

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

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**HOUSE BILL 278**

Short Title: Walkertown Deannexations. (Local)

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Sponsors: Representatives Brown and Folwell (Primary Sponsors).

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Referred to: Finance.

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February 17, 2005

A BILL TO BE ENTITLED

AN ACT REMOVING CERTAIN DESCRIBED PROPERTY FROM THE  
CORPORATE LIMITS OF THE TOWN OF WALKERTOWN.

The General Assembly of North Carolina enacts:

**SECTION 1.** The following described property is removed from the  
corporate limits of the Town of Walkertown:

**TRACT I** (Nancy Wooten property): All of that certain tract or parcel of land lying and  
being in Walkertown, Forsyth County, North Carolina, more particularly described as  
follows: BEGINNING at an existing iron pipe lying in the eastern boundary line of  
Kathleen Yokley (Deed Book 1238, Page 1456), said iron being the northwest corner of  
property deeded unto Johnny L. Waddell in Deed Book 1617, Page 1279, Forsyth  
County Registry; thence from said iron pipe, with the eastern line of Kathleen Yokley,  
North 04 degrees 04 minutes 23 seconds East 657.68 feet to a bent iron at the base of a  
blown down hickory tree; thence from said iron North 89 degrees 31 minutes 28  
seconds East 206.29 feet to a stone; thence North 02 degrees 45 minutes 11 seconds  
East 181.86 feet to an existing iron pipe; thence with a new line South 81 degrees 44  
minutes 19 seconds East 451.09 feet to a new iron pipe lying in the western boundary  
line of property deeded unto Allie Peddycord in Deed Book 556, Page 458, Forsyth  
County Registry; thence with the western boundary line of Allie Peddycord South 03  
degrees 37 minutes 46 seconds West 891.00 feet to an old existing iron pipe; thence  
continuing with the western boundary of Allie Peddycord South 03 degrees 37 minutes  
46 seconds West 298.86 feet to a planted stone, said stone being the southwestern  
corner of property deeded unto Allie Peddycord in Deed Book 556, Page 458, Forsyth  
County Registry; thence from said stone with the northern boundary line of property  
deeded unto Peddycord, Inc. in Deed Book 1361, Page 1119, Forsyth County Registry  
South 54 degrees 46 minutes 13 seconds West 66.89 feet to an existing iron pipe, the  
easternmost corner of property deeded unto Theresa Freibott in Deed Book 1541, Page  
912, Forsyth County Registry; thence with the northern line of Theresa Freibott South  
75 degrees 20 minutes 10 seconds West 119.52 feet to an existing iron pipe, the

1 southeast corner of property deeded unto Johnny L. Waddell in Deed Book 1617, Page  
2 1279, Forsyth County Registry; thence with the eastern line of Johnny L. Waddell North  
3 23 degrees 58 minutes 26 seconds West 507.38 feet to an existing iron pipe, the  
4 northeast corner of Johnny L. Waddell; thence with the northern line of Johnny L.  
5 Waddell North 85 degrees 57 minutes 22 seconds West 259.80 feet to an existing iron  
6 pipe, the point and place of BEGINNING, containing 15 acres, more or less, according  
7 to an unrecorded map and survey by Larry L. Callahan, R.L.S., dated December 20,  
8 1990, and being designated as Tax Block 5400, Lot 11 M.

9 **TRACT II** (L. Paige Wooten property): All of that certain tract or parcel of land lying  
10 and being in Walkertown, Forsyth County, North Carolina, more particularly described  
11 as follows:

12 BEGINNING at a new iron pipe in the line with Allie Peddycord (Deed Book 556, Page  
13 548) at a corner with Nancy L. Wooten (Deed Book 1835, Page 4792) and thence South  
14 03 degrees 27 minutes 07 seconds West 529.58 feet through an existing iron pipe and  
15 continuing on to a second existing iron pipe; thence North 86 degrees 32 minutes 57  
16 seconds West 180.00 feet to a new iron pipe in the line with Wooten; thence North 08  
17 degrees 50 minutes 34 seconds' East 388.21 feet to an existing iron pipe; thence North  
18 48 degrees 32 minutes 14 seconds East 202.67 feet to the point and place of  
19 BEGINNING, being 1.67 acres more or less according to a survey by Larry L. Callahan,  
20 R.L.S., revised May 19, 1995, and being a building lot cut from the property of Nancy  
21 L. Wooten as recorded in the Forsyth County Registry and found at Deed Book 1835,  
22 Page 4792).

23 **TRACT III** (Jesse Grimm property): All of that certain tract or parcel of land lying and  
24 being in Walkertown, Forsyth County, North Carolina, more particularly described as  
25 follows:

26 BEGINNING at a point in the centerline of an old creek bed, said point being the  
27 southwest corner of Lot Number 3, as shown on the plat of Winchester, Section Two, as  
28 recorded in Plat Book 27, Page 142, in the Office of the Register of Deeds of Forsyth  
29 County, North Carolina; thence with southern property line of Lots 3 and 4, Winchester,  
30 Section Two, as defined by said creek bed the following six (6) courses and distances:  
31 (1) South 68 degrees 09 minutes 12 seconds East 91.33 feet to an iron; (2) thence South  
32 83 degrees 30 minutes 00 seconds East 129.78 feet to an iron; (3) thence North 60  
33 degrees 24 minutes 27 seconds East 38.78 feet to an iron; (4) thence South 73 degrees  
34 54 minutes 09 seconds East 38.26 feet to an iron; (5) thence North 56 degrees 53  
35 minutes 37 seconds East 26.98 feet to an iron; (6) thence North 85 degrees 47 minutes  
36 03 seconds East 155.00 feet to an existing 80D nail in the western line of property now  
37 or formerly owned by Allie Peddycord (see Deed Book 556, Page 458, Forsyth County  
38 Registry); thence with Peddycord's western line South 03 degrees 27 minutes 04  
39 seconds West 728.26 feet to an iron; thence North 81 degrees 44 minutes 19 seconds  
40 West 451.09 feet to an iron in the eastern line of property now or formerly owned by  
41 Kathleen Yokely (see Deed Book 1238, Page 1456, Forsyth County Registry); thence  
42 with Yokely's eastern line North 02 degrees 45 minutes 11 seconds East 1005.69 feet to  
43 a point in the centerline of an old creek bed, the point and place of Beginning,

1 containing 10.24 acres, more of less, in accordance with a survey prepared by Larry L.  
2 Callahan, R.L.S., dated July 30, 1991, and revised October 15, 1991.

3           **SECTION 2.** No ad valorem tax liability for fiscal year 2005-2006 shall  
4 accrue on the property described in Section 1 of this act based upon the property being  
5 located within the corporate limits of the Town of Walkertown on January 1, 2005.

6           **SECTION 3.** This act becomes effective June 30, 2005.