

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATE

APPROVE: *[Signature]*
DISTRICT ENGINEER

DATE: 7-1-05
NORTH CAROLINA - DAVIDSON COUNTY

PLANNING DEPARTMENT / REVIEW OFFICE
FINAL SUBDIVISION PLAT APPROVAL

This is to certify that this plat meets the recording requirements of the United States Department of the Interior, Bureau of Land Management, and the State of North Carolina.

SCOTT LINDSEY
Review Officer
DAVIDSON COUNTY
NORTH CAROLINA

DATE: 7-1-05
NORTH CAROLINA - DAVIDSON COUNTY

I, David B. Coe, certify that this plat was drawn under my supervision from an actual survey made under my supervision, (description requires it to be so) that the boundaries not surveyed are clearly indicated as such, that the ratio of precision is 1:10,000+, and that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, seal and registration number this 7-1-05.
David B. Coe
Registered Land Surveyor #3320



I, David B. Coe, Registered Land Surveyor #3320, certify to one or more of the following as indicated:

- That this plat creates a subdivision within the area of a county or municipality which has an ordinance regulating parcels of land.
- That the plat is of a survey located in such portions of a county or municipality which is unregulated as to an ordinance regulating parcels of land.
- That this plat is of a survey of an existing parcel or parcels of land.
- 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.
- That the information available to this survey is such that an inability to high determination to the best of a professional ability of a subdivision scheme is precluded above.

THIS MAP IS SUBJECT TO ALL EASEMENTS OR RIGHTS-OF-WAY ON RECORD PRIOR TO THE DATE OF THIS MAP WHETHER VISIBLE OR NOT. TITLE SEARCH - NOT PROVIDED.

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR DAVIDSON COUNTY NORTH CAROLINA, AND THAT SUCH PLAT HAS BEEN APPROVED ACCORDING TO THE PROCEDURES FOR APPROVAL OF SUBDIVISIONS.
7-1-05
DATE
David B. Coe
SUBDIVISION ADMINISTRATOR / CHAIRMAN
PLANNING BOARD

ANY DEVELOPMENT OR CONSTRUCTION ON THE LOTS SHOWN ON THIS PLAT MUST MEET ALL THE BUILDING AND DEVELOPMENT REGULATIONS OF THE APPROPRIATE GOVERNMENT AGENCY.
7-1-05
DATE
David B. Coe
SUBDIVISION ADMINISTRATOR / CHAIRMAN
PLANNING BOARD

