

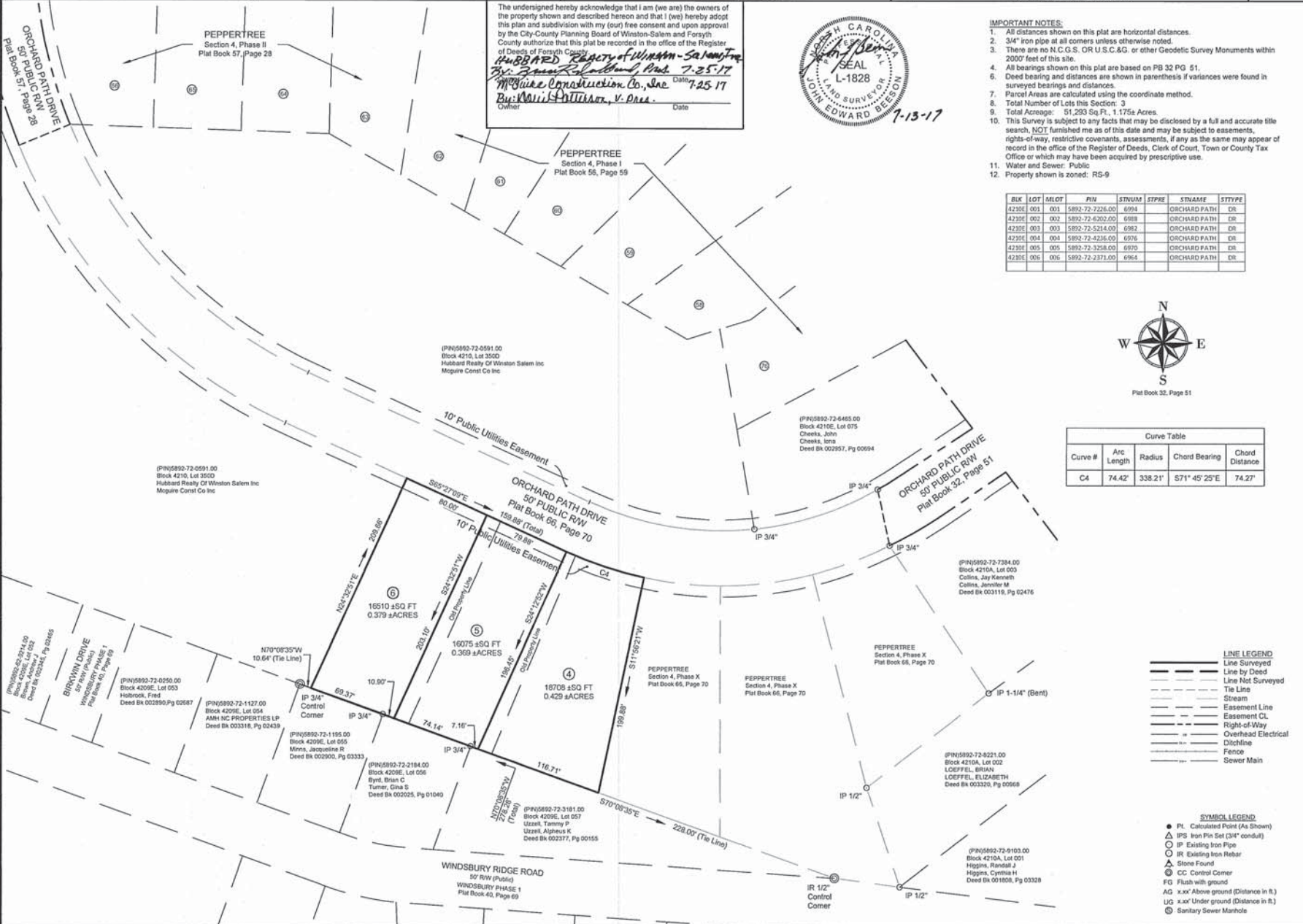
DIVISION OF HIGHWAYS  
 PROPOSED SUBDIVISION ROAD CONSTRUCTION  
 STANDARDS CERTIFICATION  
 APPROVED \_\_\_\_\_  
 District Engineer  
 This the \_\_\_\_\_ Day of \_\_\_\_\_ 20\_\_\_\_  
 NORTH CAROLINA - FORSYTH COUNTY

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 C 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 C Reed  
 Director of Planning/Review Officer  
 This the 27th day of July, 2017  
 NORTH CAROLINA - FORSYTH COUNTY

