

**GENERAL ASSEMBLY OF NORTH CAROLINA**  
**SESSION 2005**

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**D**

**HOUSE DRH60773-LMx-179 (5/15)**

Short Title: Landis Annexation/Planning.

(Local)

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Sponsors: Representative Steen.

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Referred to:

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A BILL TO BE ENTITLED

AN ACT TO ADD CERTAIN DESCRIBED PROPERTY TO THE CORPORATE LIMITS OF THE TOWN OF LANDIS AND TO AUTHORIZE THE TOWN TO EXERCISE PLANNING AND ZONING POWERS IN THE DESCRIBED AREA PRIOR TO ANNEXATION OF THE AREA.

The General Assembly of North Carolina enacts:

**SECTION 1.(a)** The following described property is added to the corporate limits of the Town of Landis:

TRACT I:

BEGINNING at a point in the center of the Fleming Crossroads and Five Forks Rd on Atwell's line: thence North 33 West with said Road 680 feet to a stake in the center of said Road, corner of Lot 2; thence South 57 West 420 feet to a stake; thence South 15 West 1650 feet to an iron stake; corner of Lot 2; thence North 88 West 1318 feet to Carter's line, corner to Lot No. 1; thence South 3-3/4 West 650 feet to a stone, Carter's corner on Chester Deal's line; thence with Chester Deal's line, South 88 East 2359 feet to an iron stake on Atwell's line; thence North 4 East 1929 feet to the Beginning. Containing 71 acres, more or less. SAVE AND EXCEPT the following described real estate conveyed to Latt J. Carter and Wife, Myrtle S. Carter by deed recorded in Deed Book 337 at page 300, Rowan County Registry. Located about One mile North from Saw, near the Mill Bridge Road. Beginning at a stone and an iron pipe, Carter's corner in the line of the C.C. Deal Estate, and runs thence with the Carter line, North 3-3/4 deg. East 242 feet to an iron pipe, a new corner in the Carter Line; thence two new lines as follows: (1) South 86-3/4 deg. East 900 feet to an iron pipe, a new corner, (2) South 3-3/4 deg. West 242 feet to an iron pipe, a new corner in the Carter line; thence with the Carter line, North 86-3/4 deg West, passing the Carter corner, 900 feet to the Beginning, containing 5 acres, more or less.

TRACT II:

1 BEGINNING at a point on the Northern side of Brown rd. in the line of Leroy Wilhelm,  
2 this beginning point lying North 89 East 250.52 feet, more or less, from an old corner of  
3 the C.K. Atwell property near the point where a dirt road intersects Brown Rd., this  
4 beginning point also lies south 89 West 1168.48 feet, more or less, from an old corner  
5 of C.K. Atwell and Worth Corriher in the line of Leroy Wilhelm, and runs thence along  
6 the Wilhelm line, North 89 East 1168.48 feet, more or less, to a stake , a corner of  
7 Worth Corriher; thence along the old line, the same being a line of Worth Corriher, due  
8 south 1567 feet, more or less, to a stake, an old corner; thence continuing along another  
9 line of Worth Corriher, South 89 West 1168.48 feet, more or less, to a point, a new  
10 corner, this being the corner of John K. Atwell's tract in the line of Worth Corriher:  
11 thence along a new line due North 1567.5 feet, more or less, to a point in the old line,  
12 the point of Beginning. Said tract containing 42.048 acres. LESS AND EXCEPT 3.97  
13 Acres more or less. Reference tax parcel ID 223-036

14 TRACT III:

15 BEGINNING at a stone in the field on the west side of a dirt road running between  
16 Brown Rd. and Patterson Rd., this beginning point being a corner of lots Nos. 4 and 5 as  
17 shown on the map of "L.A. Corriher's Mt. Moriah Church Farm", being also a corner of  
18 George R. Fleming, Hubert I. Patterson and Leonard Patterson, and also being an old  
19 original corner of the C.K. Atwell Property, and runs thence along the old line, the same  
20 being the line of Lot No. 5 as shown on the map of the "I.A. Corriher's Mt. Moriah  
21 Church Farm" property, South 85 East 381 feet to a state, corner of Tract No. 5 and also  
22 an old corner; thence continuing along the old line, the same being a line of Leroy  
23 Wilhelm, due south 1699.5, 5 feet to a stake, an old corner; thence continuing along the  
24 old line and along Wilhelm's line, North 89 East 250.52 feet to a point, a new corner,  
25 this corner lying South 89 East 1168.48 feet from the corner of Sue Evelyn Atwell and  
26 Worth Corriher; thence along a new line running due South 1567.5 feet, more or less, to  
27 a point, a new corner in the old line, said line being an old line of Worth Corriher;  
28 thence with Corriher's line and continuing with the line of Latt J. Carter, South 89 West  
29 745.52 feet; more or less, to a stake, corner of Tract No. 3 as shown on the map of "L.A.  
30 Corriher's Mt. Moriah Church Farm", this being a corner of Lamont Goodnight; thence  
31 along Goodnight's line and along the line of Tract No. 3 North 4 East 1983 feet to a  
32 stone on the North side of Brown Rd.. said stone being in the line of Tract No. 4; thence  
33 continuing along the line of Tract 4. North 3-15 East 1373 feet to a stone, the point of  
34 BEGINNING.