CERTIFICATE OF OWNERSHIP AND DEDICATION

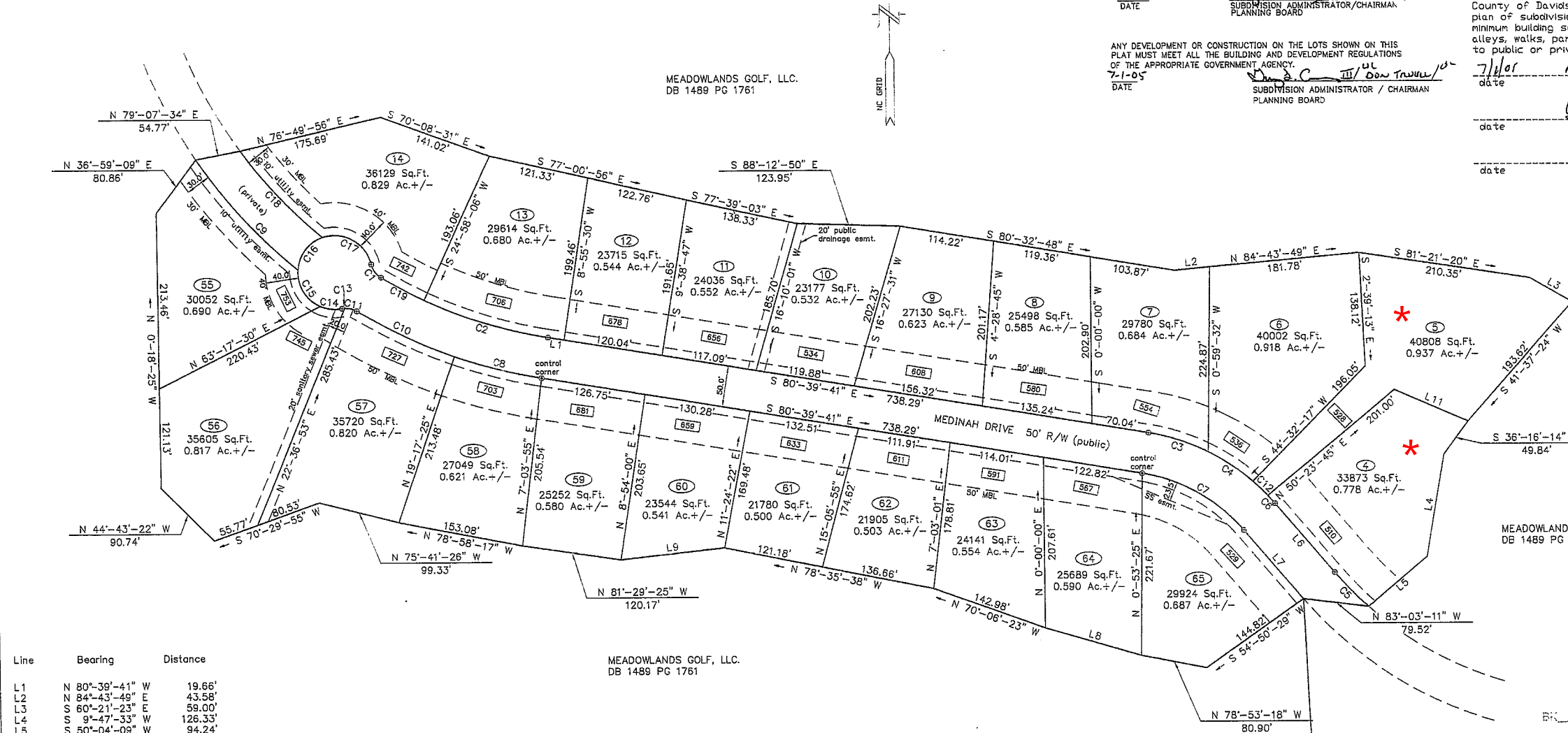
I/we, hereby, certify that I/we, (and/or) the owner(s) of the property shown and described hereon, which is located in the subdivision jurisdiction of the County of Davidson and that I/we hereby adopt this plan of subdivision with my/our(s) free consent, establish minimum building setback lines, and dedicate all streets, alleys, walks, parks, and other sites and easements to public or private use as noted.

7/1/05
MEADOWLANDS DEVELOPMENT, LLC
owner
date
[Signature]
owner
date
owner

MEADOWLANDS GOLF, LLC
DB 1489 PG 176

MEADOWLANDS GOLF, LLC
DB 1489 PG 1761

MEADOWLANDS GOLF, LLC
DB 1489 PG 1761



Line	Bearing	Distance
L1	N 80°-39'-41" W	19.66'
L2	N 84°-43'-49" E	43.58'
L3	S 60°-21'-23" E	59.00'
L4	S 9°-47'-33" W	128.33'
L5	S 50°-04'-09" W	84.24'
L6	N 40°-15'-31" W	110.12'
L7	S 40°-15'-31" E	110.12'
L8	N 73°-54'-43" W	122.55'
L9	S 83°-43'-15" W	127.31'
L11	N 66°-32'-24" W	96.92'

