



Community Development Annexation Check List

(As of 7/13)

Name of request: _____ 1259 Pebblebrook Road _____

Date Received: _____ November 6, 2015 _____

Location/Property Address: _____ 1259 Pebblebrook Road, Mableton, GA, 30126 _____

Size/Acres: _____ 0.873 Acres _____

Applicant/Petitioner: _____ Whitefield Academy _____

Representative (if applicable): _____ Michelle Durrett _____

What annexation method is being used: 100% 60%

-
- Will zoning be the same as Cobb County's? Yes No
- Cobb County Zoning: _____ R-20 _____
 - Cobb County Future Land Use: _____ Low Density Residential (LDR) _____
- Has all required paperwork submitted? Yes No
- Does it meet with all of the IGA
(Intergovernmental Agreement)
agreements with Cobb County? Yes No
- If yes, must notify County within 7 calendar days of receiving request.
- Submit application material to City Clerk
 - Date submitted: _____ 11/12/2015 _____
 - Via Certified Mail – Receipt # _____
 - Via Hand Delivery _____
 - City Clerk sends it to County Clerk
 - Date submitted: _____

City of Smyrna
Application for Annexation

We, the undersigned, who constitute one hundred percent (100%) of the owners of the land by acreage, as described below, which is unincorporated and contiguous to the City of Smyrna, hereby apply to have said area annexed into the City of Smyrna under the provisions of laws of the State of Georgia, said property being annexed being described as follows:

Legal Description – 1259 Pebblebrook Road, Cobb County, Parcel 17053900530

All that land in land lot 539 of the 17th District, 2ND Section, Cobb County, Georgia which is more particularly described as Parcel "D" consisting of approximately .873 acres on that certain Survey prepared by Perimeter Surveying Co., Inc. dated November 14, 1989, approved January 19, 1990 and recorded in Plat Book 130 Page 9, Cobb County, Georgia Plat Records.

WHEREFORE, THE UNDERSIGNED HEREBY APPLY FOR SUCH ANNEXATION.

Whitefield Academy

Owner's Printed Name

Owner's Printed Name

1 Whitefield Dr SE
Mableton GA 30126 678-305-3024

Address

Telephone#

Address

Telephone#

Witness the hands and seals of 100% of the record title holders of the land described above:

K. J. Zuh

Owner's Legal Signature/Date

Owner's Legal Signature/Date

2014 SUBMISSION UNDER SECTION 5
OF THE VOTING RIGHTS ACT
FOR THE CITY OF SMYRNA, GEORGIA

Map Designation# _____ LL/Parcel# 17 053 00530

City Ward# 7 Census Tract# _____

Copies of annexation ordinance (council meeting minutes) are attached, marked:
Exhibit _____

Responsible body: Mayor and Council of the City of Smyrna
P.O. Box 1226
Smyrna, GA 30081
Telephone (770) 434-6600

THIS SECTION TO BE COMPLETED BY APPLICANT. PLEASE BE SURE THIS INFORMATION IS ACCURATE – IT WILL BE USED TO ESTABLISH EMERGENCY SERVICE THROUGH OUR 911 SYSTEM.

1. Is the property to be annexed vacant? Yes [] No [X]
2. If NO, name of resident(s): Carol Perry
3. Complete street address: 1259 Pebblebrook Rd, Mableton GA 30126
4. Telephone Number 678-305-3024
5. Number of registered voters before annexation: 0
Number and type of minorities or minority language groups: _____
6. Number of registered voters after annexation: 0
Number and type of minorities or minority language groups: _____
7. Use of property before annexation (i.e., vacant, business, residential): residential
8. Zoning classification before annexation: single family residential
9. Use of property after annexation (i.e., vacant, business, residential). If residential, please state proposed number of dwelling units: Education - private school
10. Zoning classification being requested (if any): _____
11. Effect of change on members of racial or minority groups: none
12. Total number of acres being annexed: 0.80

17-539



Legend

	Parcel		Water Right
	Revised ROW		Water Region
	TRM ROW		Lead Lot
	Water Region		Subdivision
	Lead Lot		Cobb Boundary
	Subdivision		City Limits
	Cobb Boundary		Anworth
	City Limits		Austell
	Anworth		Kennesaw
	Austell		Marietta
	Kennesaw		Powder Springs
	Marietta		Smyrna
	Powder Springs		Unincorporated
	Smyrna		C.D. Limits
	Unincorporated		Cumberland Mall
	C.D. Limits		Town Center
	Cumberland Mall		MIC
	Town Center		Lead Hook
	MIC		Water Property Line
	Lead Hook		Parks
	Water Property Line		
	Parks		