35 TRACT IV:

36 BEGINNING at a stake on bank of branch Sloan Freeze's corner; thence N. 4 E. 14.17  
37 chains to a stone S.G. Pethel's corner; thence S. 24 E. 10.00 chains to a persimmon tree  
38 Pethel's corner; thence S. 60 W. 2.60 chains to a cedar; thence N. 80 W. 3.23 chains to  
39 an ash; thence S. 77 W. 3.06 chains to poplar; thence S. 76 W. 7.73 chains to the  
40 BEGINNING, containing 16 1/10 acres more or less.

41 TRACT V:

42 On the Waters of Grant's Creek, BEGINNING at a black jack on Bostian's line and runs  
43 South 74 poles to a hickory; thence South 89 West 176 poles to a Spanish oak; thence  
44 North 74 poles to a Sourwood; thence North 89 East 176 poles to the BEGINNING,

1 containing (85) acres, more or less. LESS AND EXCEPT all the portion of land located  
2 on the west side of Millbridge Rd. containing 32.43 acres more or less.

3 TRACT VI:

4 BEGINNING at a nail and cap at the intersection of the center lines of Mill Bridge Rd.  
5 (State Road No. 1350) and Concordia Church Rd. (State Rd. No. 1554) and runs thence  
6 with the center line of Mill Bridge Road South 6 deg. 45 min West 114 feet to a point in  
7 the center line of said rd; thence three new lines with Wilma D. Carrigan as follows: (1)  
8 South 84 deg. 30 min. East 566.7 feet to an iron rod; and (3) North 79 deg. 53 min.  
9 West 596.8 feet to an iron cap in the center line of Mill Bridge Rd; thence with the  
10 center line of Millbridge Rd. South 2 deg. 13 min West 297.9 feet to the point of  
11 BEGINNING, and containing 5.2 acres, said description being in accordance with map  
12 prepared for Wilma D. Carrigan dated May 25, 1976 by Hudson and Almond  
13 Surveyors.

14 TRACT VII:

15 BEGINNING at an existing iron, said iron further referenced as being the southeast  
16 corner of Ruth Freeze, Larry Freeze, and Valerie Freeze as found in Deed Book 802,  
17 page 148 and further referenced as Tax Map 225 Parcel 003 and further referenced as  
18 being the northeast corner of Freddie D. Freeze as found in Deed Book 690, Page 895  
19 and further referenced as Tax Map 225, Parcel 062; thence continuing along a new line  
20 South 76 deg. 43 min 32 sec East 2,370.31 feet to an existing iron rod being located in  
21 the line of a lake for the Town of Landis; thence continuing along border of said lake,  
22 South 19 deg. 59 deg. 34 sec. west 97.00 feet to a point; thence continuing South 39  
23 deg. 03 min. 34 sec. West 170.05 feet; thence continuing South 32 deg, 5 min. 04 sec.  
24 West 149.67 feet; thence South 35 deg. 33 min 25 sec. West 18.72 feet to a point;  
25 thence North 85 deg. 31 min. 52 sec East 100.00 Feet to a point; thence North 51 deg.  
26 35 min. 58 sec. west 148.00 feet to a point; thence continuing North 67 deg. 12 min. 21  
27 sec. West 1,738.38 feet to a point; thence continuing North 86 deg. 41 min 30 sec. West  
28 230.22 feet to a point; thence continuing North 26 deg. 39 min. 38 sec. West 94.19 feet  
29 to the point of BEGINNING.