Curve	Radius	Chord Bearing and Distance	Arc Length
C1	25.00'	S 35°-36'-25" E 19.90'	20.47'
C2	575.00'	N 72°-50'-55" W 156.33'	156.81'
C3	255.00'	N 72°-01'-26" W 76.59'	76.88'
C4	255.00'	N 56°-05'-01" W 64.83'	65.00'
C5	425.00'	N 44°-12'-17" W 58.49'	58.54'
C6	255.00'	N 41°-42'-36" W 12.92'	12.92'
C7	205.00'	S 60°-27'-36" E 141.58'	144.56'
C8	625.00'	S 75°-41'-14" E 108.38'	108.51'
C9	625.00'	S 42°-17'-38" E 182.18'	182.83'
C10	625.00'	S 64°-41'-30" E 131.13'	131.37'
C11	25.00'	N 75°-56'-27" W 14.82'	15.05'
C12	255.00'	N 45°-58'-16" W 25.00'	25.01'
C13	25.00'	S 82°-58'-02" W 3.36'	3.36'
C14	45.00'	N 83°-35'-32" W 26.75'	27.18'
C15	45.00'	N 31°-13'-43" W 51.72'	55.09'
C16	45.00'	N 37°-36'-42" E 50.02'	53.04'
C17	45.00'	S 80°-23'-09" E 67.13'	67.13'
C18	575.00'	S 43°-17'-15" E 144.88'	145.27'
C19	575.00'	S 62°-02'-58" E 59.91'	59.94'

Lots 4 & 5 sold together
See Deed Book 1865 Pg 1511~

TOTAL AREA SUBDIVIDED: 16.389 Ac. +/-
TOTAL AREA OF ROAD: 1.60 Ac. +/-

NOTE: SIDE MIN. BLD. LINE: 10'
REAR MIN. BLD. LINE: 20'

Iron pipes set at all lot corners unless otherwise noted.

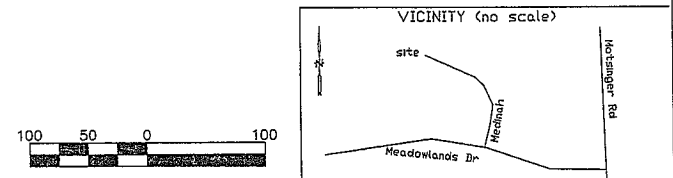
000 Street Addresses

OWNER/DEVELOPER
MEADOWLANDS DEVELOPMENT, LLC.
P.O. BOX 10
BETHANIA, NC. 27010
336-922-4000

LEGEND

- Line Surveyed (or calculated) —————
- Line Not Surveyed - - - - -
- Iron Found (O)
- Iron Set (o)
- Point not monumented (•)
- Stream or Creek (---)
- Concrete monument (■)
- Power Pole (⊙)
- Sanitary Sewer Man Hole (⊗)
- Well (⊕)
- Electric Overhead Line (—|—)

FILED
45 PG 15
Time 11:23
Date 7-1-05



MAP of MEADOWLANDS, Section One
MEDINAH, Phase One

1" = 100'
25 MAY 2005
PRECISION 1 : 10,000 +

DAVIDSON CO. ABBOTTS CREEK TOWNSHIP TAX MAP 12A TAX LOT 1
owner: MEADOWLANDS DEVELOPMENT, LLC. DB 1413 PG 685

COE FORESTRY & SURVEYING
P.O. BOX 36
Wallburg, NC 27373 (336) 769-4673

JOB # MEDINAH1

20.00
3
1050.00

\$ 1050.00

Parcel No.: 01012B0000005

PIN ID:

Mail after recording/future tax bills to: Grantee, 528 Medinah Drive, Winston-Salem, NC 27107

This instrument was prepared by: Brant H. Godfrey (no title search requested or performed)

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this the 5th day of May, 2008, by and between

GRANTOR	GRANTEE
Phil Strupe Builders, Inc., A North Carolina Corporation	Marshall B. Settles and wife, Carol M. Settles

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in **Abbotts Creek** Township, **Davidson** County, North Carolina, and more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference as if fully set forth.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions: **Ad valorem taxes hereafter becoming due and payable; and restrictive covenants, easements and rights-of-way of record, if any.**

IN WITNESS WHEREOF, the Grantor has caused this instrument to be signed in its corporate name by a duly authorized officer by authority of its Board of Directors, the day and year first above written.