17-471	17-538	17-540
17-470		17-542
17-469	17-540	17-541

COB County
 Board of Commissioners
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Engineering
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Planning
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Public Works
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Transportation
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Utilities
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Water
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Wastewater
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Solid Waste
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Parks and Recreation
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Public Safety
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Information Technology
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Human Resources
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Finance
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Legal
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Communications
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Procurement
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Intergovernmental Affairs
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Office of the City Clerk
 1000 Peachtree Street, N.W.
 Atlanta, Georgia 30309
 770-521-2100

COB Office of the City Auditor
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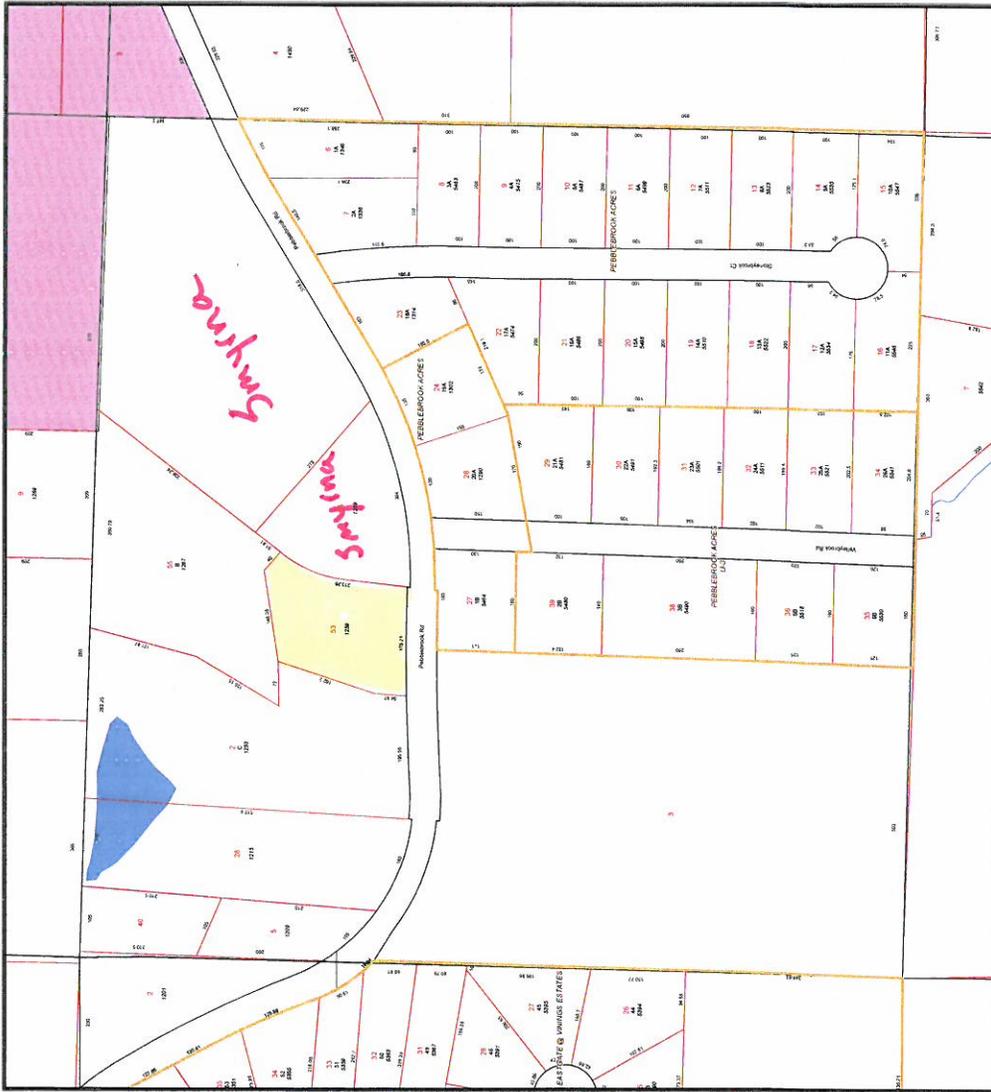
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Print Date: Aug 11, 2016

Scale: 0 50 100 200 Feet
 (1 inch = 100 feet (1" = 127.00 mm))





Cobb County Georgia Online Mapping



0.1 0 0.04 0.1 Miles

This map is a user generated static output from an internet browser. It is for reference only. Data layers that apply to this map may not be accurate, current, or otherwise reliable.