30 TRACT VIII:

31 BEGINNING at a computed point in the centerline of N.C. Highway 152 and in the  
32 corner of a 3.943 acre tract: thence with said 3.943 acre tract North 15 degrees 32  
33 minutes 56 seconds West passing an existing #5 rebar at 51.14 feet for a total distance  
34 of 388.78 feet to an existing #5 rebar in the line of a 3.943 acre tract; thence with said  
35 3.943 acre tract North 21 degrees 44 minutes 35 seconds West passing an existing #5  
36 rebar 201.36 feet for a total distance of 406.96 feet to an existing #5 rebar in the line of  
37 a 3.943 acre tract; thence with said 3.943 acre tract North 88 degrees 00 minutes 00  
38 seconds West 67.73 feet to an existing #5 rebar at the corner of a 3.943 acre tract and  
39 Harrill S. Wiggins; thence with Wiggins North 02 degrees 00 minutes 00 seconds East  
40 passing an existing 1" pipe at 671.74 feet for a total distance of 1329.79 feet to an  
41 existing 1" pipe in the corner of Murrah A. Corriher; thence with the Corriher North 88  
42 degrees 00 minutes 00 seconds West 394.32 feet to a set #5 rebar in the corner of  
43 Murray A. Corriher; thence with the Corriher North 03 degrees 18 minutes 47 seconds  
44 East passing an existing 1.5" pipe at 465.69 feet for a total distance of 632.72 feet to a

1 pipe in R.S. Freeze's line; thence with Freeze North 02 degrees 33 minutes 35 seconds  
2 east 4.76 feet to an existing stone in the corner of R.S. Freeze and S.E. Campbell, thence  
3 with Campbell North 42 degrees 19 minutes 54 seconds east 394.74 feet to an existing  
4 36" sweet gum in the corner of S.E. Campbell; thence with Campbell following the  
5 courses and distances: (1) South 13degrees 08 minutes 55 seconds East 280.34 feet to  
6 an existing 1/2" pipe; thence (2) South 14degrees 02 minutes 57 seconds West 166.00  
7 feet to an existing #8 rebar; thence (3) South 89 degrees 11 minutes 23 seconds East  
8 974.81 feet to an existing railroad spike in the corner of S.E. Campbell and J.A. Lipe  
9 Heirs; thence with Lipe South 02 degrees 42 minutes 38 seconds West 2,024.40 feet to a  
10 nail in the corner of Johnsie Deaton Fisher and Wiley Dale Wilson; thence with Wilson  
11 North 87 degrees 46 minutes 45 seconds West 15 feet to an existing 5" flat bar in the  
12 corner of Wiley Dale Wilson; thence with Wilson South 02 degrees 37 minutes 01  
13 seconds West passing an existing 5" flat bar at 500.66 feet for a total distance of 527.35  
14 feet to a computed point in the centerline of N.C. Highway 152; thence with N.C.  
15 Highway 152 South 84 degrees 05minutes 14 seconds West 312.09 feet to the place and  
16 point of BEGINNING and containing 51.831 acres as shown on the boundary survey of  
17 the Stewart M. Beaver Estate prepared by Rufus Jackson Love, R.L.S. dated September  
18 24, 1996.

19 TRACT IX:

20 BEGINNING at a 1" iron spike, said spike being located in centerline of the margin of  
21 the right-of-way for Lake Wright Road and further referenced as being located in the  
22 common lines of R. Brian Johnson as found in Deed Book 792, Pages 931 and 932, the  
23 same being designated in Rowan County Tax Supervisor's Office as being Tax Map  
24 225, Parcel 72 and in the common line of Wallace G. Lyerly as found in Deed Book  
25 571, Page 465, the same being designated in the Rowan County Tax Supervisor's Office  
26 as being Tax Map 120, Parcel 4, said point further referenced as being located North 50  
27 deg. 54 min. 16 sec. West 664.96 feet from a computed point, said computed point  
28 being located along the centerline of the intersection of Lake Wright Road and N.C.  
29 Highway 152, said point further referenced as being located South 80 deg. 19 min. 15  
30 sec. West 267.15 feet from an existing iron spike, said iron spike being the common  
31 corner of two separate tracts as purchased by R. Brian Johnson, the same being  
32 designated in the Rowan County Tax Supervisor's Office as being Tax Map 225, Parcel  
33 72 and Tax Map 120, Parcel 5; thence, from the point of BEGINNING the following  
34 courses and distances: North 50 deg. 54 min. 16 sec. West 389.78 feet to a 4" flat blade,  
35 said blade being the common corner of Wallace G. Lyerly and the common corners of  
36 Lots Nos. 10 and 11, the Fisher Farm Estates, as found in the Rowan County Register of  
37 Deeds Office at Book of Maps, Page 3218; thence continuing North 49 deg. 59 min. 54  
38 sec. West 794.72 feet to a 1-1/4" existing iron rod, said iron rod being the common  
39 corner of Lots Nos. 7 and 8; thence continuing North 49 deg. 31 min. 21 sec. West  
40 55.17 feet to a 1/2" iron pin, said iron pin being the common corner of Jeffrey L.  
41 McCollum; thence continuing along the common line of Jeffrey L. McCollum North 49  
42 deg. 31 min. 14 sec. West 420.99 feet to a 1/2" existing iron pin, said iron pin being the  
43 common corner of J. A. Deaton Properties, LTD, and Jeffrey L. McCollum; thence  
44 continuing along the common line of J. A. Deaton Properties, LTD, North 49 deg. 31