Phil Strupe Builders, Inc.

By: *Phil Strupe* _____ President

NORTH CAROLINA - FORSYTH COUNTY

I certify that the following person(s) personally appeared before me this day, that I have personal knowledge (or have received satisfactory evidence) of the identity of said person(s), and that each acknowledged to me that he and/or she signed the foregoing document: PHILLIP M. STRUPE, _____ President of Phil Strupe Builders, Inc., Grantor.

Date: 5/20/08

[Stamp or Seal]

Emily W. Essex
Signature of Notary

EMILY W. ESSEX
Typed or Printed Name of Notary

My Commission expires: 11/21/09

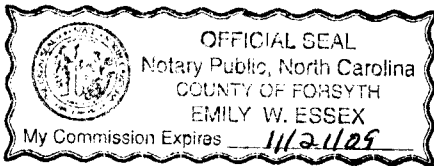
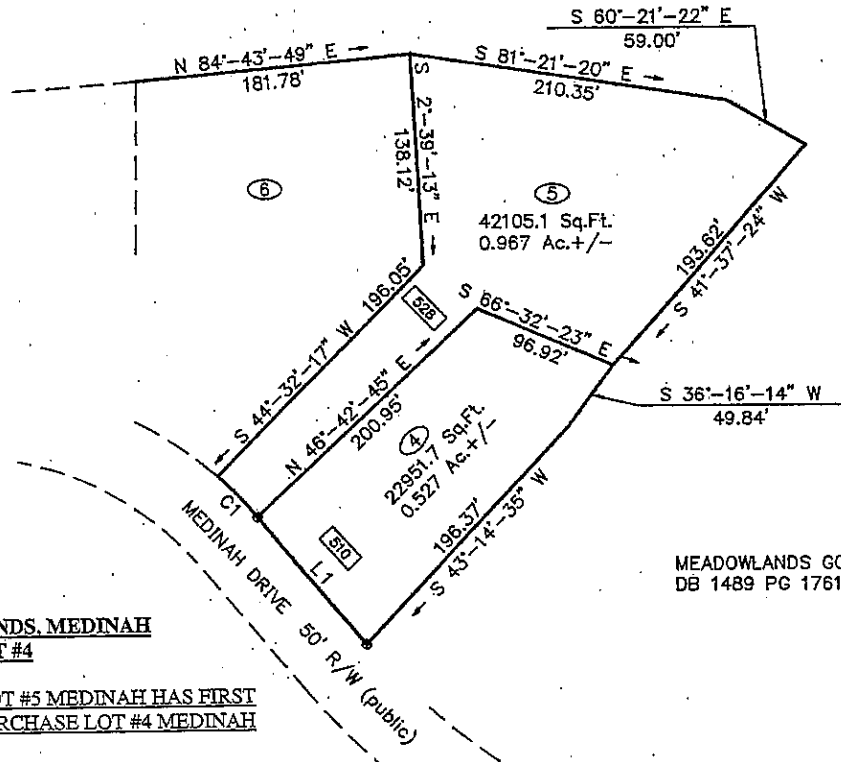
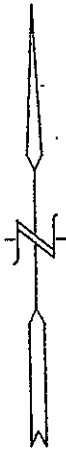


Exhibit "A"

