

PLANNING DEPARTMENT/REVIEW OFFICER
Final Subdivision Plat Approval
This is to certify that this plat meets the recording requirements of the Unified Development Ordinance Subdivision Regulations for Winston-Salem, Forsyth County, NC.
I, Amelia Ruz, Review Officer of Forsyth County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
This the 20th Day of August, 2020

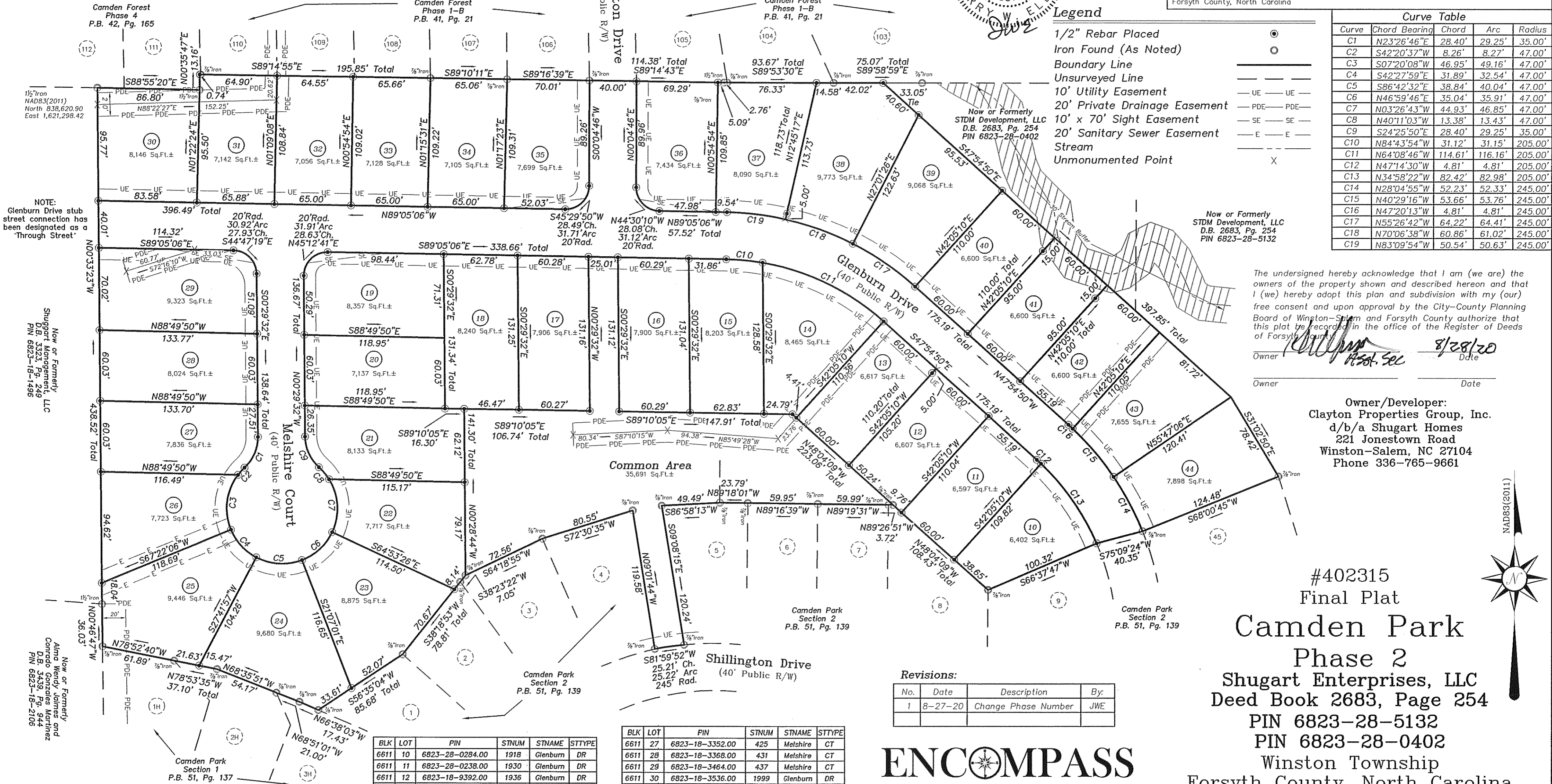
FORSYTH COUNTY REGISTER OF DEEDS
PLAT REGISTRATION
Filed for registration at 10:55 o'clock A.M. 2020
This the 28 Day of August, 2020
and recorded in Plat Book 72, Page 74
Filing Fee Paid: \$21.00
Lynne Johnson, Register of Deeds
By: Olivia Dase
DEPUTY ASSISTANT
Forsyth County, North Carolina

