Ordinance Number: 2023-04

AN ORDINANCE TO ANNEX INTO THE TOWN OF PACOLET, SOUTH CAROLINA FOUR TRACTS OF LAND CONTAINING 100.5 ACRES, MORE OR LESS; 38 ACRES, MORE OR LESS; 534.1 ACRES, MORE OR LESS; 94.61 ACRES, MORE OR LESS; 2 ACRES, MORE OR LESS; 5 ACRES, MORE OR LESS; 8.3 ACRES, MORE OR LESS; 1.9 ACRES, MORE OR LESS; .728 ACRES, MORE OR LESS; AND 13.25 ACRES, MORE OR LESS LOCATED IN SPARTANBURG COUNTY ALONG HAMMETT GROVE ROAD AND NEAL ROAD

WHEREAS, a proper petition has been filed with the Town Council by 100% of the freeholders owning 100% of the assessed value of the contiguous property hereinafter described petitioning for annexation of the property to the Town of Pacolet under the provisions of SC Code Section 5-3-150(3); and

WHEREAS, it appears to Council that annexation would be in the best interest of the property owners and the Town of Pacolet;

NOW, THEREFORE, BE IT ORDAINED by the Mayor and Council of the Town of Pacolet, South Carolina, this 8th day of August 2023 that the property herein described is hereby annexed to and becomes a party of the Town of Pacolet effective upon approval of Second Reading of this Ordinance

PROPERTIES TO BE ANNEXED

All that certain piece, parcel or lot of land lying situate and being in the County of Spartanburg, State of South Carolina, being designated as 1.90 acres, more or less, as shown on a plat prepared for Kennon Robertson Estate being the same property described in Deed Book 29-F at Page 210 by Ralph Smith, Professional Land Surveyor, dated October 13, 1998 recorded in Plat Book 143, at Page 635, or record in the Register of Deeds for Spartanburg County, South Carolina.
Spartanburg County Tax Map No.:
03-25-00-007.00

ALSO: All that tract or parcel of land in the County of Spartanburg, State of South Carolina in Pacolet Township, School District No. 3, and lying on Pacolet River, containing 15.32 acres more or less as shown plat entitled Survey for E. L. Wilkins by W. N. Willis, Engineer, dated January 20, 1960, said plat recorded in the Register of Deeds for Spartanburg County in Plat Book 40 at Page 191.
Spartanburg County Tax Map Nos.:
3-25-00-013.00
3-25-00-014.00
3-25-00-014.01
3-25-00-014.02

ALSO: All that certain piece, parcel or lot of land, situate, lying and being in the State of South Carolina, County of Spartanburg, being shown and designated as 13.25 acres, more or less, as shown on a survey prepared for MRM Partners, LLC, dated September 15, 2005, and recorded September 30, 2005 in Plat Book 158, Page 684, Office of the Register of Deeds for Spartanburg County, S.C. Further reference is

hereby made to survey prepared for Henry Thomas, Jr. and Denise L. Thomas by Neil R. Phillips & Company, Inc. dated August 1, 2019, and recorded on September 9, 2019 in Plat Book 176, Page 376, Office of the Register of Deeds for Spartanburg County, S.C. for a more complete and particular description, reference is hereby made to the above referred to plats and records thereof.
Spartanburg County Tax Map No.:
3-25-00-013.00

ALSO: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, in Pacolet Township containing 94.61 gross acres, more or less, as shown on a plat prepared for Willamette Industries, Inc. entitled the "Hall Tract" prepared Glenn Associates Land Surveying Company dated May 31, 1991 and recorded in Plat Book 113 at Page 439 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.
Spartanburg County Tax Map No.:
3-25-00-010.00

ALSO: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, in Pacolet Township, near Pacolet Mills, containing 180.9 acres, more or less, as shown on a plat prepared for P. J. Trammell (T. Bryant Pettit Tract) dated February 13, 1957 by W. N. Willis, Eng. and recorded in Plat Book 35 at Page 305 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.

