

GENERAL ASSEMBLY OF NORTH CAROLINA
SESSION 2023

H.B. 909
Apr 24, 2024
HOUSE PRINCIPAL CLERK

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HOUSE BILL DRH30423-NKx-125

Short Title: Town of Fuquay-Varina/Deannexation. (Local)

Sponsors: Representative Paré.

Referred to:

1 A BILL TO BE ENTITLED
2 AN ACT TO REMOVE CERTAIN DESCRIBED PROPERTY FROM THE CORPORATE
3 LIMITS OF THE TOWN OF FUQUAY-VARINA.
4 The General Assembly of North Carolina enacts:
5 SECTION 1. The following described property is removed from the corporate limits
6 of the Town of Fuquay-Varina:
7 TRACT I
8 BEING all of Lot 1, Minor Subdivision and Recombination, Black Creek Estates, as shown
9 on that map recorded in Book of Maps 2019, Page 1300, Wake County Registry, reference to
10 which is hereby made for a more complete and accurate description of same. See Deed Book
11 17535, Page 1659, Wake County Registry.
12 TRACT II
13 BEING all of Recombined Lot 2, Black Creek Estates, according to a plat entitled LOT
14 RECOMBINATION, BLACK CREEK ESTATES, OWNED BY, SURVEY AND MAPPED
15 FOR MORGAN DEVELOPMENT COMPANY, LLC, TOWN OF FUQUAY VARINA,
16 MIDDLE CREEK TOWNSHIP, WAKE COUNTY, NORTH CAROLINA, according to plat
17 prepared by Stancil & Associates, Professional Land Surveyor, P.A., dated 07-01-2019, and
18 recorded in Book of Maps 2019, Page 2001, Wake County Registry, reference to which is hereby
19 made for a more complete and accurate description of same. See Deed Book 17807, Page 1547
20 and Deed Book 16641, Page 694, Wake County Registry.
21 TRACT III
22 BEING all of Lot 3, Black Creek Estates, as shown on that recombination map recorded in
23 Book of Maps 2019, Page 2001, Wake County Registry.
24 TRACT IV
25 BEING all of Lot 4 as shown on that plat entitled "Lot Recombination Black Creek Estates"
26 recorded in Book of Maps 2019, Page 2001, Wake County Registry.
27 TRACT V
28 BEING all of Lot 5 as shown on that plat entitled "Lot Recombination Black Creek Estates"
29 recorded in Book of Maps 2019, Page 2001, Wake County Registry.
30 TRACT VI
31 Lots 6 and 7 as depicted on that plat entitled "Lot Recombination and Buffer Removal Black
32 Creek Estates" recorded in Book of Maps 2019, Page 1889, Wake County Registry.
33 TRACT VII
34 Lot 7, as shown on the map entitled "Lot Recombination and Buffer Removal, Black Creek
35 Estates", recorded in Book of Maps 2019, Page 1889, Wake County Registry.
36 TRACT VIII



* D R H 3 0 4 2 3 - N K X - 1 2 5 *

1 BEING all of Lot 8, as shown on the map entitled "Lot Recombination and Buffer Removal
2 Black Creek Estates", recorded in Book of Maps 2019, Page 1889, Wake County Registry.

3 TRACT IX

4 BEING all of Lot 9, Black Creek Estates, as shown on the map recorded in Book of Maps
5 2019, Page 1889, Wake County Registry.

6 **SECTION 2.** This act has no effect upon the validity of any liens of the Town of
7 Fuquay-Varina for ad valorem taxes or special assessments outstanding before the effective date
8 of this act. Such liens may be collected or foreclosed upon after the effective date of this act as
9 though the property were still within the corporate limits of the Town of Fuquay-Varina.

10 **SECTION 3.** This act becomes effective June 30, 2024. Property in the territory
11 described in Section 1 of this act as of January 1, 2024, is no longer subject to municipal taxes
12 for taxes imposed for taxable years beginning on or after July 1, 2024.