				15611910
DIVISION OF HIGHWAYS	FINAL SUBDIVISION PLAT APPROVAL Devidsen	CERTIFICATE OF CLOSURE	I, John E. Beeson. Professional Land Surveyor, certify to one of the following: X a. That this plat is of a survey that creates a subdivision of land within the area of a county or municipality	FORSYTH COUNTY REGISTER OF DEEDS PLAT REGISTRATION
PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION	This is to certify that this plat meets the recording requirements of the Unified County Development Ordinance Subdivision Regulations for Winston Salem/Forsyth County, Review Officer of Davidson County,	I, John E. Beeson, certify that this plat was drawn under my supervision from an actual survey made under my supervision (description recorded in Deed Book, Page or Plat Book, Page ; that the ratio of precision as calculated is 1:10,000+; that this	that has an ordinance that regulates parcels of land; b. That this plat is of a survey that is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land;	Filed for Registration ato'clockM
APPROVED Chist. Comber/PWC District Engineer	certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.	plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this	c. That this plat is of a survey of an existing parcel or parcels of land; d. That this plat is of a survey of another category, such as the recombination of existing parcels, a court-ordered survey or other exception to the definition of a subdivision;	This theDay of, 20 and recorded in Plat Book, Page
District Engineer This the 13 ^{+h} Day of January 20 17	Approved Dud Control	20_17 John Bearon L-1828	e. That the information available to this surveyor is such that I am unable to make a determination to the best of my professional ability as to provisions contained in a. through d. above	Filing Fee Paid: David T. Rickard, Register of Deeds
NORTH CAROLINA - DAVIDSON COUNTY	Director of Planning/Review Officer This the 17 day of 20 20 NORTH CAROLINA - DAVIDSON COUNTY	John E. Beeson, Professional Land Surveyor Registration Number	John E. Beegon, Professional Land Surveyor Registration Number	By: Deputy - Assistant NORTH CAROLINA - DAVIDSON COUNTY
The undersigned hereby acknowledge that i am (we are) the owners	A		IMPORTANT NOTES: 1. All distances shown on this plat are horizontal	LOCATION MAP N.T.S.
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			2. 3/4" iron pipe at all corners unless otherwise r 3. There are no N.C.G.S. OR U.S.C.&G. or other	noted.
Forsyth County authorize that this plat be recorded in the office of the			Monuments within 2000' feet of this site. 4. All bearings shown on this plat are based on I Page 88.	Deed Book 62,
Register of Deeds of Egrsyth County. Curpo nation Curpo nation 1/13/17			L-1828 65. 6. Deed bearing and distances are shown in part variances were found in surveyed bearings are	
Owner HUBBARD REALTH WASTON-SALEM INC	The state of the s	· · · · · · · · · · · · · · · · · · ·	7. Parcel Areas are calculated using the coordinate and the coordinate states are calculated using the coordinate and the coordinate states are calculated using the coordinate and the coordinate states are calculated using the coordinate and the coordinate states are calculated using the coordinate states are calculated usin	
Owner Pres. Date	**************************************		9. Total Acreage: 15.959± Acres. 10. Total Acreage in Right-of-Way: 1.513± Acres Acreage)	(Included in total
	-		/ 11. Public Water 12. Public Sewer	
Right-of-Way Curve Table	\ \ \		13. Zoned: RA3 14. This Survey is subject to any facts that may be and accurate title search, NOT furnished me a	
Curve # Arc Length Radius Chord Bearing Chord Distance		TO AND THE PROPERTY OF THE PRO	may be subject to easements, rights-of-way, recovenants, assessments, if any as the same r	estrictive \\E
C1 130.80' 475.00' N22° 47' 16"E 130.39'	Della Colored Andrew	Parcel No: 03004D0000045	record in the office of the Register of Deeds, O Town or County Tax Office or which may have	Clerk of Court, PURPOSE STATEMENT:
C2 64.70' 475.00' N34° 34' 43"E 64.65' C3 25.13' 16.00' S83° 28' 50"W 22.63'	Para Aggs 150 Aggs 15	Pin ld: 6831-01-09-7284 Owner: BROWN JOSEPH C	prescriptive use. 15. Tract "AA" to be deded to owners of lot 337. 16. Lots 327 & 334 have address on Bald Cypresi	The purpose of this plat is to record lots 289-300, and lots 325-336 of Cypress
C4 25.13' 16.00' N6° 31' 10"W 22.63'	\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	BROWN BETTY D Deed Book: 1795 Pg: 0362	Twisted Cypress Lane.	Forest at Hidden Creek.
