

GENERAL ASSEMBLY OF NORTH CAROLINA
1991 SESSION

CHAPTER 48
HOUSE BILL 119

AN ACT TO EXTEND THE CORPORATE LIMITS OF THE TOWN OF
PINEVILLE.

The General Assembly of North Carolina enacts:

Section 1. The corporate limits of the Town of Pineville are extended to include the following described property:

TRACT 1 (tax parcel #205-094-08):

BEGINNING at an iron stake, the northwesterly corner of the property conveyed to Riegel Paper Corporation from Southland Industrial Park, Inc., by Deed dated October 16, 1967, recorded in Book 2895 at page 381 in the Mecklenburg Registry, and runs thence from said Beginning point along the southwesterly margin of the right of way for Industrial Boulevard (said right of way being 60 feet in width) South 64-00 East 495.74 feet to a point; thence three new lines as follow:

(1) South 26-00 West 263.00 feet to a point; thence (2) South 64-00 East 70.50 feet to a point; thence (3) South 26-00 West 609.64 feet to a point in the southerly line of the property of Riegel Paper Corporation, as aforesaid; thence North 80-15-10 West 589.81 feet to an iron stake; thence North 26-00 East 1037.71 feet to the point or place of BEGINNING; containing 11.990 acres and being a part of the property conveyed to Riegel Paper Corporation from Southland Industrial Park, Inc., as aforesaid.

BEGINNING at the southeasterly corner of the property conveyed to Techbuilt, Inc., from Riegel Paper Corporation by Deed dated April 8, 1971, recorded in Book 3279 at page 111 in the Mecklenburg County Registry, and running thence along the southerly line of the property of Riegel Paper Corporation as described in that certain Deed from Southland Industrial Park, Inc., dated October 16, 1967, and recorded in Book 2895 at page 381 in the Mecklenburg Registry South 80-15-10 East 956.21 feet to a nail located in the center of the right of way of the Southern Railway Company main line, running from Charlotte, N. C. to Columbia, S. C.; thence along the center of the right of way of said Southern Railway Company line North 26-00 East 605 feet to a nail; thence in a southwesterly and westerly direction parallel to and 10 feet to the south of the center line of an existing railway spur track (which spur track extends in a southerly and southwesterly direction from the aforesaid Southern Railway Company main line), if extended, to a point in the easterly margin of the aforesaid property conveyed to Techbuilt, Inc., by Deed recorded in Book 3279 at page 111 in the Mecklenburg Registry; thence with said line of the property of Techbuilt, Inc., South 26-00 West 153 feet, more or less, to the point or place of BEGINNING; being part of the property

conveyed to Riegel Paper Corporation from Southland Industrial Park, Inc., as aforesaid.

TRACT 2 (tax parcel #205-094-16):

BEGINNING at a new iron pin, being also the southwesterly corner of the Peachtree Investment Corporation property (now or formerly) as described in Deed Book 3605, page 036, recorded in the Mecklenburg County, North Carolina, Public Registry; thence from said beginning point with the southerly boundary of said Peachtree Investment Corporation property (now or formerly), S. 67-53-00 E. 132.21 feet to a new iron pin, being also the northerly corner of the Snap-On Tools Corporation property (now or formerly) as described in Deed Book 3605, page 462, in the aforesaid Registry; thence with the westerly boundary of said Snap-On Tools Corporation property (now or formerly), S. 22-07-00 W. 146.0 to a new iron pin, being also the westerly corner of said Snap-On Tools Corporation property (now or formerly); thence with the southerly boundary of said Snap-On Tools Corporation property (now or formerly), S. 67-53-00 E. 298.36 feet to a point in the centerline of the 60-foot right of way of Industrial Drive, passing an existing iron pin at the westerly margin of said 60-foot right of way at 268.36 feet; thence with the centerline of Industrial Drive, S. 22-07-00 W. 110.0 feet to a point; thence N. 67-53-00 W. 430.57 feet to a new iron pin, passing a new iron pin in the westerly margin of the 60-foot right of way of Industrial Drive at 30.0 feet; thence N. 22-07-00 E. 256.0 feet to the point and place of Beginning, containing 1.530 acres, all as shown on a boundary survey of a portion of Southland Industrial Park, Inc., dated July 10, 1987, by Jack R. Christian & Associates.