And Also: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, about 2 miles north of Pacolet Mills, containing 100.5 acres, more or less, as shown on a plat prepared for Christopher C. Stapleton by W. N. Willis, Eng., dated February 23, 1957 and recorded in Plat Book 35 at Page 321 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.

And Also: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, about 1 mile north of Pacolet Mills, containing 102 acres, more or less, as shown on a plat prepared for B. J. Lowery and Ida S. Lowery by W. N. Willis, Eng., dated February 13, 1957 and recorded in Plat Book 35 at Page 325 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.

And Also: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, in Goldmine School District about 2 miles north of Pacolet Mills, containing 27.9 acres, more or less, as shown on a plat prepared for Jas. Ernest & Clyde Deaton Seay by W. N. Willis, Eng., dated March 7, 1957 and recorded in Plat Book 35 at Page 345 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.

And Also: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg, about 10 miles southeast of Gaffney, containing 132.5 acres, more or less, as shown on a plat prepared for J. W. Lipscomb and W. T. Wilkins by

W. N. Willis, Eng., dated December 31, 1956 and recorded in Plat Book 36 at Page 324 in the Office of the Register of Deeds for Spartanburg County and Deed Book 48-Q at Page 776 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat. LESS AND EXCEPTING THEREFROM a 1.07 acre tract conveyed to Hammett Grove Baptist Church by deed dated April 5, 1962 and recorded in Deed Book 28-X at Page 777 in the Office of the Register of Deeds for Spartanburg County.

And Also: All that certain piece, parcel or lot of land with any and all improvements thereon, lying and being in the State of South Carolina, County of Spartanburg in Pacolet Township, containing 92 acres, more or less, as shown as the "john Lee" Place owned by P. J. Trammell on a plat prepared by H. H. Foster, RLS dated January 8, 1960 and recorded in Plat Book 40 at Page 53 in the Office of the Register of Deeds for Spartanburg County and deed Book 48-Q at Page 777 in the Office of the Register of Deeds for Spartanburg County. For a more complete and particular description, reference is hereby made to the aforesaid plat.
Spartanburg County Tax Map Nos.:
3-25-00-006.00
3-22-00-016.00

ALSO: All that certain piece, parcel or tract of land lying, being and situate in the State of South Carolina, County of Spartanburg, being on Neal Road about 2 miles northwest of Pacolet mill, containing 38 acres, more or less, and described as follows: Beginning at an iron pin in farm road on north side of Ernest Seay's land and west of the old C. B. Hammett's residence and running thence S 21-30 W to 195 feet to a stake; thence S 46-00 W 1127 feet to a stake; thence 38-00 E 500 feet to maple on north bank of small branch; thence S 10-00 E 70 feet down branch; thence S 35-00 W 100 feet down branch to a post oak at junction of small branch with Gold Branch; thence S 51-00 W 351 feet down Gold Branch; thence S 69-40 W 240 feet; S 71-10 W 307 feet; N 42-10 W 150 feet; N 33-20 W 282 feet; N 11-30 W 323 feet; N 84-30 W 201 feet; S 75-45 W 148 feet to a large twin birch on north bank of branch at junction with Pacolet River; thence N 23-05 W 365 feet up Pacolet River bank to a small Ash X; thence N 66-30 E 18-10 feet to stone in the stone pile; thence N 4915 E 117 feet to stake in farm road; thence N 56-00 E 585 feet with road to the point of beginning, all of which appears by survey of J. W. Cunningham, Surveyor, October 21, 1946.
Spartanburg County Tax Map No.:
3-25-00-006.06

The property shall be zoned Natural Resource (NR) pending confirmation or rezoning pursuant to the Zoning Ordinance.

First reading: _____

_____
Ned Camby, Mayor

Second/Final reading: _____

Attest:

_____
Toni Kirby, Town Clerk