1 min. 14 sec West 421 feet to an existing iron pin, said iron pin being located in the  
2 common line of Sandra Lee Sinclair as found in Deed Book 787, Page 828; thence  
3 continuing along the common line of Sandra Lee Sinclair North 1 deg. 31 min. 47 sec.  
4 East 451.33 feet to an existing spike, said spike in a leaning 20" maple, said spike  
5 further referenced as being the common corner of Sandra Lee Sinclair and Steven E.  
6 Campbell as found in Deed Book 565, Page 731; thence continuing along the common  
7 line of Steven E. Campbell the following courses and distances: North 1 deg. 47 min. 20  
8 sec East 403.78 feet (passing a nail set in a 1" iron rod .28' Southeast of property line at  
9 203.60 feet) to an existing nail, said nail being located by 5/8" existing iron rod; thence  
10 continuing North 47 deg. 00 min. 24 sec. East 618.11 feet (passing a 1" existing iron  
11 rod, the same being .61' Northwest of property line at 417.13 feet) to an existing nail by  
12 a 5/8" existing iron rod, said iron rod being the common corner of Steven E. Campbell  
13 and The Warrior Golf Club, LLC, as found in Deed Book 796, Page 409; thence  
14 continuing along the common line of The Warrior Golf Club, LLC, South 88 deg. 24  
15 min. 30 sec. East 776.04 feet to an existing nail by a 1" existing iron rod, the same being  
16 the common corner of The Warrior Golf Club, LLC, as designated in Rowan County  
17 Tax Supervisor's Office as being Tax Map 225, Parcels 76 and 5; thence continuing  
18 along the common line of The Warrior Golf Club, LLC, South 87 deg. 15 min. 46 sec.  
19 East. 386.24 feet (passing a 1/2" existing iron rod at 312.82 feet, the same being the  
20 common corner of Thomas E. Tweed as found in Deed Book 712, Page 265) to a new  
21 iron pin, said iron pin being located along an existing stone and being the common line  
22 of Thomas E. Tweed; thence continuing along the common line of Thomas E. Tweed  
23 South 89 deg. 25 min. 33 sec. East 154.3 feet to a new iron pin, said iron pin being  
24 located on the right-of-way of Lake Wright Road and being the common corner of  
25 Thomas E. Tweed; thence continuing within the margin of the right-of-way for Lake  
26 Wright Road South 89 deg. 25 min. 33 sec East 25.64 feet to a computed point, said  
27 computed point being the centerline of Lake Wright Road and further referenced as  
28 being located North 89 deg. 25 min. 33 sec. West 21.28 feet from the common corner of  
29 R. Brian Johnson as found in Deed Book 792, Pages 931 and 932; thence, continuing  
30 with the margin of a right-of-way for Lake Wright Road, the following courses and  
31 distances: (1) South 13 deg. 22 min. 6 sec. West 620.54 feet; (2) South 12 deg. 47 min.  
32 47 sec. West 599.16 feet; (3) along a curve having a radius of 1227.70 feet with a chord  
33 bearing and distance of South 6 deg. 39 min. 15 sec. West 262.70 feet and an arc length  
34 of 263.20 feet; (4) South 0 deg. 30 min. 47 sec. West 562.52 feet to a point; (5) along a  
35 curve having a radius of 804.15 feet with a chord bearing and distance of South 4 deg.  
36 43 min. 51 sec. West 118.30 feet and an arc length of 118.40 feet; (6) South 8 deg. 56  
37 min. 58 sec. West 80.89 feet; and (7) along a curve having a radius of 439.02 feet with a  
38 chord bearing and distance of 16 deg. 43 min. 26 sec. East 380.40 feet and an arc length  
39 of 393.44 feet. LESS AND EXCEPTING, HOWEVER, all of Lots Numbers 1, 2, 3, 4,  
40 5, 6, 7, 8, 9, 10, 11, 12, and 13, as shown upon the map of WRIGHT FIELD, recorded  
41 in Map Book 9995, at Page 4481, Rowan County Registry. The property conveyed  
42 herewith is all of Parcel 006 on Rowan County Tax Map 225.

43 **SECTION 1.(b)** This section becomes effective September 30, 2007.

1           **SECTION 2.** Notwithstanding subsection 1(b) of this act, the Town of  
2 Landis may begin to exercise its planning and zoning powers under Article 19 of  
3 Chapter 160A of the General Statutes in the area described in subsection 1(a) of this act  
4 after the date that this act becomes law.

5           **SECTION 3.** This act is effective when it becomes law.