TRACT 3 (tax parcel #205-095-01):

BEGINNING at an old nail in the center of the right-of-way margin of Industrial Drive, the northeasterly corner of the property of Tarheel Container [(now or formerly) as conveyed by deed recorded in Book 4397, Page 168 of the Mecklenburg County Public Registry]; thence proceeding with the center of the right-of-way margin of Industrial Drive North 22-07 East 456.79 feet to an old nail in the northwesterly corner of the property of Eslon Plastics [(now or formerly) as conveyed by deed recorded in Book 4254, Page 925 of the Mecklenburg County Public Registry]; thence with the line of Eslon Plastics (now or formerly) South 63-48-46 East 826.12 feet to a stake; thence South 26-08-42 West 455.69 feet to a stake to the northeasterly corner of the property of Tarheel Container (now or formerly); thence with the line of Tarheel Container North 63-48-46 West 794.03 feet to an old nail, the point and place of BEGINNING. Containing 8.474 acres according to that certain plat of survey dated January 18, 1984 prepared by Spratt-Seaver, Inc., Engineering and Surveying.

TRACT 4 (tax parcel #205-095-04):

BEGINNING at a nail in the center line of Industrial Drive (Industrial Drive having a right-of-way 60 feet in width), said beginning point being located three (3) calls from the intersection of the center line of Industrial Drive and the center line of the Southern Railroad spur track running westerly from the Southern Railroad main line as follows: (1) with the center line of Industrial Drive S 66-15-00 W 216.03 feet to a point; (2) with the center line of Industrial Drive along the arc of a circular curve to the left having a radius of 468.51 feet, an arc distance of 99.62 feet; (3) with the center line of Industrial

Drive S 54-04-00 W 65.75 feet to a nail, the point or place of Beginning; and running thence from said Beginning point two (2) calls with the tract of BHF Investments, Inc. (now or formerly) conveyed by the deed recorded in Book 4101 at page 184 of the Mecklenburg County, North Carolina, Public Registry as follows: (1) S 35-56-00 E 244.52 feet to an iron; (2) S 63-48-30 E 359.03 feet to an old iron on the line of the tract of Eslon Thermoplastics, Inc., conveyed by deeds recorded in Book 4022 at page 368 and at page 384 of the aforesaid Public Registry, the southeasterly corner of the aforesaid BHF Investments, Inc. tract; thence with the line of said Eslon Thermoplastics, Inc. S 26-11-30 W 586.03 feet to an old iron; thence a new line with the tract of Southland Industrial Park, Inc., conveyed by deed recorded in Book 2358 at page 296 in the aforesaid Public Registry N 63-48-30 W 826.50 feet to a nail in the center line of said Industrial Drive; thence with the center line of Industrial Drive three (3) calls as follows: (1) N 22-07-00 E 98.97 feet to a point; (2) with the arc of a circular curve to the right having a radius of 349.32 feet, an arc distance of 194.79 feet to a point; (3) N 54-04-00 E 467.77 feet to the point or place of BEGINNING, and containing 10.707 acres, more or less, as shown on that certain boundary survey dated July 27, 1979, by Henry L. Parnell, Registered Surveyor.

TRACT 5 (tax parcel #207-081-09):

Lying and being in Pineville Township, Mecklenburg County, North Carolina, and beginning at an iron pipe located in the southeasterly margin of the right of way of Pineville Road (U.S. Highway 521), said iron pipe marking the northwesterly corner of the tract of land described in the deed recorded in Book 5030 at page 501 in the Mecklenburg County Registry, said iron pipe marking a corner of the property, now or formerly, of Sharon Mini Storage, a partnership, and running thence with the line of the property, now or formerly, of Sharon Mini Storage two calls and distances as follows: (1) South 61 degrees 34 minutes 4 seconds East (passing an iron at 272.62 feet) 302.84 feet to a point and (2) South 28 degrees 24 minutes 20 seconds West 149.51 feet to a point in the line of the property, now or formerly, of E.F.C. Corp.; thence with the line of the property, now or formerly, of E.F.C. Corp North 61 degrees 35 minutes 40 seconds West 294.39 feet to an iron pipe located in the southeasterly margin of the right of way of Pineville Road; thence with the southeasterly margin of the right of way of Pineville Road North 25 degrees 10 minutes 17 seconds East 149.88 feet to the point and place of beginning. Said parcel of land is shown on the plat of survey by Keith R. Moen, North Carolina Registered Land Surveyor, dated May 9, 1985.