SURVEYOR CERTIFICATION FOR CLOSURE
I, Jerry W. Ellis, certify that this plat was drawn under my supervision from an actual traditional and a GPS survey made under my supervision (deed description recorded in Deed Book 2683, Page 254 and other reference sources as shown); that the boundaries not surveyed are indicated as dashed lines and drawn from information shown; that the ratio of precision or positional accuracy for the traditional survey as calculated by coordinates is 1/20,000+; the following information was used to perform the GPS survey: (1) Class of survey: A (2) Positional accuracy: 0.10' (3) Type of GPS field procedure: RTK (4) Date of survey: July 15, 2019 (5) Datum: NAD83(2011) (6) NCGS VRS/RTN (7) Geoid model: 2012(b) (8) Combined grid factor(s): 0.9999240 (9) Units: US Survey Feet; that the area was calculated by coordinates; and that this map meets the requirements of The Standards of Practice for Land Surveying in North Carolina (21 NCAC 56.1600) and meets the requirements of NCGS 47-30 as amended. Witness my original signature, license number and seal:
This the 8th Day of August, A.D., 2020
Jerry W. Ellis
L-4558

SURVEYOR CERTIFICATION FOR SUBDIVISION
I, Jerry W. Ellis Professional Land Surveyor, L-4558 certify to one or more of the following as indicated by an X:
X a. That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
b. That the survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
c. Any one of the following:
1. That the survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street. For the purposes of this subsection, an "existing parcel" or "existing easement" is an area of land described in a single, legal description or legally recorded subdivision that has been or may be legally conveyed to a new owner by deed in its existing configuration.
2. That the survey is of an existing feature, such as a building or other structure, or natural feature, such as a watercourse.
3. That the survey is a control survey. For the purposes of this subsection, a "control survey" is a survey that provides horizontal or vertical position data for support or control of other surveys or for mapping, a control survey, by itself, cannot be used to define or convey rights or ownership.
4. That the survey is of a proposed easement for a public utility as defined in G.S. 62-3.
d. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exemption or exception to the definition of subdivision.
e. That the information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to provisions contained in (a) through (d) above.
Forsyth County, North Carolina

PRD Area Calculations:
Area in Streets: 57,459 Sq.Ft.±
Area in Common Area: 35,691 Sq.Ft.±
Area in Lots: 273,185 Sq.Ft.±
Total Area: 366,425 Sq.Ft.±

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Curve Table

Curve	Chord Bearing	Chord	Arc	Radius
C1	N23°26'46"E	28.40'	29.25'	35.00'
C2	S42°20'37"W	8.26'	8.27'	47.00'
C3	S07°20'08"W	46.95'	49.16'	47.00'
C4	S42°27'59"E	31.89'	32.54'	47.00'
C5	S86°42'32"E	38.84'	40.04'	47.00'
C6	N46°59'46"E	35.04'	35.91'	47.00'
C7	N03°26'43"W	44.93'	46.85'	47.00'
C8	N40°11'03"W	13.38'	13.43'	47.00'
C9	S24°25'50"E	28.40'	29.25'	35.00'
C10	N84°43'54"W	31.12'	31.15'	205.00'
C11	N64°08'46"W	114.61'	116.16'	205.00'
C12	N47°14'30"W	4.81'	4.81'	205.00'
C13	N34°58'22"W	82.42'	82.98'	205.00'
C14	N28°04'55"W	52.23'	52.33'	245.00'
C15	N40°29'16"W	53.66'	53.76'	245.00'
C16	N47°20'13"W	4.81'	4.81'	245.00'
C17	N55°26'42"W	64.22'	64.41'	245.00'
C18	N70°06'38"W	60.86'	61.02'	245.00'
C19	N83°09'54"W	50.54'	50.63'	245.00'

The undersigned hereby acknowledge that I am (we are) the owners of the property shown and described hereon and that I (we) hereby adopt this plan and subdivision with my (our) free consent and upon approval by the City-County Planning Board of Winston-Salem and Forsyth County authorize that this plat be recorded in the office of the Register of Deeds of Forsyth County.
Owner: [Signature] Date: 8/28/20
Owner: _____ Date: _____