C5 46.73' 525.00' S35° 55' 49"W 46.72'	\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\	2 8 8 8	Somotolic Solve	
C6 79.02' 525.00' S29° 04' 05"W 78.95' C7 82.01' 525.00' S20° 16' 52"W 81.92'	\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\\		PB 42 Repliety 112-22	
Easement Line Table			967	PROJECT:
Line # Distance Bearing		ラ 705.31' (Total) - S38°18'41"W	200' Duke Power Easement	7
L1 34.31' S38° 28' 50"W	158.83' 90.00'	0.00' 90.00' 90.00' 90.00' L2 (Total) L2 (-6.48'		S C
13 139 91' NG5° 24' 50"M	rcel No: 03004D0000036 il d: 6831-01-08-4490 Duke Power	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \		e c <u>t</u> i
L4 197.30' N51° 31' 10"W	TZPATRICK LINDSEY C B: 2145 Pg: 1193	Drainage Easement	t	Ŏ
	200' (298) 29797 ±SF 29	297		<u> </u>
	0.684 ±AC ±80 0.6	84 ±AC 0.684 ±AC 0.685 ±AC 0.685 ±AC 0.686 ±AC	1.141 ±AC	ase
	STA Duke Pow	33.4 33.7 33.4 33.4 33.4 33.4 33.4 33.4	φ	98 F
·	300	Ver Easement Duke	Power Easement & S & S & S & S & S & S & S & S & S &	FOREST CREEK, n, NC
	32247 ±SF	W"01' W"01' V"01'	10"W 10"W 10"W S FOR SREEK 9ction 62, Pa	OR NC NC 1-18
	1301) 131 151 151 151 151 151 151 151 151 151	51°31'	51°31' 51°31' PRES' DEN C IV, Se Book	Munts em, 31-0
	(17) (15) (17)	187) 2 (205) 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	Z	ESS DEN Saler 683
	(302) OREST ANGEL 139 -C6- +C5-43.33' BALD CYPRE	90.00' - 90.	-90.00'90.00' -90.00'	YPRESS HIDDEN HIDDEN Inston Salen 1 No.: 6831
	(50' Public	R/W) N38°28'50"E — 483.17' Sight Easement — C?	N38° 28' 50"E' N19° 02 22' (Tie Lit.)	CY at H
	CY, HICKORY \$65°39'00 -90.0 -10 -00.0 -10 -00.0 -0.0 -00.0 -00.0 -00.0 -00.0 -00.0 -00.0 -00.0 -00.0 -00.0 -00.0 -0.0	214) 20' Public 230 \(\text{248} \)	-146.50'- -10' Public 290	
	TEN ON O	Easement Utilities Easement	Utilities Easement 9 6 5 (343)	CLIENTS: HUBBARD REALTY OF WINSTON-SALEM, INC
N.	(333) (332) (332) (333) (332) (333) (332) (333) (332) (333) (332) (333) (332) (333) (334) (334) (334) (334) (334) (335) (336) (336) (336) (337) (336) (SF 15750 ±SF 15750 ±SF 19195 ±SF 99 90 90 90 90 90 90 90 90 90 90 90 90	16195±SF (a) 0.372±AC (b) 50 (c) 50 (RAMEY DEVELOPMENT CORPORATION 1598 Westbrook Plaza Drive, Suite 200
>		AC 5 0.362 ±AC 5 175.00' 0.362 ±AC 5 0.441 ±AC 5 162.9	50' S38°28'50"W S 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9 9	Winston Salem, NC 27103 Phone: 336.723-0303 Email: peteramey@earthlink.net
	(B) (C) (C) (C) (C) (C) (C) (C) (C) (C) (C	90.00' L1		DRAWN BY: ATC/TLBC
		170.45' \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	16250 ±SF 0.373 ±AC	DATE:
	/ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \	(326) (326)	50" - \$38"28"50"W \rightarrow \frac{1}{2} \qquad \qqqq \qqq \qqqq \qqq \qqqq \qqq \qqqq \qqq	e Surveyed e by Deed JOB NO: 05-207
	1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1 1	0.355 ±AC	a (341) E to (341) Lin	e Not Surveyed Line earn SCALE: 1" = 100'
Plat Book: 67 Page: 78		Plat Book 58, Page 81		sement Line 50 0 25 50 100 200 sement CL
3/14/2017 9:40:11 AM David T. Rickard,	(307)		30.01' "AA" (See Note #15)	ht-of-Way SHEET NO:
Register of Deeds	(237)	0.348 ±AC N35°42'10"E - 161.07'	(337) 165.25 0.056 ±AC ● Pt. Calculated Poir △ IPS Iron Pin Set (3/	nt (As Shown) (4" conduit)
Davidson County, NC	(\$08) IP	2100 600 1	CYPRESS FOREST at HIDDEN CREEK, Phase III, Section 3	bar
	(238)	CYPRESS FOREST at HIDDEN CREEK,	FG. Flush with ground	BEESON & CORTER, PR. CIVIL ENGINEERS LAND SURVEYORS LAND PLANNING
· · · · · · · · · · · · · · · · · · ·		at HIDDEN CREEK, Phase III, Section 2 Plat Book 60, Page 27	AG x.xx' Above ground UG x.xx' Under ground	(Distance in ft.)
			S Sanitary Sewer Mar	