

**GENERAL ASSEMBLY OF NORTH CAROLINA
SESSION 2001**

**SENATE BILL 666
RATIFIED BILL**

AN ACT AUTHORIZING THE CITY OF MONROE TO ACQUIRE CERTAIN PROPERTY AND TO CONVEY THE PROPERTY TO UNION COUNTY FOR THE PURPOSE OF CONSTRUCTING A COURTHOUSE THEREON AND TO AUTHORIZE THE CITY OF BURLINGTON TO CONVEY DESCRIBED PROPERTY BY PRIVATE SALE.

The General Assembly of North Carolina enacts:

SECTION 1. The City of Monroe may acquire by purchase or exchange the following described property in Union County, North Carolina, and may convey the property, with or without monetary consideration, under the terms and conditions it deems proper, to Union County for the purpose of constructing a courthouse thereon:

TRACT 1

BEGINNING at an iron in the South margin of the sidewalk along West Franklin Street, said point being located N 89-45 W. 129 feet from the Southwest intersection of Franklin Street and Stewart Street; and running thence S 0-15 W 180 feet to an iron in the North margin of Morgan Street; thence with the North margin of Morgan Street N. 89-45 W 115 feet to an iron, a new corner of said street; thence a new division line N 9-15 E 180 feet to an iron, a new corner on the South margin of the sidewalk along the South side of Franklin Street; thence with the South edge of said sidewalk S 89-45 E 115 feet to the beginning point and being all of Tract 1 described in Book 1310, page 35 Union County Registry.

TRACT 2

BEGINNING at an iron in the South margin of West Franklin Street on the old corporation limits line of the City of Monroe, being the Northeast corner of the lot now or formerly owned by R. Phifer (or J. M. Wiggins), and running thence along the South margin of said Franklin Street, N 88 E 80 feet, to an iron, a new corner; thence a new division line S 1 E 187 feet to an iron, a new corner on the North margin of Morgan Street; thence along the North margin of said Morgan Street S 88 W 80 feet to an iron in the old corporation limits line of the City of Monroe, and on the Southeast corner of the lot now or formerly owned by R. Phifer (or J. M. Wiggins); thence along and with said Phifer or Wiggins property line, being said "old corporation limits line," N 1 W 187 feet to the beginning corner. BEING the same property conveyed to Estate of A. F. Stevens by Franklin Street Realty Company of Monroe, North Carolina, Incorporated, by deed dated October 2, 1974, and recorded in Deed Book 269 at page 628 in the Office of the Register of Deeds of Union County, North Carolina and being all of Tract 2 described in Book 1310 page 35 Union County Registry.

TRACT 3

BEGINNING at an iron in the South margin of the South sidewalk along West Franklin Street, said point being located North 89 degrees 45 minutes West 104 feet from the Southwest intersection of Franklin Street and Stewart Street and running thence South 0 degrees 15 minutes West 180 feet to an iron in the North margin of Morgan Street; thence with the North margin of Morgan Street North 89 degrees 45 minutes West 25.5 feet to an iron, a new corner on the North margin of said street; thence a new division line North 0 degrees 15 minutes East 180 feet to an iron, a new corner on the South margin of the sidewalk along the South side of Franklin Street; thence with the South

edge of the said sidewalk South 89 degrees 45 minutes East 25.5 feet to the Beginning point and being the property described in Deed Book 381, page 872 of Union County Registry.

TRACT 4

BEGINNING at an iron at the Northwest intersection of the intersections of Morgan Street and Stewart Street said iron being on the Western margin of the Stewart Street right-of-way and the Northern margin of the Morgan Street right-of-way and running thence with the right-of-way of Morgan Street S88-29-44 W 99.78 feet to an iron behind curb and retaining wall; thence with the concrete retaining wall and the line of the Lewis R. Fisher property, N1-10-01 W 180.13 feet to a point on the outside of the building line with the building corner being 1.33 feet beyond said point; Running thence with Franklin Street N 88-29-44 E 100.0 feet to an iron set behind a 4 foot sidewalk; the margin of the Stewart Street Right-of-Way; thence with the sidewalk and the Stewart Street Right-of-Way S1-05-54 E 180.13 feet to the point and place of the beginning and containing 17,994 square feet all according to a boundary survey by Carroll L. Rushing, N.C.R.L.S. dated September 4, 1984, and being the same property described in Deed Book 465, page 767 of Union County Registry.

