, and 2) S 45° 56' 51" E 12.24 feet to a new iron pin in the northwest right-of-way line of W. Gate City Boulevard; thence across said road S 45° 56' 51" E 200.43 feet to a new iron pin in the southeast right-of-way line of said road; thence across the northeast terminus of Harnett Drive S 45° 56' 51" E 27.35 feet to the POINT AND PLACE OF BEGINNING, containing approximately 15.3 acres.

All deeds referred to herein are recorded in the Guilford County Register of Deeds Office.

Section 2. The owners agree to pay to the City of Greensboro an acreage fee of five hundred eighty dollars (\$580.00) per acre for water service and five hundred eighty dollars (\$580.00) per acre for sewer service immediately prior to the time of annexation, provided that each of these utilities are available at the time of annexation. 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 owners shall be fully responsible for extending water and sewer service to the property at said owners' 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 November 30, 2016, the liability for municipal taxes for the 2016-2017 fiscal year shall be prorated on the basis of 7/12 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, 2017. Municipal ad valorem taxes for the 2017-2018 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.