

NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD CONSTRUCTION

APPROVED _____

This the _____ Day of _____, 20__
NORTH CAROLINA - FORSYTH COUNTY

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.

I, David E Reed, Review Officer of Forsyth County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Approved: David E Reed
Director of Planning/Review Officer
This the 31st day of January, 2011
NORTH CAROLINA - FORSYTH COUNTY

SURVEYORS CERTIFICATION

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 622, Page 368 or Plat Book Page _____ that the ratio of precision as calculated is 1: 10,000±; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 10th day of JAN, A.D., 2011.

John E. Beeson
Surveyor
L-1828
Registration Number
NORTH CAROLINA - FORSYTH COUNTY

I, John E. Beeson, Professional Land Surveyor, Number L-1828 certify to one

a. That this plat is of a survey that creates a subdivision of land within the area of a county or municipality 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;

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;

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.

John E. Beeson
Surveyor
L-1828
Registration Number
NORTH CAROLINA - FORSYTH COUNTY

FORSYTH COUNTY REGISTER OF DEEDS
PLAT REGISTRATION

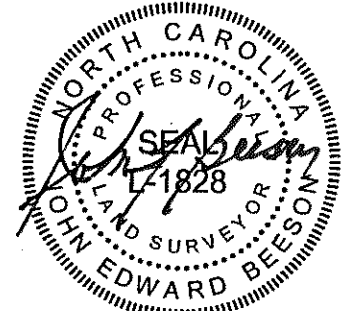
Filed for Registration at 2:43 o'clock P
This the 31 day of January, 2011 and recorded in Plat Book 58, Page 83

Filing Fee Paid: C Norman Holloman, Register of Deeds
By: [Signature]
Deputy - Assistant

North Ref: PB 35, Pg 129
Date: January 31, 1992

Tax Lot 9R, Block 4210
Linda K. Edwards
DB 1753, Pg 2810
Pin# 5892-62-5803

Tax Lot 23Y, Block 4210
Clemmons Discount Sales
DB 1868, Pg 760
Pin# 5892-63-4428

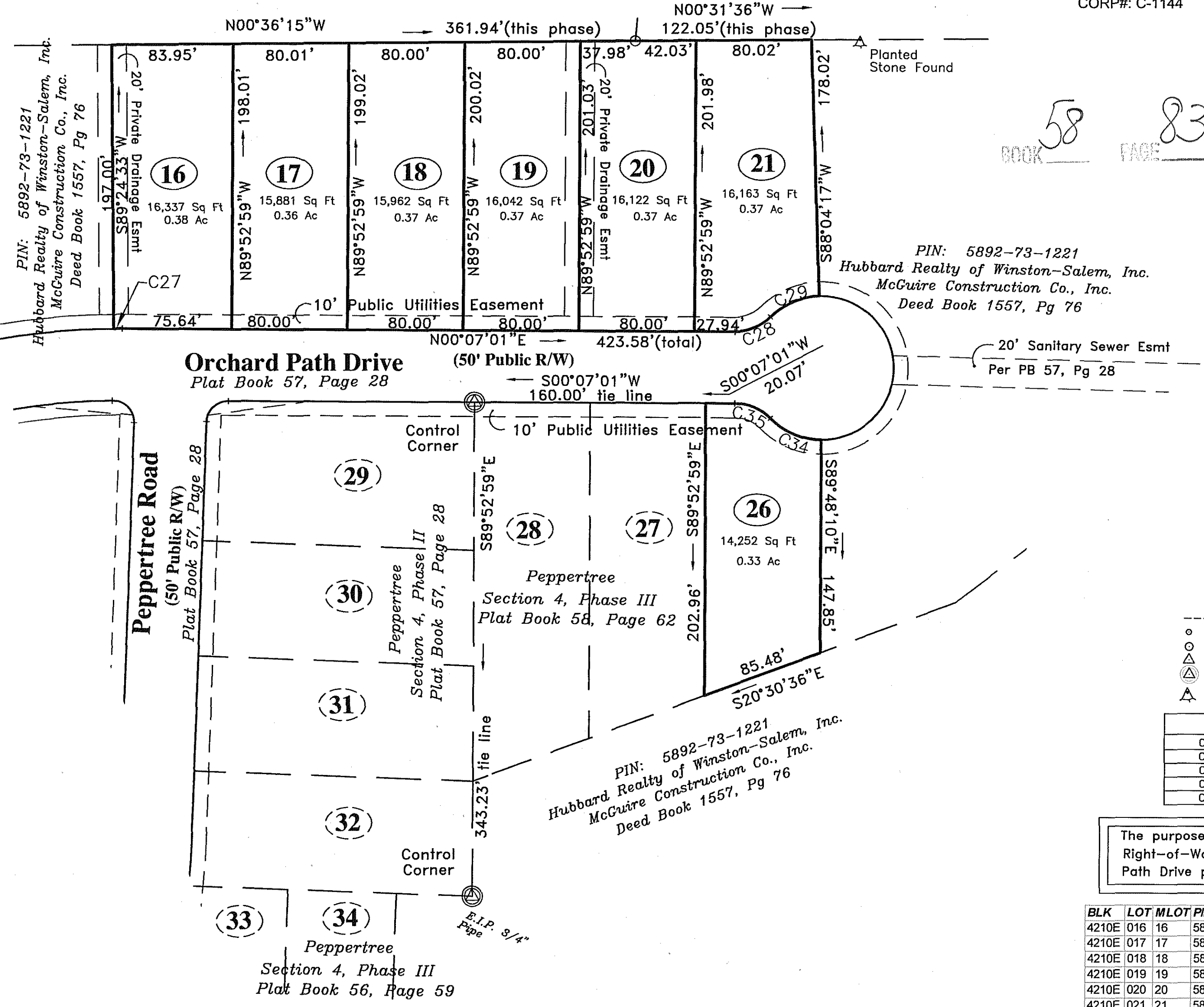
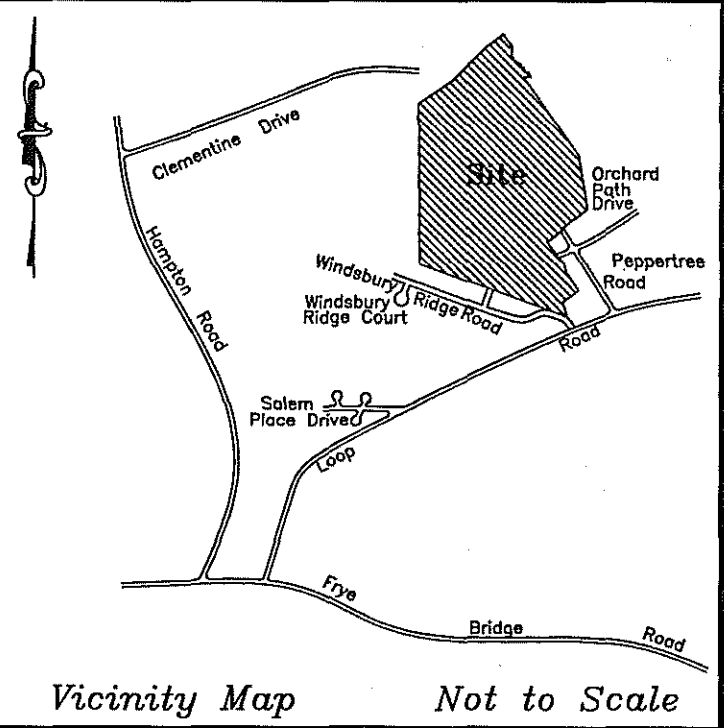