WGS_1984_Web_Mercator_Auxiliary_Sphere
© Cobb County Georgia

1: 2,251



Map Notes:

THIS MAP IS NOT TO BE USED FOR NAVIGATION

Notes to Clerk of Superior Court: When recorded, please return this document to:
Cutler & Schulman, P.C., 1600 South Cobb Drive, Suite 100, Marietta, Georgia 30060
Tel. 770-429-9242

GENERAL WARRANTY DEED

STATE OF GEORGIA
COUNTY OF COBB

THIS INDENTURE is made this 22nd day of October, 2015 between Carol Hughes Perry as Grantor, and Whitefield Academy, Inc., a Georgia not for profit corporation as Grantee.

(Wherever herein Grantor or Grantee is used, the name shall be considered as well to mean the heirs, executors, administrators, successors, representatives and assigns of the same.)

WITNESSETH:

That GRANTOR, for and in consideration of the sum of TEN DOLLARS AND OTHER VALUABLE CONSIDERATION, in hand paid at or before the sealing and delivery of these presents, the receipt of which is hereby acknowledged, has granted, bargained and sold and by these presents does grant, bargain, sell and convey, unto GRANTEE, all that tract or parcel of land in Land Lot 539 of the 17th District 2nd Section of Cobb County, Georgia, more particularly described on Exhibit "A", attached hereto and incorporated herein by this reference.

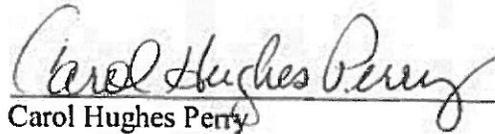
TO HAVE AND TO HOLD the said tract of land, with all and singular the rights, members and appurtenances thereof, to the same being, belonging or in any way appertaining to the only proper use, benefit and behoof of Grantee forever, in Fee Simple.

AND GRANTOR, for herself, her heirs, assigns, successors, executors and administrators will warrant and forever defend the right and title to the above-described property unto GRANTEE, its heirs and assigns against all the lawful claims of all persons whomsoever.

Further, Grantor hereby quitclaims to Grantee, and Grantee's successors, successors-in-title, assigns, heirs and legal representatives, all of Grantor's right, title and interest, if any, in and to any land lying in the bed of any street, road, alley, avenue or right of way adjoining the property herein conveyed, together with all gaps, gores, vaults within or contiguous to said property, together with any and all easements serving said property, to have and hold said property and any and all of the rights, members and appurtenances thereof to the same being, or in anywise appertaining, to the only proper use, benefit and behoof of Grantee and Grantee's successors, successors-in-title, assigns, heirs and legal representatives, free and discharged of any claim of Grantor.

IN WITNESS WHEREOF, the said Grantor has herewith set her hand and seal the day and the year first above written.

Signed, Sealed and delivered in the presence of the undersigned this date: October 22, 2015.

 (SEAL)
Carol Hughes Perry


Witness


Notary Public

My Commission Expires

[NOTARY SEAL]

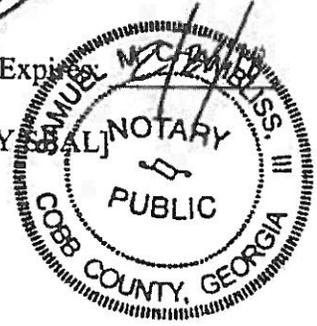


EXHIBIT "A"

LEGAL DESCRIPTION

RECORD LEGAL:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 539, OF THE 17TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

ALL THAT LAND IN LAND LOT 539 OF THE 17TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA WHICH IS MORE PARTICULARLY DESCRIBED AS PARCEL "D" CONSISTING OF APPROXIMATELY .873 ACRES ON THAT CERTAIN SURVEY PREPARED BY PERIMETER SURVEYING CO., INC. DATED NOVEMBER 14, 1989, APPROVED JANUARY 19, 1990 AND RECORDED IN PLAT BOOK 130 PAGE 9, COBB COUNTY, GEORGIA PLAT RECORDS.

