

Boundary Description
Property to be Annexed into City of Winston-Salem

Kershaw Commons

Lying and being situate in Broadbay Township, Forsyth County, North Carolina, and being the property referenced as Tax PIN(s): 6832-41-4669, (Deed Book 1311, Page 1547) and Tax PIN: 6832-40-5915 (Deed Book 1307, Page 400) and being more particularly described as follows:

BEGINNING at an iron rebar set being in the western right-of-way of Kershaw Court and having NC Grid NAD 83 coordinates of Northing 821,334.76 feet, Easting 1,634,830.49 feet and said iron rebar set being the **POINT OF BEGINNING**;

THENCE with the western right-of-way of Kershaw Court **S 04°16'31" W, 307.34 feet** to an iron rebar set in the right-of-way of Rink Road; **THENCE** with the right-of-way of Rink Road the following five (5) calls: **(1) N 85°21'41" W, 200.00 feet** to an iron rebar set; **(2) S 04°49'19" W, 60.00 feet** to an iron rebar set; **(3) S 85°21'41" E, 200.20 feet** to an iron rebar set; **(4) S 82°35'50" E, 138.45 feet** to an iron rebar set; **(5) S 77°52'09" E, 123.24 feet** to an existing 3/4" pipe being a common corner with the John Matthew Davis (Tax PIN: 6832-50-0870); **THENCE** with the common line of John Matthew Davis (Tax PIN: 6832-50-0870) **S 15°36'13" W, 68.77 feet** to an iron rebar set; **THENCE** continuing with the common line(s) of the John Matthew Davis (Tax PIN: 6832-50-0870) and Ray N. and Jean W. Brewer (Tax Pin: 6832-40-8485) and Edwin Lee and Kelly W. West (Tax Pin: 6832-40-4274) **S 60°31'14" W, 694.73 feet** to an existing axle being a common corner with Barbara S. White (Tax PIN: 6832-40-1389); **THENCE** with the common line of Barbara S. White (Tax PIN: 6832-40-1389) **N 61°14'57" W, 353.33 feet** to an iron rebar set in the eastern right-of-way of US Highway 52; **THENCE** with the eastern right-of-way of US Highway 52 the following two (2) calls: **(1) N 08°47'39" E, 650.14 feet** to an existing concrete right-of-way monument; **(2) N 04°37'05" E, 695.96 feet** to an existing concrete right-of-way monument being a common corner with Mark A. Godfrey (Tax Pin: 6832-42-7571); **THENCE** with the common line of Mark A. Godfrey (Tax Pin: 6832-42-7571) **S 89°34'37" E, 398.40 feet** to an existing 1" pipe being a common corner with Anita W. Kimbrell (Trustee) (Tax Pin: 6832-41-8972); **THENCE** with the common line of Anita W. Kimbrell (Trustee) (Tax Pin: 6832-41-8972) (Tax Pin(s): 6832-41-7759, 6832-41-7642, 6832-41-7438 &

6832-41-7326) the following three (3) calls: **(1) S 03°37'47" W, 698.47 feet** to a point; **(2) S 89°07'08" E, 122.09 feet** to an existing 1" pipe; **(3) N 78°59'10" E, 72.70 feet to the point and place of BEGINNING and containing 17.532 acres more or less.**

For reference See survey by Stantec being project number 234300210 and dated October 21, 2024.