



ANNEXATION ORDINANCE NUMBER 13-2014

AN ORDINANCE TO PROVIDE FOR THE ANNEXATION OF PROPERTY OWNED BY BARBARA SLOAN LOCATED ON SOUTH SUBER ROAD BY ONE HUNDRED PERCENT PETITION; AND TO ESTABLISH A ZONING CLASSIFICATION OF R-12 (SINGLE FAMILY RESIDENTIAL) FOR SAID PROPERTY

WHEREAS, Barbara Sloan is the owner of property located on South Suber Road more particularly described on the legal description attached hereto marked as Exhibit A, the plat attached hereto marked as Exhibit B, the map attached hereto marked as Greenville County Parcel No. T010010101106 containing approximately 13.8 +/- acres attached hereto marked as Exhibit C and the National Flood Insurance Program Flood Insurance Rate Map No. 45045C0342E attached hereto marked as Exhibit D; and

WHEREAS, the property currently has zero (0) occupants; and

WHEREAS, Barbara Sloan has petitioned the City of Greer to annex her property by one-hundred percent (100%) petition; and

WHEREAS, the property is now outside the city limits of Greer but adjoins the city limits; and

WHEREAS, the property owner has requested that the subject property be zoned R-12 (Single Family Residential); and

WHEREAS, the requested zoning is consistent with the land uses in the general area and the land planning of the city.

NOW, THEREFORE, be it ordained by the Mayor and Council of the City of Greer, South Carolina, as follows:

1. ANNEXATION: The property owned by Barbara Sloan located on South Suber Road more particularly described on the attached map as Greenville County Parcel No. T010010101106 containing approximately 13.8 +/- acres are hereby annexed into the corporate city limits of the City of Greer. Also, included herein is the right-of-way of South Suber Road of approximately 60 feet as shown on the attached map of the property to be annexed.

2. ZONING ASSIGNMENT: The above referenced property shall be zoned R-12 (Single Family Residential) pending confirmation or rezoning pursuant to the applicable City of Greer Zoning Ordinance.

3. FUTURE LAND USE MAP: The above reference property shall be designated as Residential Land Use 2 on the 2010 Future Land Use Map contained within the Comprehensive Plan for the City of Greer.

4. FLOOD INSURANCE RATE MAP: This ordinance shall adopt The National Flood Insurance Program Flood Insurance Rate Map Number 45045C0342E.

5. DISTRICT ASSIGNMENT: The above referenced property shall be assigned to City Council District #5.

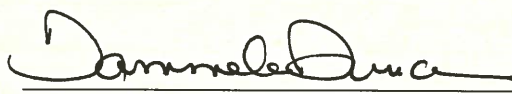
This ordinance shall be effective upon second reading approval thereof.

CITY OF GREER, SOUTH CAROLINA



Richard W. Danner, Mayor

ATTEST:



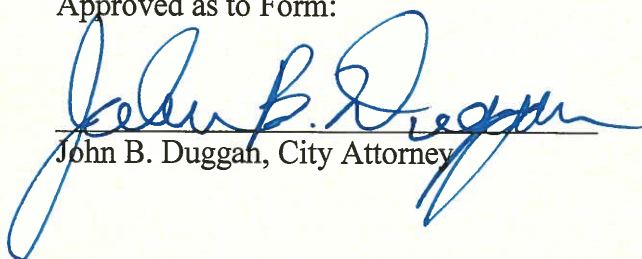
Tammela Duncan, Municipal Clerk

Introduced by: Councilwoman Kimberly Bookert

First Reading: July 8, 2014

Second and
Final Reading: August 12, 2014

Approved as to Form:



John B. Duggan, City Attorney

STATE OF SOUTH CAROLINA)
 COUNTY OF GREENVILLE)

EXEMPT

BOOK 1920 PAGE 1131 ✓

FILED AUG 04 2000
 GREENVILLE, SC

KNOW ALL MEN BY THESE PRESENTS, that ⁷⁰⁰⁰ROSE R. SUBER

in consideration of ^{One JUDY G. HILL} Dollars,
 (\$1.00) love and affection and ^{REGISTRAR OF DEEDS} consideration
 the receipt of which is hereby acknowledged, have granted, bargained, sold, and released,
 and by these presents do grant, bargain, sell and release unto BARBARA S. SLOAN, her
 heirs and assigns forever:

SEE EXHIBIT A ATTACHED FOR COMPLETE DESCRIPTION

TAX MAP NO.: T 10.1-1-11.1

GRANTEE'S ADDRESS: 431 S. Suber Rd, Greer, SC 29650

together with all and singular the rights, members, hereditaments and appurtenances to
 said premises belonging or in any wise incident or appertaining; to have and to hold all
 and singular the premises before mentioned unto the Grantee(s), and the Grantee's(s'
 heirs or successors and assigns, forever. And, the Grantor(s) do(es) hereby bind the
 Grantor(s) and the Grantor's(s') heirs or successors, executors and administrators to
 warrant and forever defend all and singular said premises unto the Grantee(s) and the
 Grantee's(s') heirs or successors and against every person whomsoever lawfully claiming
 or to claim the same or any part thereof.