TRACT 6 (tax parcel #205-094-14):

BEGINNING at an iron stake located in the southerly line of the Rexham Corporation as shown and described in that certain deed recorded in book 3838, page 651 of the Mecklenburg County, North Carolina, Public Registry, said iron stake being also located N. 80-15-10 W. 1,483.52 feet distant from the center line of the Southern Railway (now or formerly) main line and running thence from said iron stake N. 80-15-10 W. 62.50 feet to an iron stake located in a corner of John S. Miller and Rexham Corporation; thence N. 26-00-00 E. 1,037.71 feet to an iron stake located in the southerly edge or margin of Industrial Drive; thence S. 64-00-00 E. 60 feet with the southerly edge or margin of Industrial Drive to an iron stake; thence S. 26-00-00 W.

1,020.22 feet to the point or place of the Beginning, containing 1.417 acres more or less. Reference is hereby made to that certain plat or map of P.A. Brotherton, Registered Surveyor, dated December 14, 1984.

Being part of the property conveyed to Rexham Corporation by that certain deed recorded in Book 3828, page 651 of the Mecklenburg County, Public Registry.

Being the same property conveyed to Anne S. Miller by that certain deed recorded in Book 4951, page 276 of the Mecklenburg County, Public Registry.

TRACT 7 (tax parcels #205-092-11 and 205-092-14)

BEGINNING at a point located in the center line of Old Pineville Road where the same intersects with the center line of Rodney Street and runs thence with said Old Pineville Road South 29-56-30 East 625.19 feet to a tack located in the center of the track of the Southern Railway Company main line running from Charlotte, North Carolina, to Columbia, South Carolina; thence with the center line of said track South 24-31 West 63.40 feet to a tack; thence continuing with said center line of said track south 25-34 West 132.17 feet to a tack; thence continuing with the center line of said track South 26 West 1,065.10 feet to an old spike; thence North 10-20-30 East 97.08 feet to a tack in the center line of the spur track leading from said Southern Railway main line track to Southland Industrial Park; thence with the center line of said spur track on a curve to the left, said curve being a portion of a circle having a radius of 1,146.28 feet and an arc of 900.50 feet, to an old tack in the center line of Rodney Street; thence with the center line of Rodney Street North 26-00 East 792.30 feet to the point and place of BEGINNING, as shown on the Plat of the property of Guardian Investment Company by Henry L. Parnell, R.S., dated July 22, 1969.

Being the same property which was conveyed to Guardian Investment Company by deed of Southland Industrial Park, Inc., dated November 15 1967, and recorded in the Mecklenburg County Public Registry in Book 2917, Page 9, as corrected by correction deed dated August 11, 1969, and recorded in said Registry in Book 3126, Page 21.

TRACT 8 (tax parcel #205-094-15):

BEGINNING at a point in the center of Industrial Drive, said point also being the northwest corner of the Harold F. Griffith's property, now or formerly, as found in Deed Book 3667, at Page 0428, of the Mecklenburg County, North Carolina Public Registry, and running thence with the center of Industrial Drive, S. 64-00-00 E. 190.44 feet to a point, said point being the corner of the Ann S. Miller property, now or formerly, as found in Deed Book 4951 at Page 0276, of the Mecklenburg County Public Registry; thence with the Ann S. Miller line, now or formerly, S. 26-00 W. 457.46 feet to a point; thence a new line N. 64-00 W. 190.44 feet to a point on the Harold F. Griffith's line, now or formerly, as per Deed Book set forth above; thence with the Harold F. Griffith's property, now or formerly, N. 26-00 E. 457.46 feet to the point and place of BEGINNING, containing approximately 2.0 acres, said property being a portion of that property shown on the survey of Henry L. Parnell, dated September 12, 1985.

