

Submitted electronically by Town of Rolesville, NC in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Wake Register of Deeds.

After Recording Mail to      Town of Rolesville  
   P. O. Box 250  
   Rolesville, NC 27571

AN ORDINANCE TO EXTEND THE CORPORATE LIMITS  
OF THE TOWN OF ROLESVILLE UNDER THE  
AUTHORITY GRANTED BY PART I, ARTICLE 4A  
CHAPTER 160A OF THE GENERAL STATUTES OF NORTH CAROLINA

ORDINANCE ORD-2026-06  
CASE ANX-25-03 - 200 SCHOOL STREET

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WHEREAS, the Mayor and Board of Commissioners for the Town of Rolesville, North Carolina has adopted a resolution under G.S. 160A-31 stating its intent to annex the area described below: and

WHEREAS, the petition has been certified by the Town Clerk as to its sufficiency of meeting G.S. 160A-31; and

WHEREAS, a legislative hearing on the question of this annexation was held in the Town Board Room at Rolesville Town Hall located at 502 Southtown Circle, Rolesville, NC 27571 at 6:30 pm or thereafter on November 6, 2025, continued to January 6, 2026, continued to January 20, 2026, continued to February 17, 2026, and continued to March 3, 2026 after due notice; and

WHEREAS, the Mayor and Board of Commissioners finds that the proposed annexation meets the requirements of G.S. 160A-31;

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

Section 1. By the authority granted by G.S. 160A-31, the following described contiguous property owned by Comm Dev LLC is hereby annexed and made part of the Town of Rolesville effective as of September 03, 2024:

All that tract or parcel of land lying and being in Rolesville, Wake County North Carolina and being more particularly described as follows;

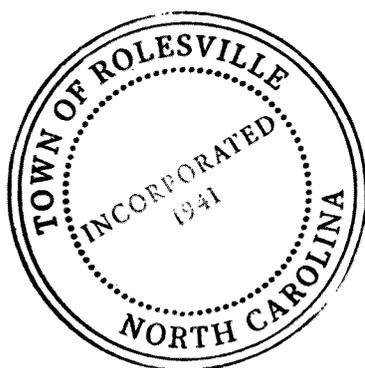
PARCEL PIN# 1758998560

COMMENCING AT EXISTING NCGS MONUMENT "STREET", SAID MONUMENT HAVING NC GRID(NAD 83/2011) COORDINATES OF N: 790603.030 FEET AND E: 2159788.080 FEET:

THENCE N 43°22'24" E A DISTANCE OF 56.02 FEET TO A POINT AT THE SOUTHERN RIGHT-OF-WAY OF S. MAIN STREET, SAID POINT BEING THE NORTHEASTERN PROPERTY CORNER OF LANDS NOW OR FORMERLY OWNED BY COMM DEV LLC AS RECORDED IN DEED BOOK 19072, PAGE 155, WAKE COUNTY REGISTRY; THENCE LEAVING SAID SOUTHERN RIGHT-OF-WAY S 38°29'42" E A DISTANCE OF 300.00 FEET TO AN EXISTING IRON PIPE, SAID PIPE BEING THE NORTHWESTERN PROPERTY CORNER OF LOT 2 AS SHOWN IN BOOK OF MAPS 2013, PAGE 218, WAKE COUNTY REGISTRY; THENCE S 38°47'03" E A DISTANCE OF 15.36 FEET TO A POINT; THENCE S 38°47'03" E A DISTANCE OF 713.94 FEET TO A POINT, SAID POINT BEING THE SOUTHWESTERN PROPERTY CORNER OF LANDS NOW OR FORMERLY OWNED BY EDDIE C. HENDERSON AND PATRICIA A. HENDERSON AS RECORDED IN DEED BOOK 19208, PAGE 2339, WAKE COUNTY REGISTRY; THENCE S 57°30'43" W A DISTANCE OF 400.50 FEET TO A POINT; THENCE S 58°02'43" W A DISTANCE OF 112.68 FEET TO THE POINT OF BEGINNING AT THE NORTHERN PROPERTY LINE OF LANDS NOW OR FORMERLY OWNED BY LENNAR CAROLINAS, LLC AS RECORDED IN DEED BOOK 19559, PAGE 276, WAKE COUNTY REGISTRY; THENCE S 58°02'43" W A DISTANCE OF 14.50 FEET TO AN EXISTING AXLE, SAID AXLE BEING THE NORTHEASTERN PROPERTY CORNER OF LOT 1 AS SHOWN IN BOOK OF MAPS 2012, PAGES 393-395, WAKE COUNTY REGISTRY; THENCE S 58°12'26" W A DISTANCE OF 84.72 FEET TO A POINT; THENCE S 57°50'19" W A DISTANCE OF 74.89 FEET TO AN EXISTING ANGLE IRON, SAID ANGLE IRON BEING THE NORTHEASTERN PROPERTY CORNER OF LANDS NOW OR FORMERLY OWNED BY MICHAEL T. DEBNAM AS SHOWN IN BOOK OF MAPS 2012, PAGES 393-395, WAKE COUNTY REGISTRY; THENCE S 58°20'21" W A DISTANCE OF 73.62 FEET TO A POINT; THENCE S 58°20'21" W A DISTANCE OF 60.00 FEET TO A POINT AT THE EASTERN RIGHT-OF-WAY OF SCHOOL STREET; THENCE ALONG AND WITH SAID EASTERN RIGHT-OF-WAY N 20°43'10" W A DISTANCE OF 167.77 FEET TO A POINT; THENCE LEAVING SAID EASTERN RIGHT-OF-WAY N 89°02'14" E A DISTANCE OF 320.84 FEET TO THE POINT OF BEGINNING, CONTAINING 0.5824 ACRES.

Section 2. That the Mayor and Board of Commissioners direct a duly certified copy of this ordinance and annexation boundary map be submitted for filing to the Office of the Register of Deeds of Wake County and the Office of the Secretary of the State of North Carolina.

Adopted this 3rd day of March, 2026.



A handwritten signature in black ink, appearing to read "Ronnie I. Currin".

Ronnie I. Currin  
Town of Rolesville Mayor

**CERTIFICATION**

I, Christina Ynelan-Frazier, Town Clerk for the Town of Rolesville, North Carolina, do hereby certify the foregoing to be a true copy of an ordinance duly adopted at the meeting of the Town Board of Commissioners held on this 3rd day of March, 2026.

  
Christina Ynelan-Frazier  
Town Clerk

METES AND BOUNDS DESCRIPTION

200 SCHOOL STREET

Beginning at a Control Point in the southwestern corner of that parcel with PIN 1758-99-8560, the POINT OF BEGINNING, thence N 20° 43'10" W 167.77 feet to a point, thence S 89°02'14" W 320.84 feet to a point, thence S 58°02'43" W 14.50 feet to a point, thence S 58°12'26" W 84.72 feet to a point, thence S 57°50'19" W 74.89 feet to a point, thence S 58°20'21" W 73.62 feet to a point, thence S 58°20'21" W 60 feet to the POINT OF BEGINNING containing 0.5824 acres and being owned by Comm Dev LLC as shown on survey entitled "Boundary & Topographic Survey for Scarboro Property" by Bass, Nixon & Kenney, Inc dated March 31, 2022 and last revised April 22, 2022.