WITNESS the Grantor's(s') hand(s) and seal(s) this 18th day of July, 2000.

SIGNED, sealed and delivered in the presence of:

Beverly A. Coppins
Rose R. Suber
 Rose R. Suber

STATE OF SOUTH CAROLINA)
)
) PROBATE
 COUNTY OF GREENVILLE)

Personally appeared the undersigned witness and made oath that (s)he saw the within
 named Grantor(s) sign, seal and as the Grantor's(s') act and deed, deliver the within
 written deed and that (s)he, with the other witness subscribed above, witnessed the
 execution thereof.

SWORN to before me this 18th day of July, 2000.

Trinity H. Jones (SEAL) Beverly A. Coppins
 Notary Public for South Carolina
 My commission expires 6/27/06

8-03 1542

61860

EXHIBIT A

ALL that piece, parcel or lot of land in Chick Springs Township, Greenville County, South Carolina, being shown and designated on a plat prepared for the Estate of Daisy Copeland Suber by Terry T. Dill, R.S., June, 1969, and according to said plat is known as Tract 2 and the old homeplace, and being more particularly described as follows:

BEGINNING at an iron pin on the line of Bertha Copeland and running thence N 4-38 E 605 feet to an iron pin; thence S 86-58 E 204 feet to an iron pin; thence N 80-05 E 790 feet to an iron pin; thence S 7-05 E 210 feet to an iron pin; thence N 80-05 E 210 feet to an iron pin on bank of Suber Road; thence S 7-05 E 67 feet to an iron pin: thence S 6-54 E 165 feet to an iron pin on the line of Bertha Copeland; thence along the line of Copeland S 71-10 W 226.6 feet to an iron pin; thence S 71-11 W 848.4 feet to iron pin; thence N 85-22 W 274.7 feet to an iron pin, the point of beginning.

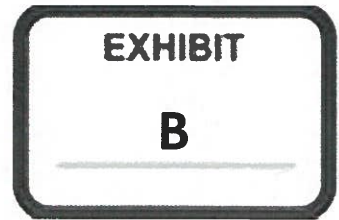
LESS, HOWEVER, that portion of property conveyed to Brock A. Sloan and Barbara S. Sloan by deed recorded in Deed Book 1024, Page 277, on September 16, 1975.

ALL water rights heretofore existing between the parties is hereby conveyed. This includes the homeplace which is shown on the above aforementioned plat.

DERIVATION: This being a portion of the property conveyed to Clyde C. Suber by deed of Walter H. Suber, et al, as recorded in the ROD Office for Greenville County, South Carolina, in Deed Book 874, Page 622, on August 29, 1969. Thereafter Clyde C. Suber died testate devising said property to his wife, Rose R. Suber, as shown by records contained in Greenville County Probate Court in Apartment 1531, File 24.

FILED FOR RECORD IN GREENVILLE
COUNTY SC R.O.D. OFFICE AT 03:09 PM
08 04 00 RECORDED IN DEED
BOOK 1920 PAGE 1131 THRU 1132
DOC # 2000061860

Judy A. Dill



June 3, 2014

NO RECORDED PLAT FOUND ON FILE AT GREENVILLE COUNTY REGISTER OF DEEDS FOR PARCEL T010010101106.

A handwritten signature in black ink, appearing to read "Glenn M. Pace". The signature is fluid and cursive.