CERTIFICATE OF CLOSURE  
 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 \_\_\_\_\_ and/or Plat  
 Book 32, Page 51, that the ratio of precision as calculated is 1:10,000+; that this plat  
 was prepared in accordance with G.S. 47-39 as amended. Witness my original signature,  
 registration number and seal this 13 day of JULY, A.D., 2017.  
John E. Beeson  
 Professional Land Surveyor L-1828  
 Registration Number  
 NORTH CAROLINA - FORSYTH COUNTY

CERTIFICATE OF SUBDIVISION  
 I, John E. Beeson, Professional Land Surveyor, certify to one of the following:  
 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 requires 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  
 Professional Land Surveyor L-1828  
 Registration Number  
 NORTH CAROLINA - FORSYTH COUNTY

FORSYTH COUNTY REGISTER OF DEEDS  
 PLAT REGISTRATION  
 Filed for Registration at 11:57 o'clock A M  
 This the 27 Day of July, 2017 and  
 recorded in Plat Book 66, Page 132  
 Filing Fee Paid: Lynne Johnson, Register of Deeds  
 \$100 Ready L. Smith  
 Deputy - Assistant  
 NORTH CAROLINA - FORSYTH COUNTY



The undersigned hereby acknowledge that I am (we are) the owners of the property shown and described hereon and that I (we) hereby accept 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.  
By: James R. Hubbard, Pres. 7-25-17  
McQuire Construction Co., Inc.  
By: Kelli L. Dutton, V. Pres.  
 Owner Date

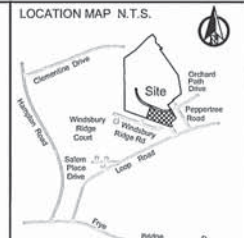
- IMPORTANT NOTES:
- All distances shown on this plat are horizontal distances.
  - 3/4" iron pipe at all corners unless otherwise noted.
  - There are no N.C.G.S. OR U.S.C.&G. or other Geodetic Survey Monuments within 2000' feet of this site.
  - All bearings shown on this plat are based on PG 32 PG. 51.
  - Deed bearings and distances are shown in parenthesis if variances were found in surveyed bearings and distances.
  - Parcel Areas are calculated using the coordinate method.
  - Total Number of Lots this Section: 3
  - Total Acres: 51,293 Sq. Ft., 1.175± Acres.
  - This Survey is subject to any facts that may be disclosed by a full and accurate title search, NOT furnished me as of this date and may be subject to easements, rights-of-way, restrictive covenants, assessments, if any as the same may appear of record in the office of the Register of Deeds, Clerk of Court, Town or County Tax Office or which may have been acquired by prescriptive use.
  - Water and Sewer: Public
  - Property shown is zoned: RS-9

BLK	LOT	MLOT	PIN	STNUM	STPRE	STNAME	STTYPE
4210E	001	001	5892-72-7226.00	6994		ORCHARD PATH DR	DR
4210E	002	002	5892-72-4202.00	6988		ORCHARD PATH DR	DR
4210E	003	003	5892-72-5214.00	6982		ORCHARD PATH DR	DR
4210E	004	004	5892-72-4236.00	6976		ORCHARD PATH DR	DR
4210E	005	005	5892-72-3258.00	6970		ORCHARD PATH DR	DR
4210E	006	006	5892-72-2371.00	6964		ORCHARD PATH DR	DR



Curve Table

Curve #	Arc Length	Radius	Chord Bearing	Chord Distance
C4	74.42'	338.21'	S71°45'25"E	74.27'



PURPOSE STATEMENT:  
 The purpose of this plat is to re-record lots 4-6, correct North Reference and note number 4 previously recorded in Plat Book 66, Page 70.

PROJECT:  
 #86077  
 PEPPERTREE  
 Section 4, Phase X (Revised)  
 Clemmons Township  
 Forsyth County, NC  
 Pin No.: 5892-72-0591.00  
 Block 42-10, Lot 350D

CLIENTS:  
 Hubbard Realty of Winston-Salem, Inc.  
 McQuire Construction Co., Inc.  
 1598 Westbrook Plaza Drive  
 Winston-Salem, NC 27103  
 336-723-6303  
 Hubbard@HubbardCommercial.com

DRAWN BY: ATC/TLBC  
 DATE: 6.15.2017  
 JOB NO: 06-207

SCALE: 1" = 60'

SHEET NO:  
 1 of 1

**BEESON & CARTER, P.A.**  
 CIVIL ENGINEERS - LAND SURVEYORS  
 LAND PLANNING  
 803 HIGH STREET, WINSTON-SALEM, NC 27101  
 OFFICE (336) 744-0071 FAX (336) 744-0470  
 WEB: www.beesonengineering.com  
 Corp No.: C-0437