TRACT 9 (tax parcel #207-081-10):

BEGINNING at a point in Pineville Road, which beginning point is N. 24-02-10 E. 150.0 feet from another point in Pineville Road (which latter point is the southwesternmost corner of the property described as "3rd Tract" in that certain deed

dated May 29, 1959, from John S. Miller to John S. Miller and wife, Lillian Crow Miller, recorded in Book 2075, at page 143, in the Mecklenburg County Registry; and which latter point also is N. 61-35-40 W. 15.65 feet from an old iron pipe in the easterly margin of the right-of-way of Pineville Road, in the common boundary line of E.F.C. Corp., now or formerly, described in deed recorded in Book 3401, at page 507, in the Mecklenburg County Registry); running thence with a line in Pineville Road N. 24-02-10 E. 252.65 feet to a point in Pineville Road; running thence S. 61-35-40 E. 23.17 feet to an iron in the easterly margin of the right-of-way of Pineville road; running thence S. 61-35-40 E. 703.82 feet to an iron in the line of the property of Edgar H. Hand Heirs, now or formerly; running thence with a common boundary line of the aforementioned Hand Heirs property S. 15-00-00 W. 412.72 feet to an old iron pipe, being the southeasternmost corner of the aforementioned "3rd Tract", a common corner with the aforementioned E.F.C. Corp. property (such old iron pipe being located S. 15-00-00 W. 66.55 feet from another old iron pipe, in the aforementioned line of the Hand Heirs property); running thence with the common boundary line of the aforementioned E.F.C. Corp. property N. 61-35-40 W. 500.25 feet to an iron in the line of the aforementioned E.F.C. Corp. property; running thence N. 24-02-10 E. 150.0 feet to an iron; running thence N. 61-35-40 W. 272.78 feet to an iron in the easterly margin of the right-of-way of Pineville Road; running thence N. 61-35-40 W. 18.47 feet to a point in Pineville Road, being the point or place of BEGINNING, and containing approximately 6.0 acres, as shown on that certain Boundary Survey for Stephen E. Benson, prepared by Hyatt, Lanford, Seaver, and Associates (Maurice B. Seaver, N.C.R.L.S. number L594), dated September 8, 1982.

TRACT 10:

Being all of the property shown as 1.07 acres and identified as tax parcel number 205-094-05 and all of the property shown as 1.72 acres and identified as tax parcel number 205-094-13 and all the property shown as 3.2 acres and identified as tax parcel #205-094-19 and all of the property shown as 2.0 acres and identified as tax parcel #205-094-18 and all of that property shown as 4.4 acres and identified as tax parcel #205-094-01 in the 1990 Tax Map Book 205 at Page 9 in the Mecklenburg County Tax Office. Revised on 11-23-90.

TRACT 11: (tax parcel #205-094-17):

BEGINNING at an existing iron pin located in the northerly margin of Industrial Drive at the common front corner of the property being conveyed hereby by Grantor and the property of Rousseldt Gelatin Corp. as described in Deed Book 3894, page 547 of the Mecklenburg County Public Registry, said beginning point being also located in an easterly direction 434.70 feet along the northerly margin of Industrial Drive from the intersection of said northerly margin of Industrial Drive with the center line of the right-of-way of Southern Railway, and runs thence from said point and place of beginning and with the line of Rousseldt Gelatin Corp. N. 23-46-00 W. 399.21 feet to an existing iron pin in the line of the property of E. H. Hand, Jr. as described in Deed Book 4690, Page 315 of the Mecklenburg County Public Registry; thence with the line of E. H. Hand, Jr. N. 66-14-00 E. 200.0 feet to a new iron pin; thence a new line S. 23-46-00 E. 399.21 feet to a new iron pin located in the northerly margin of Industrial Drive; thence

with the northerly margin of Industrial Drive S. 66-14-00 W. 200.0 feet to the point and place of BEGINNING, the same containing 1.8329 acres as shown on a boundary survey prepared for Godley Builders dated October 12, 1987 prepared by Maurice B. Seaver, N.C.R.L.S.

The above-described property being in all respects that 1.8329 acre tract of land shown as Tract B on a map of the revised section of Southland Industrial Park recorded in Map Book 22 at Page 382 in the Office of the Register of Deeds for Mecklenburg County, North Carolina.

TRACT 12:

Being all portions of the rights-of-way identified as Industrial Drive, Rodney Street and U.S. Highway 521 which lie adjacent to the above-referenced tracts shown in the 1990 Tax Map Book 205 at Page 209 as revised on November 23, 1990 in the Mecklenburg County Tax Office.

Sec. 2. This act becomes effective June 30, 1991.

In the General Assembly read three times and ratified this the 23rd day of April, 1991.

James C. Gardner
President of the Senate

Daniel Blue, Jr.
Speaker of the House of Representatives