

# AN ORDINANCE TO EXTEND THE CORPORATE LIMITS OF THE TOWN OF OAKBORO, NORTH CAROLINA

WHEREAS, the Town of Oakboro Board of Commissioners has been petitioned under G.S. 160A-31 to annex area described below; and

WHEREAS, the Town of Oakboro Board of Commissioners has by resolution directed the Town Clerk to investigate the sufficiency of the petition; and

WHEREAS, the Town Clerk has certified the sufficiency of the petition and a public hearing on the question of this annexation was held at Oakboro District Park Community Building at 7:00 PM on 21, January 2025; after due notice by publication on January 12, 2025 and January 19, 2025; and

WHEREAS, the Town of Oakboro Board of Commissioners finds that the petition meets the requirements of G.S. 160A-31;

NOW, THEREFORE, BE IT ORDAINED by the Board of Commissioners of Town Oakboro, North Carolina that:

Section 1. By the authority granted by G.S. 160A-31, the following described territory is hereby annexed and made part of the Town of Oakboro as of January 21, 2025.

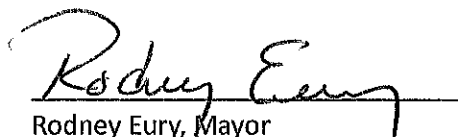
#### LEGAL DESCRIPTION FOR ANNEXATION PLAT BOOK 20 PAGE 211 TRACT 1

Lying and being located on the southwest side of Tenth Street in the Town of Oakboro, Big Lick Township, Stanly County, North Carolina, and more particularly described as follows:  
BEGINNING at an iron rod set near the southern edge of the right-of-way of Tenth Street, said iron rod being the northern most corner of the property herein described and the western most corner of Tract 2 as shown on (Plot Book 20, Page 211); thence from said point of BEGINNING, running along and with the southwestern boundary line of Percy Martin (Deed Book 1853, Page 423, Stanly County Registry); Tract 2, S. 39 degrees 48 minutes 50 seconds East, 479.43 feet to an iron rod found on the northwestern edge of the 60' right-of-way of Eighth Street; said iron rod being the eastern most corner of the property herein described and a common corner with Tract 2; thence running along and with Eighth Street, S. 40 degrees 37 minutes 01 seconds West, 195.33 feet to an iron rod set; thence continuing with Eighth Street, S. 37 degrees 57 minutes 41 seconds West, 281.38 feet to an iron rod set, said iron rod being the southern most corner of the property herein described and being located S. 62 degrees 08 minutes 47 seconds West, 113.95 feet from a right-of-way marker; thence leaving Eighth Street and running N. 40 degrees 41 minutes 58 seconds West, along and with the northeastern edge of Gale Modin property (Deed Book 1897, Page 383, Stanly County Registry), 179.82 feet to a concrete marker found; thence N. 45 degrees 41 minutes 34 seconds West along and with the northeastern boundary line of Fred Zetina (Deed Book 1572, Page 811, Stanly County Registry) and Virginia Griffin (Deed Book 1816, Page 843, Stanly County Registry) properties, 223.20 feet to an iron rod found; thence running along and with the Robbey Whitely property (Deed Book 1707, Page 852, Stanly County Registry), N. 49 degrees, 13 minutes 03 seconds East 143.78 feet to an iron rod found, the eastern most corner of said Whitely property; thence with another boundary line of said Whitely property N. 49 degrees 47 minutes 33 seconds West, 151.91 feet to an iron rod set on the southern edge of the 60 foot right-of-way of Tenth Street; thence running along and with Tenth Street, North 45 degrees 22 minutes 03 seconds East, 327.87 feet to the point of BEGINNING, containing 4.94 acres, more or less, and being Tract 1, all according to that certain plat, plan and survey entitled "Boundary & Division for Maurice T. & Sarah Dye," dated February 15, 2007, and recorded in Plot Book 20, Page 211, Stanly County Registry, reference to which plat, plan, and survey is hereby made for a more complete description of the aforesaid Tract 1 by notes, bounds, courses and distances.

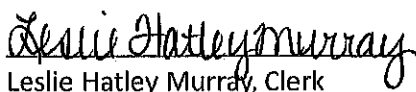
Section 2. Upon and after January 21, 2025, the above described territory and its citizens and property shall be subject to all debts, laws, ordinances, and regulations in force in the Town of Oakboro and shall be entitled to the same privileges and benefits as other parts of the Town of Oakboro. Said territory shall be subject to municipal taxes according to G.S. 160A-58.10.

Section 3. The Mayor of the Town of Oakboro shall cause to be recorded in the office of the Register of Deeds of Stanly County, and in the office of the Secretary of State at Raleigh, North Carolina, an accurate map of the annexed territory, described in Section 1 above, together with a duly certified copy of this ordinance. Such a map shall also be delivered to the Stanly County Board of Elections, as required by G.S. 163-288.1.

Adopted this 21<sup>st</sup> day of January 2025.

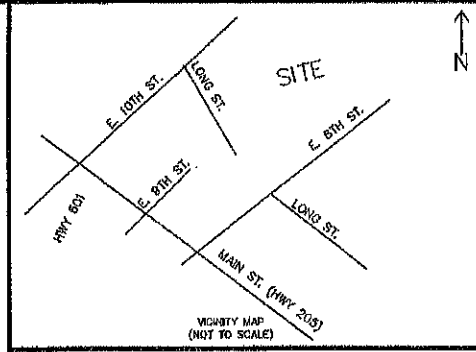
  
Rodney Eury, Mayor

ATTEST:

  
Leslie Hatley Murray, Clerk

REVIEW OFFICER OF  
STANLY COUNTY, NORTH CAROLINA, CERTIFY THAT THE MAP OR PLAT TO  
WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL REQUIREMENTS FOR  
RECORDING.