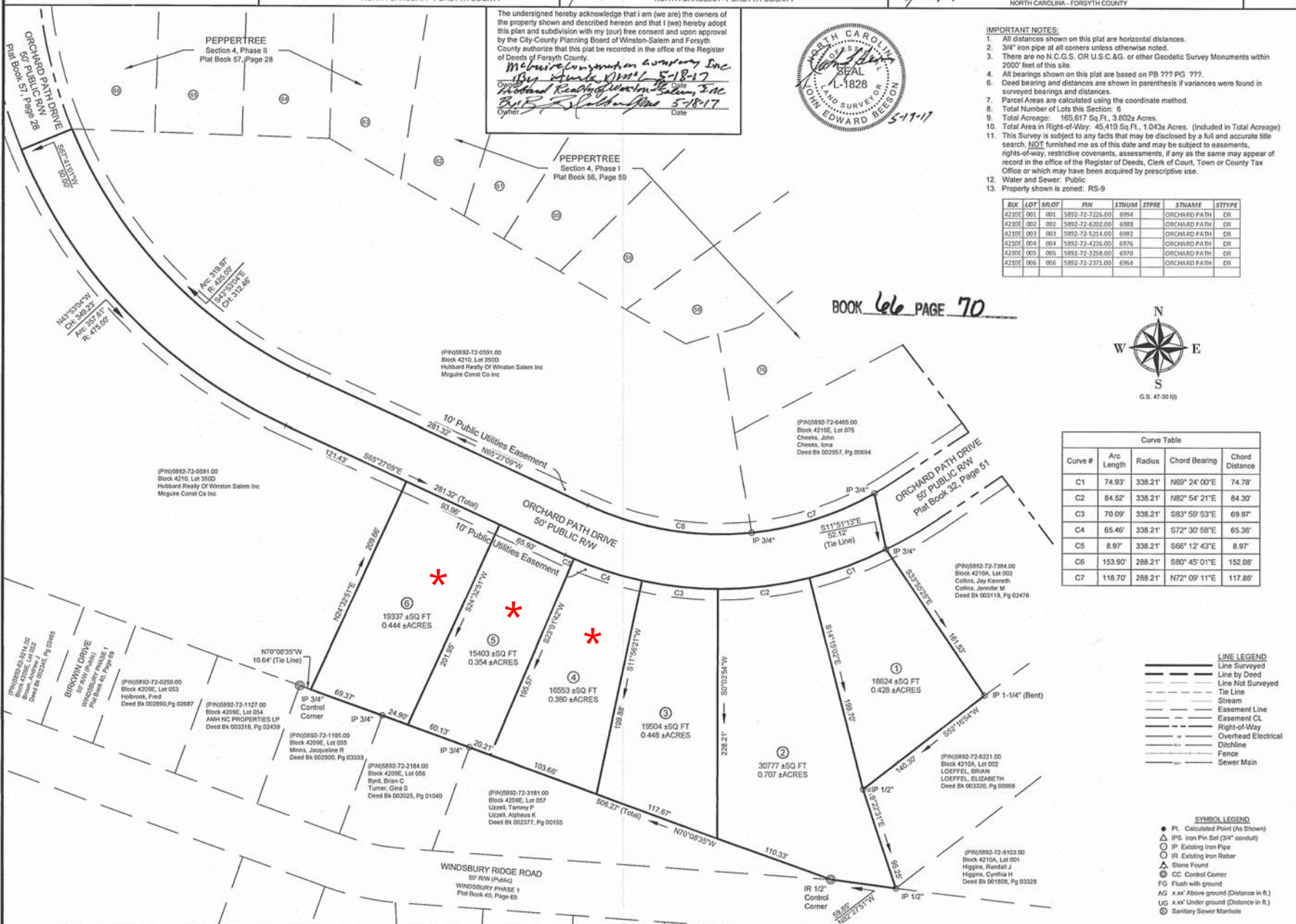
DIVISION OF HIGHWAYS  
 PROPOSED SUBDIVISION ROAD CONSTRUCTION  
 STANDARDS/CERTIFICATION  
 APPROVED: *[Signature]*  
 District Engineer  
 This the 25 Day of May 2017  
 NORTH CAROLINA - FORSYTH COUNTY

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 20th day of May 2017  
 NORTH CAROLINA - FORSYTH COUNTY

CERTIFICATE OF CLOSURE  
 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 3327, Page 3571 and/or Plat Book 61, Page 74, 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 17 day of May A.D. 2017  
*John E. Beeson*  
 Professional Land Surveyor  
 Registration Number L-1828  
 NORTH CAROLINA - FORSYTH COUNTY