Glenn M. Pace
Planning & Zoning Coordinator








BUILDING AND DEVELOPMENT STANDARDS

Subject Property
T010010101106
Acres: 13.8

60' of Right of Way

S-SUBER RD

SWEDES RUN

District	
	Parcels
	1
	2
	3
	4
	5
	6

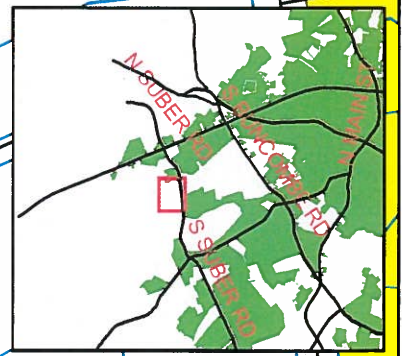
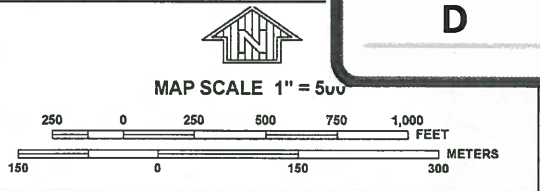
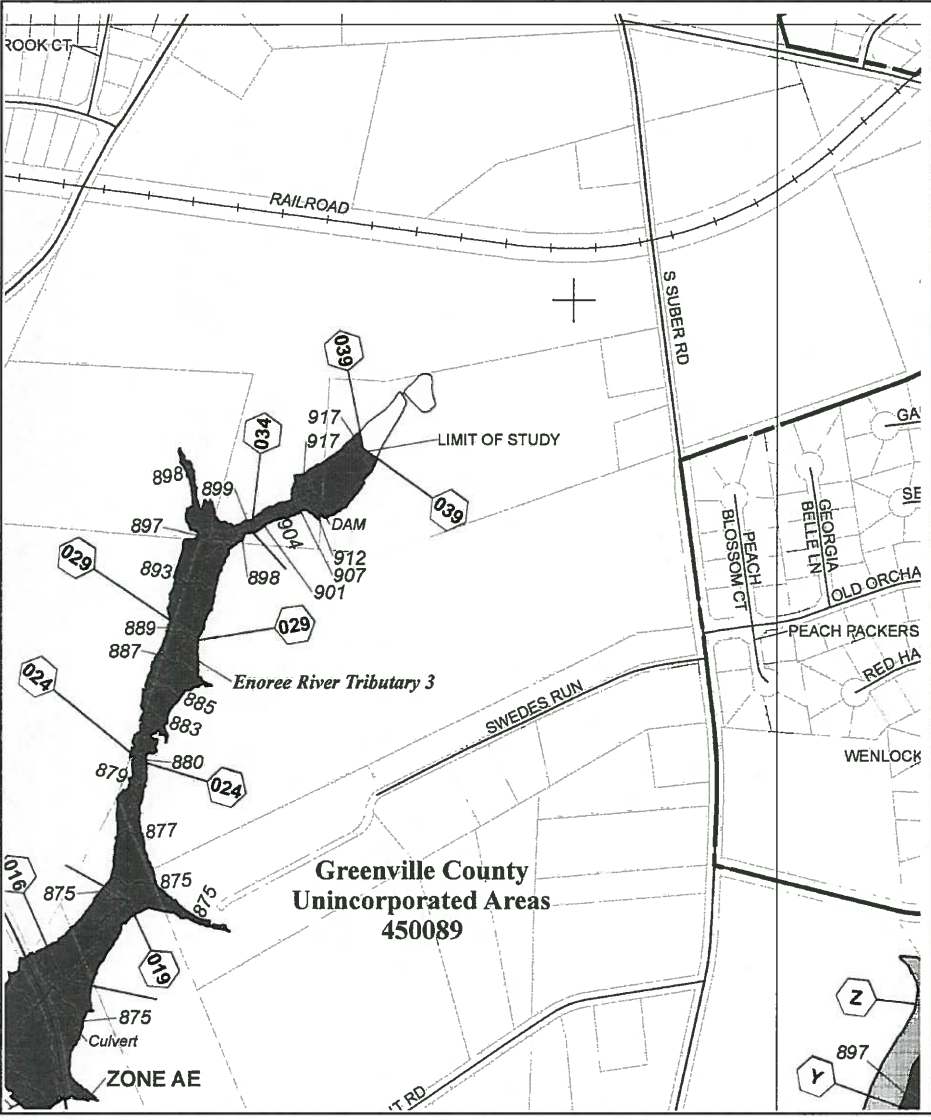


EXHIBIT
D



PANEL 0342E

FIRM
FLOOD INSURANCE RATE MAP
GREENVILLE COUNTY,
SOUTH CAROLINA
AND INCORPORATED AREAS


PANEL 342 OF 625
(SEE MAP INDEX FOR FIRM PANEL LAYOUT)

CONTAINS:

COMMUNITY	NUMBER	PANEL	SUFFIX
GREENVILLE COUNTY	450089	0342	E
GREER CITY OF	450200	0342	E

Notice to User: The Map Number shown below should be used when placing map orders. The Community Number shown above should be used on insurance applications for the subject community.

MAP NUMBER
45045C0342E
MAP REVISED
AUGUST 18, 2014


Federal Emergency Management Agency

NATIONAL FLOOD INSURANCE PROGRAM

This is an official copy of a portion of the above referenced flood map. It was extracted using FIRMette - Desktop version 3.0. This map does not reflect changes or amendments which may have been made subsequent to the date on the title block. Further information about National Flood Insurance Program flood hazard maps is available at <http://www.msc.fema.gov/>.