Owner/Developer:
Clayton Properties Group, Inc.
d/b/a Shugart Homes
221 Jonestown Road
Winston-Salem, NC 27104
Phone 336-765-9661

#402315
Final Plat
Camden Park
Phase 2
Shugart Enterprises, LLC
Deed Book 2683, Page 254
PIN 6823-28-5132
PIN 6823-28-0402
Winston Township
Forsyth County, North Carolina
August 18, 2020
GRAPHIC SCALE



(IN FEET)
1 inch = 60 ft.
Jerry W. Ellis, PLS

Revisions:

No.	Date	Description	By
1	8-27-20	Change Phase Number	JWE

ENCOMPASS
Surveying & Engineering, PC
Firm # C-4644
1133 Riverpointe Drive
East Bend, NC 27018
(336)816-1889

- Notes:
- This property is subject to any easements, agreements, or rights-of-way of record prior to the date of this map which were not apparent at the time of my inspection and might otherwise be disclosed by an attorney's title opinion which as of date shown hereon has not been supplied to Encompass Surveying and Engineering, PC. There may be easements or other matters of record affecting this property not shown hereon.
 - Horizontal datum: NAD83(2011) acquired via the NCGS RTK/VRS Network.
 - All distances shown are measured horizontal ground distances unless specifically noted otherwise.
 - Current Zoning: RS9(PRD).
 - RS 9 - PRD MINIMUM BUILDING SETBACK:
FRONT/STREET: 10'
SIDE:
Between Houses 10'
Minimum to Property Line 3'

BLK	LOT	PIN	STNUM	STNAME	STTYPE
6611	10	6823-28-0284.00	1918	Glenburn DR	DR
6611	11	6823-28-0238.00	1930	Glenburn DR	DR
6611	12	6823-18-9392.00	1936	Glenburn DR	DR
6611	13	6823-18-9355.00	1940	Glenburn DR	DR
6611	14	6823-18-8491.00	1950	Glenburn DR	DR
6611	15	6823-18-8430.00	1956	Glenburn DR	DR
6611	16	6823-18-7460.00	1962	Glenburn DR	DR
6611	17	6823-18-6481.00	1968	Glenburn DR	DR
6611	18	6823-18-6421.00	1974	Glenburn DR	DR
6611	19	6823-18-5434.00	436	Melshire CT	CT
6611	20	6823-18-5348.00	430	Melshire CT	CT
6611	21	6823-18-5352.00	424	Melshire CT	CT
6611	22	6823-18-5255.00	418	Melshire CT	CT
6611	23	6823-18-5118.00	412	Melshire CT	CT
6611	24	6823-18-4156.00	406	Melshire CT	CT
6611	25	6823-18-3178.00	407	Melshire CT	CT
6611	26	6823-18-3255.00	419	Melshire CT	CT

BLK	LOT	PIN	STNUM	STNAME	STTYPE
6611	27	6823-18-3352.00	425	Melshire CT	CT
6611	28	6823-18-3368.00	431	Melshire CT	CT
6611	29	6823-18-3464.00	437	Melshire CT	CT
6611	30	6823-18-3536.00	1999	Glenburn DR	DR
6611	31	6823-18-4517.00	1993	Glenburn DR	DR
6611	32	6823-18-4587.00	1997	Glenburn DR	DR
6611	33	6823-18-5547.00	1981	Glenburn DR	DR
6611	34	6823-18-6517.00	1975	Glenburn DR	DR
6611	35	6823-18-6577.00	1969	Glenburn DR	DR
6611	36	6823-18-7587.00	1963	Glenburn DR	DR
6611	37	6823-18-8557.00	1957	Glenburn DR	DR
6611	38	6823-18-9536.00	1951	Glenburn DR	DR
6611	39	6823-18-9592.00	1945	Glenburn DR	DR
6611	40	6823-28-0447.00	1941	Glenburn DR	DR
6611	41	6823-28-0493.00	1937	Glenburn DR	DR
6611	42	6823-28-1349.00	1931	Glenburn DR	DR
6611	43	6823-28-1385.00	1925	Glenburn DR	DR
6611	44	6823-28-2229.00	1919	Glenburn DR	DR