SECTION 2. In acquiring the property described in Section 1 of this act, the City of Monroe shall have the right of eminent domain for public condemnors as provided in Article 3 of Chapter 40A of the General Statutes. With respect to the vesting of title and right of possession, the provisions of G.S. 40A-42(a) shall apply.

SECTION 3. The City of Monroe may convey the following described property in Union County, North Carolina, with or without monetary consideration, under the terms and conditions it deems proper, to Union County for the purpose of constructing a courthouse thereon:

All of that parcel of land in the City of Monroe bounded on the North by Crowell Street and City Hall, on the East by Stewart Street, on the South by Jefferson Street, and on the West by Charlotte Avenue, and being the same property described in instruments filed in the Union County Register of Deeds Office in Book 212, page 28; Book 211, page 390; Book 278, page 329; Book 283, page 780; and Book 251, page 224.

SECTION 4. Notwithstanding Article 12 of Chapter 160A of the General Statutes, the City of Burlington may convey by private negotiation and sale, with or without monetary consideration, any or all of its right, title, and interest in the following described property to Unity Builders', Inc., under the terms and conditions the City Council deems appropriate:

LOT NO.1

A certain tract or parcel of land in Burlington Township, Alamance County, North Carolina, adjoining Rauhut Street, Rosenwald Street, the lands of Alta F. Ray, Lot No. 2 City of Burlington Redevelopment Subdivision and others and being more particularly described as follows:

BEGINNING at an iron stake in the west right-of-way line of Rosenwald Street, said stake being a corner with Lot No. 2, lying North 3 deg. 26' 50" East 117.70 feet from the intersection of the West right-of-way line of Rosenwald Street and the North right-of-way line of Massey Street and running thence from said beginning point with the line of Lot No. 2, North 86 deg. 42' 18" West 169.56 feet to an iron stake in the East right-of-way line of Rauhut Street; thence with the right-of-way line of Rauhut Street, North 22 deg. 45' East 60.0 feet to an iron stake in the line of Alta F. Ray; thence with the line of Alta F. Ray, South 88 deg. 00' 56" East 149.78 feet to an iron stake in the West right-of-way line of Rosenwald Street; thence with the right-of-way of Rosenwald Street, South 3 deg. 26' 50" West 60.0 feet to the point of BEGINNING and containing 0.213 Acres and being all of Lot No. 1, "Property of City of Burlington Redevelopment Subdivision", dated January 16, 1981, as surveyed by John D. Somers, L-1172 and recorded at Plat Book 26, Page 26 in the Alamance County Register of Deeds Office.

LOT NO. 2

A certain tract or parcel of land in Burlington Township, Alamance County, North Carolina, adjoining Rauhut Street, Rosenwald Street, the lands of Lots 1 and 3 of City of Burlington Redevelopment Subdivision and others and being more particularly described as follows:

BEGINNING at an iron stake in the West right-of-way line of Rosenwald Street, said stake being a corner with Lot No. 3, lying North 3 deg. 26' 50" East 57.70 feet from the intersection of the West right-of-way line of Rosenwald Street and the North right-of-way line of Massey Street and running thence from said beginning point with the line of Lot No. 3, North 85 deg. 40' 07" West 189.42 feet to an iron stake in the East right-of-way line of Rauhut Street; thence with the right-of-way line of Rauhut Street North 22 deg. 45' East 60.0 feet to an iron stake, a corner with Lot No. 1; thence with the line of Lot No. 1, South 86 deg. 42' 18" East 169.56 feet to an iron stake in the West right-of-way line of Rosenwald Street; thence with the right-of-way line of Rosenwald Street South 3 deg. 26' 50" West 60.0 feet to the point of BEGINNING and containing 0.240 Acres and being all of Lot No. 2, as shown on plat entitled "Property of City of Burlington Redevelopment Subdivision", dated January 16, 1981, as surveyed by John D. Somers, L-1172 and recorded at Plat Book 26, page 26 in the Alamance County Register of Deeds Office.

SECTION 5. This act is effective when it becomes law. Sections 1 and 2 of this act expire on January 1, 2002, unless the property described in Section 1 of this act has been voluntarily acquired or condemnation complaints have been filed on or before that date.

In the General Assembly read three times and ratified this the 12th day of June, 2001.

Beverly E. Perdue
President of the Senate

James B. Black
Speaker of the House of Representatives