CORP#: C-1144

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.

Hubbard Realty of Winston-Salem, Inc.
Owner - Print Name
By: B. T. Hubbard 1-25-2011
Owner Signature Date

McGuire Construction, Inc.
Owner - Print Name
By: Ante D. M'Lean 1-25-2011
Owner Signature Date



NOTE: Address assignments listed on this plat are based on the approved site plan and are subject to change if any changes are made to the site plan.

Notes:

There are no N.C.G.S., U.S.C.&G or other Geodetic Survey Monuments within 2,000 Feet of this site.

Property shown is zoned RS-9

Iron Pipe (3/4" Conduit) set flush with ground at all lot corners, unless otherwise indicated.

All distances shown on this plat are horizontal ground distances, unless otherwise noted.

All bearings shown on this plat are based on deed or plat bearings, as noted.

Total Area: 110,759 Sq.Ft., 2.54 Ac±

Total Number of Lots: 7

Total Area in Right of Way: N/A

Water and Sewer: Public

Legend

- o Pt. Point (As Shown)
- o I.P.S. Iron Pin Set (3/4" conduit)
- △ E.I.P. Existing Iron Pin (As Shown)
- △ Control Corner
- △ Stone (found)

CURVE TABLE

Curve	Length	Radius	Chord	Angle	Delta
C27	5.87	475.00	S00°14'13"E	5.87	
C28	27.55	35.00	N22°25'57"W	26.84	
C29	37.57	50.00	S23°27'19"E	36.69	
C34	39.29	50.00	N22°42'24"E	38.28	
C35	27.55	35.00	S22°40'00"W	26.84	

The purpose of this plat is to Record Lots 16-21 and 27. Right-of-Way and Sanitary Sewer Easement on Orchard Path Drive previously recorded in Plat Book 57, Page 28.

BLK	LOT	MLOT	PIN	STNUM	STPRE	STNAME	STTYPE	SUITE
4210E	016	16	5892-62-7961.00	6892		ORCHARD PATH	DR	
4210E	017	17	5892-62-7959.00	6880		ORCHARD PATH	DR	
4210E	018	18	5892-63-7056.00	6868		ORCHARD PATH	DR	
4210E	019	19	5892-63-7144.00	6856		ORCHARD PATH	DR	
4210E	020	20	5892-63-7242.00	6844		ORCHARD PATH	DR	
4210E	021	21	5892-63-7330.00	6832		ORCHARD PATH	DR	
4210E	026	26	5892-63-9391.00	6833		ORCHARD PATH	DR	

PEPPERTREE
Section 4, Phase IV

Hubbard Realty of Winston-Salem, Inc.
McGuire Construction Co., Inc.

1598 Westbrook Plaza Drive
Winston-Salem, NC 27103
336-723-0303
FAX: 336-725-6644

1" = 60'

FIELD WORK BY: N/A
CHECKED BY: JEB

TAX MAP: 694822
PIN# 5892-73-1221

PARCEL: Block: 4210, Lots: 350A
DB 1641, Pg 1137;
DB 1557, Pg 76

TOWNSHIP: Clemmons
CITY: _____
COUNTY: FORSYTH

STATE: NC
DATE: 12-15-2010
PAGE NUMBER: 1 of 1

JOB NUMBER: 06207-rev
DRAWN BY: TLBC

BEESON ENGINEERING INC.
ENGINEERS SURVEYORS PLANNERS
503 HIGH STREET
WINSTON-SALEM, NC 27101
TELEPHONE: 336-748-0071