Beginning at an iron stake in the north right of way line of Medinah Drive, said iron stake being the southwest corner of Lot 5, Meadowlands, S. One, Medinah, P. One, running thence from said beginning point with the west line of said Lot 5 the following courses and distances: North 44 degrees 32 minutes 17 seconds East 196.05 feet and North 02 degrees 39 minutes 13 seconds West 138.12 feet to an iron, the northwestern corner of said Lot 5, running thence with the north line of said Lot 5 South 81 degrees 21 minutes 20 seconds East 210.35 feet and continuing South 60 degrees 21 minutes 22 seconds East 59.00 feet to an iron, the northeast corner of said Lot 5, running thence with the east line of said Lot 5 South 41 degrees 37 minutes 24 seconds West 193.82 feet to an iron, a southeast corner of said Lot 5, running thence on a new line South 36 degrees 16 minutes 14 seconds West 49.84 feet to a point and continuing on a new line South 43 degrees 14 minutes 35 seconds West 196.37 feet to an iron in the north line of Medinah Drive, running thence with said right of way line North 40 degrees 15 minutes 31 seconds West 110.12 feet and continuing along said right of way line North 44 degrees 31 minutes 12 seconds West, a chord distance of 37.89 feet, an arc length of 37.93 feet to the point and place of beginning. All according to an unrecorded plat of survey by Coe Forestry & Surveying dated February 28, 2008. Containing approximately 1.493 acres and being all of Lot 5 and a western portion of Lot 4 as shown on the map of Meadowlands, S. One, Medinah, P. One, which map is recorded in Plat Book 45, pages 14 and 15, in the Office of the Register of Deeds of Davidson County, North Carolina, reference to which is hereby made for a more particular description.

Curve	Radius	Chord Bearing and Distance	Arc Length
C1	255.00'	N 44°-31'-12" W 37.89'	37.93'

Line	Bearing	Distance
L1	N 40°-15'-31" W	110.12'



MEADOWLANDS GOLF, LLC.
DB 1489 PG 1761

MEADOWLANDS, MEDINAH
REVISED LOT #4

BUYER OF LOT #5 MEDINAH HAS FIRST
RIGHT TO PURCHASE LOT #4 MEDINAH

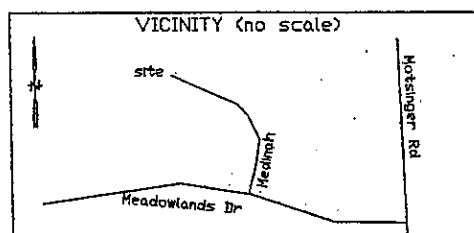
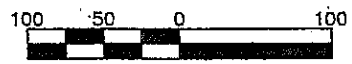
Lot #4 has been revised and can be purchased by the purchaser of lot Lot #5 only for a price of \$50,000 (net to the seller).

The purchaser of Lot #5 has the first right to purchase Lot #4 as stated herein, or the right to have Lot #4 eliminated and the area of Lot #4 and Lot #5 combined. The combined lot will subsequently be known as Lot #5.

If the purchaser elects to purchase Lot #4 as shown on this map, the purchaser will pay association dues for two lots. The owner may at anytime sell Lot #4 as a separate building lot, subject to the restrictive covenants of Meadowlands, Medinah.

This revised survey must be attached to the offer to purchase.