CERTIFICATE OF SUBDIVISION  
 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 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*  
 Professional Land Surveyor  
 Registration Number L-1828  
 NORTH CAROLINA - FORSYTH COUNTY

FORSYTH COUNTY REGISTER OF DEEDS  
 PLAT REGISTRATION  
 Filed for Registration at 1:40 o'clock P.M.  
 This the 30 Day of May 2017 and  
 recorded in Plat Book 66 Page 70  
 Filing Fee Paid: *\$ 11.00*  
 By: *Lynne Johnson, Register of Deeds*  
 Deputy: *[Signature]*  
 NORTH CAROLINA - FORSYTH COUNTY



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.  
*McGuire Construction Company Inc*  
 By: *[Signature]* 5-18-17  
*Richard Realty of Winston-Salem, Inc*  
 By: *[Signature]* 5-18-17  
 Owner Date



- IMPORTANT NOTES:
- All distances shown on this plat are horizontal distances.
  - 3/4" iron pin at all corners unless otherwise noted.
  - There are no N.C.G.S. OR U.S.C.&G. or other Geodetic Survey Monuments within 2000' feet of this site.
  - All bearings shown on this plat are based on PB 777 Pg. 777.
  - Deed bearing and distances are shown in parenthesis if distances were found in surveyed bearings and distances.
  - Parcel Areas are calculated using the coordinate method.
  - Total Number of Lots in this Section: 6
  - Total Acreage: 165,617 Sq. Ft., 3.802a Acres.
  - Total Area in Right-of-Way: 45,419 Sq. Ft., 1.043a Acres. (Included in Total Acreage)
  - This Survey is subject to any facts that may be disclosed by a full and accurate title search, NOT furnished me as of this date and may be subject to easements, rights-of-way, restrictive covenants, assessments, if any as the same may appear of record in the office of the Register of Deeds, Clerk of Court, Town or County Tax Office or which may have been acquired by prescriptive use.
  - Water and Sewer: Public
  - Property shown is zoned: RS-9

BLK	LOT	MILOT	PIN	STNUM	STPRE	STNAME	STTYPE
4210E	001	001	S892-72-2226.00	6994		ORCHARD PATH	DR
4210E	002	002	S892-72-6322.00	6988		ORCHARD PATH	DR
4210E	003	003	S892-72-5214.00	6992		ORCHARD PATH	DR
4210E	004	004	S892-72-4235.00	6976		ORCHARD PATH	DR
4210E	005	005	S892-72-3258.00	6970		ORCHARD PATH	DR
4210E	006	006	S892-72-2371.00	6964		ORCHARD PATH	DR



PURPOSE STATEMENT:  
 The purpose of this plat is to record lots 1-6 and Orchard Path Drive Right-of-Way and Easements.

PROJECT:  
 #66077  
**PEPPERTREE**  
 Section 4, Phase X  
 Clemmons Township  
 Forsyth County, NC  
 Pin No.: 5892-72-0591.00  
 Block 4210, Lot 350D

Curve Table

Curve #	Arc Length	Radius	Chord Bearing	Chord Distance
C1	74.93'	338.21'	N69° 24' 00"E	74.78'
C2	84.52'	338.21'	N82° 54' 21"E	84.30'
C3	70.09'	338.21'	S33° 59' 53"E	69.97'
C4	65.46'	338.21'	S72° 30' 58"E	65.36'
C5	8.97'	338.21'	S66° 12' 43"E	8.97'
C6	153.90'	288.21'	S80° 45' 01"E	152.08'
C7	118.70'	288.21'	N72° 09' 11"E	117.85'

CLIENTS:  
 Hubbard Realty of Winston-Salem, Inc.  
 McGuire Construction Co., Inc.  
 1508 Westroads Plaza Drive  
 Winston-Salem, NC 27103  
 336-723-0303  
 Hubbard@HubbardCommercial.com

DRAWN BY: ATC/TLBC  
 DATE: 3.22.2017  
 JOB NO: 06-207

SCALE: 1" = 60'

SHEET NO:  
 1 of 1

**BEESON & CARTER, P.A.**  
 CIVIL ENGINEERS LAND SURVEYORS  
 LAND PLANNING  
 800 HIGH STREET, WINSTON-SALEM, NC 27101  
 OFFICE (336) 748-0271 FAX (336) 748-0278  
 WEB: www.beesonandcarter.com  
 Corp No.: 6-017

\* See revised plat Platbook 66 page 132