SURVEY LEGAL:

WHICH PROPERTY IS ALSO SHOWN ON THAT CERTAIN ALTA/ACSM LAND TITLE SURVEY PREPARED FOR WHITEFIELD ACADEMY, INC. BY PERIMETER SURVEYING CO., INC., DATED OCTOBER 20, 2015 AND BEARING THE CERTIFICATION OF KENNETH L. NUTT, GA RLS NO. 2104, AND DESCRIBED AS FOLLOWS:

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN LAND LOT 539, OF THE 17TH DISTRICT, 2ND SECTION, COBB COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE CORNER FORMED BY LAND LOTS 538, 539, 470 & 471 AND PROCEEDING NORTH 89 DEGREES 44 MINUTES 00 SECONDS EAST ALONG LAND LOT LINE OF 538 & 539 A DISTANCE OF 247 FEET TO A POINT; THENCE LEAVING SAID LAND LOT LINE SOUTH 01 DEGREES 51 MINUTES 35 SECONDS WEST A DISTANCE OF 517.62 FEET TO A POINT ON THE NORTH 50' RIGHT OF WAY OF PEBBLEBROOK ROAD;

THENCE TRAVELING ALONG SAID 50' RIGHT OF WAY OF PEBBLEBROOK ROAD THE FOLLOWING COURSES AND DISTANCES, SOUTH 88 DEGREES 59 MINUTES 47 SECONDS EAST A DISTANCE OF 37.56 FEET TO A POINT; THENCE NORTH 85 DEGREES 21 MINUTES 32 SECONDS WEST A DISTANCE OF 58.99 FEET TO A POINT; THENCE NORTH 85 DEGREES 21 MINUTES 32 SECONDS EAST A DISTANCE OF 25.00 FEET TO POINT; THENCE NORTH 85 DEGREES 57 MINUTES 41 SECONDS EAST A DISTANCE OF 75.00 FEET TO A 1/2 INCH REBAR FOUND AND THE TRUE POINT OF BEGINNING;

THENCE LEAVING THE 50' RIGHT OF WAY OF PEBBLEBROOK ROAD NORTH 01 DEGREES 53 MINUTES 59 SECONDS EAST A DISTANCE OF 54.97 FEET TO A 1/2 INCH REBAR FOUND; THENCE NORTH 17 DEGREES 23 MINUTES 24 SECONDS EAST A DISTANCE OF 162.20 FEET TO A 1/2 INCH REBAR FOUND; THENCE NORTH 81 DEGREES 21 MINUTES 22 SECONDS EAST A DISTANCE OF 148.38 FEET TO A 1/2 INCH REBAR FOUND; THENCE SOUTH 51 DEGREES 44 MINUTES 19 SECONDS EAST A DISTANCE OF 40.01 FEET TO A POINT ON THE CENTERLINE OF A 10' DIRT ROAD PER PLAT BOOK 130 PAGE 9; THENCE TRAVELING ALONG CENTERLINE OF SAID 10' DIRT ROAD THE FOLLOWING COURSES AND DISTANCES, SOUTH 29 DEGREES 21 MINUTES 02 SECONDS WEST A DISTANCE OF 51.17 FEET TO A POINT; THENCE SOUTH 18 DEGREES 21 MINUTES 47 SECONDS WEST A DISTANCE OF 42.40 FEET TO A POINT; THENCE SOUTH 07 DEGREES 06 MINUTES 13 SECONDS WEST A DISTANCE OF 119.72 FEET TO A POINT ON THE NORTH 50' RIGHT OF WAY OF PEBBLEBROOK ROAD;

THENCE TRAVELING ALONG SAID 50' RIGHT OF WAY OF PEBBLEBROOK ROAD THE FOLLOWING COURSES AND DISTANCES, SOUTH 88 DEGREES 00 MINUTES 37 SECONDS WEST A DISTANCE OF 38.42 FEET TO A POINT; THENCE SOUTH 88 DEGREES 50 MINUTES 33 SECONDS WEST A DISTANCE OF 94.07 FEET TO A POINT; THENCE SOUTH 89 DEGREES 29 MINUTES 35 SECONDS WEST A DISTANCE OF 42.72 FEET TO A 1/2 INCH REBAR FOUND AND THE TRUE POINT OF BEGINNING;

SAID TRACT CONTAINING 38,043 SQ. FT. OR 0.873 ACRES