REVIEW OFFICER \_\_\_\_\_ DATE \_\_\_\_\_



# PRELIMINARY PLAT NOT FOR RECORDATION, SALES, OR CONVEYANCE.

### LEGAL DESCRIPTION FOR ANNEXATION PLAT BOOK 20 PAGE 211 TRACT 1

Lying and being located on the southern side of Tenth Street in the Town of Oakboro, Big Lick Township, Stanly County, North Carolina, and more particularly described as follows:

BEGINNING at an iron rod set near the southern edge of the right-of-way of Tenth Street, said iron rod being the northern most corner of the property herein described and the western most corner of Tract 2 as shown on [Plot Book 20, Page 211]; thence from said point of BEGINNING, running along and with the southwestern boundary line of Stacey Martin (Deed Book 1853, Page 423, Stanly County Registry); Tract 2, S. 36 degrees 48 minutes 59 seconds East, 478.43 feet to an iron rod found on the northwestern edge of the 60' right-of-way of Eighth Street; said iron rod being the eastern most corner of the property herein described and a common corner with Tract 2; thence running along and with Eighth Street, S. 40 degrees 47 minutes 01 seconds West, 188.33 feet to an iron rod set; thence continuing with Eighth Street, S. 37 degrees 57 minutes 41 seconds West 261.58 feet to an iron rod set; said iron rod being the southern most corner of the property herein described and being located S. 52 degrees 00 minutes 47 seconds West, 113.85 feet from a right-of-way marker; thence leaving Eighth Street and running N. 40 degrees 41 minutes 20 seconds West, along and with the northeastern edge of Dale Meath property (Deed Book 1687, Page 383, Stanly County Registry), 170.82 feet to a concrete marker found; thence N. 45 degrees 41 minutes 34 seconds West along and with the northeastern boundary line of Fred Zelina (Deed Book 1574, Page 911, Stanly County Registry) and Virginia Griffin (Deed Book 1810, Page 943, Stanly County Registry) properties, 223.20 feet to an iron rod found; thence running along and with the Robbey Whitley property (Deed Book 1767, Page 682, Stanly County Registry), N. 49 degrees, 13 minutes 03 seconds East 140.76 feet to an iron rod found, the eastern most corner of said Whitley property; thence with another boundary line of said Whitley property N. 40 degrees 47 minutes 33 seconds West, 251.91 feet to an iron rod set on the southern edge of the 60 feet right-of-way of Tenth Street; thence running along and with Tenth Street, North 48 degrees 22 minutes 03 seconds East, 527.87 feet to the point of BEGINNING, containing 4.84 acres, more or less, and being Tract 1, all according to that certain plat, plan and survey entitled "Boundary & Division for Maurice T. & Sarah Dye," dated February 16, 2007, and recorded in Plot Book 20, Page 211, Stanly County Registry, reference to which plat, plan, and survey is hereby made for a more complete description of the aforesaid Tract 1 by metes, bounds, courses and distances.

STACEY AND MARTHA MARTIN  
PARCEL #89040325007  
DB 1853 PG 423  
PB 20 PG 211  
TRACT 2

I, G. Gary Brooks, PLS CERTIFY TO ONE OR MORE OF THE FOLLOWING AS INDICATED

X o THAT THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECORDATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

G. Gary Brooks, PLS Registration No. L-3180

I, G. Gary Brooks, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book     , Page     , etc.) and (Plot Book     , Page     ); that the boundaries not surveyed are clearly indicated on drawn from information found in Book 1850, Page 1405; that this plat was prepared in accordance with U.S. 47-30 as amended. Witness my original signature, registration number and seal this XX day of XXX A.D., XXX.



Surveyor  
L-3180  
Registration Number

THE PURPOSE OF THIS PLAT IS TO ANNEX PLAT BOOK 20 PAGE 211 TRACT 1 AS RECORDED IN STANLY COUNTY, NORTH CAROLINA REGISTER OF DEEDS. THE BOUNDARY INFORMATION SHOWN ON THIS PLAT WAS ESTABLISHED FROM PLAT BOOK 20 PAGE 211 AS RECORDED IN STANLY COUNTY, NORTH CAROLINA REGISTER OF DEEDS AND NO ADDITIONAL FIELD WORK WAS PERFORMED FOR PREPARING THIS PLAT.

THIS DRAWING IS THE PROPERTY OF CGB ASSOCIATES, PLLC AND IS NOT TO BE REPRODUCED OR COPIED IN WHOLE OR PART. IT IS NOT TO BE USED ON ANY OTHER PROJECT AND IS TO BE RETURNED UPON REQUEST.

CONTACT INFORMATION  
C. Gary Brooks, PLS NC/SC/VA  
CGB ASSOCIATES, PLLC  
124 W. Lawyers Rd.  
Monroe, NC 28110  
Firm License # P-1830  
Phone (704) 754-0607  
cgbrooks.cgbassociates@gmail.com

NO.	DATE	REVISION

TOWN OF OAKBORO ANNEXATION PLAT OF PLAT BOOK 20 PG 211 TRACT 1  
OWNER: TRAVIS AND MONICA MCGEE; AND ANDREW AND KATIE HELMS  
LOCATED IN TOWN OF OAKBORO  
BIG LICK TOWNSHIP  
STANLY COUNTY, NORTH CAROLINA

PROJECT NO.  
024,012,024  
SCALE  
1" = 50'  
DATE  
12-08-24  
DRAWN BY  
CGB  
CHECKED BY  
CGB  
DATE OF SURVEY  
3-07-23  
DRAWING NO.  
OAKBORO ANNEXATION  
PLAT

CLIENT:  
DH CONSTRUCTION  
312 W CJ THOMAS RD  
MONROE, NC 28110