3-3-08



MAP FOR
MEDINAH LOTS 4 & 5

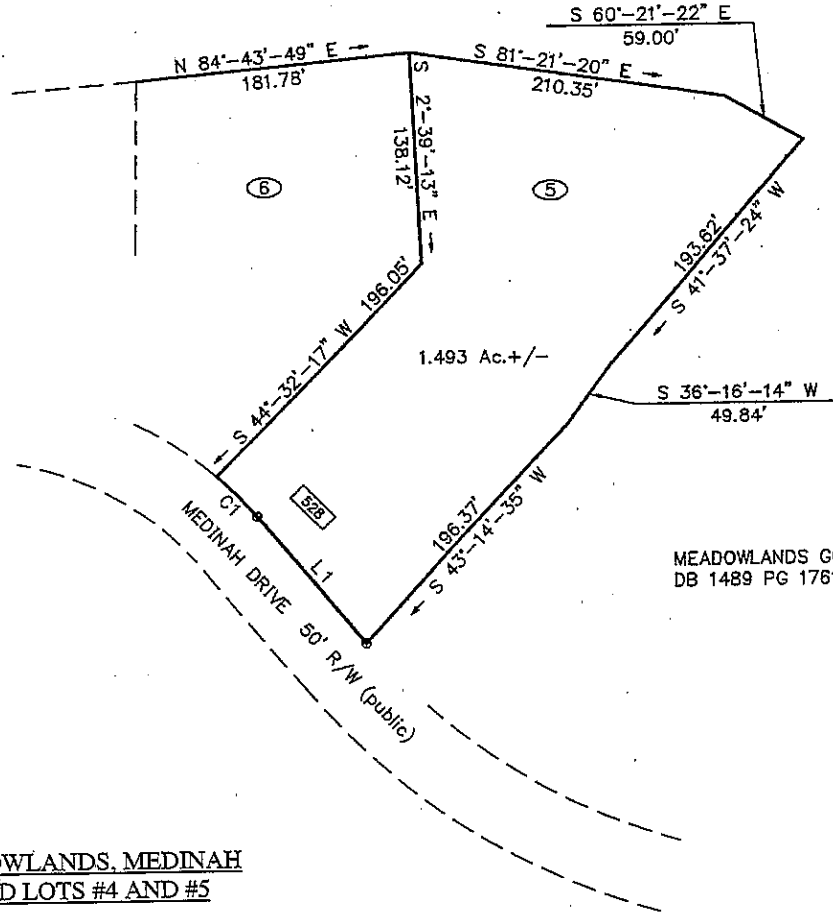
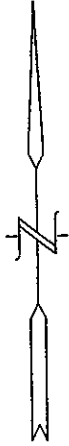
⊙	WATER METER	R/W	RIGHT-OF-WAY
⊙	SEWER MANHOLE	— — — — —	RUNNING WATER
●	IRON FOUND	— E — E —	OVERHEAD POWER LINE
○	IRON SET	⊙	POWER POLE
□	MONUMENT		
— — — — —	PROPERTY LINE (surveyed)		

SCALE	COUNTY	TOWNSHIP	DATE	PREC. RATIO
1" = 100'	DAVIDSON	ABBOTTS CK	28 FEB 2008	1 : 10,000 +
PROPERTY DESC: LOTS 4 & 5				

MY SEAL AND SIGNATURE

Curve	Radius	Chord Bearing and Distance	Arc Length
C1	255.00'	N 44°-31'-12" W 37.89'	37.93'

Line	Bearing	Distance
L1	N 40°-15'-31" W	110.12'

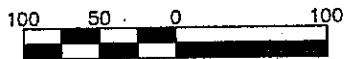
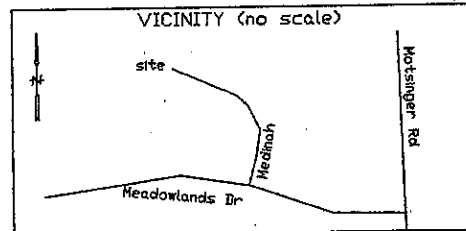


**MEADOWLANDS, MEDINAH
REVISED LOTS #4 AND #5**

Lots #4 and #5 have been combined into one lot. The combination lot will be known as Lot #5.

This revised survey must be attached to the offer to purchase:

3-3-08



MAP FOR MEDINAH LOT 5				
SCALE	COUNTY	TOWNSHIP	DATE	PREC. RATIO
1" = 100'	DAVIDSON	ABBOTTS CK	28 FEB 2008	1 : 10,000
PROPERTY DESC: LOTS 4 & 5				
				JOB # MEDINAH5

- ⊙ WATER METER
- ⊙ SEWER MANHOLE
- IRON FOUND
- IRON SET
- MONUMENT
- PROPERTY LINE (surveyed)
- - - PROPERTY LINE (not surveyed)
- R/W RIGHT-OF-WAY
- RUNNING WATER
- OVERHEAD POWER LINE
- ⊙ POWER POLE