

DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS

FINAL SUBDIVISION PLAT APPROVAL

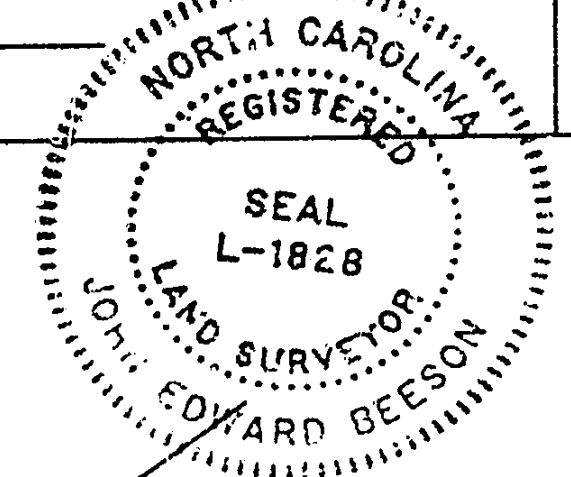
This is to certify that this plat meets the recording requirements of the Subdivision Regulations for Forsyth County and, if applicable, that a certification of approval has been issued by the Division of Highways pursuant to Article 7, Chapter 136 of the General Statutes of North Carolina.

This was approved on the 22nd day of November, 1995  
Ronald B. Huddle  
Director Planning Department

APPROVED M.C. Shaffer  
DISTRICT ENGINEER  
DATE 11-17-95  
NORTH CAROLINA - FORSYTH COUNTY

I, John E. Beeson, verify that this map was drawn from (an actual survey made by me) (used description recorded in Book 1559 etc.) (other); that the error of closure as calculated by latitudes and departures is 1:22 222; that the boundaries not surveyed are shown as broken lines plotted from information found in Book 1559 Page 1; that this map was prepared in accordance with G.S. 47-30 as amended. Witness my hand and seal this 12 day of Nov, A.D. 1995

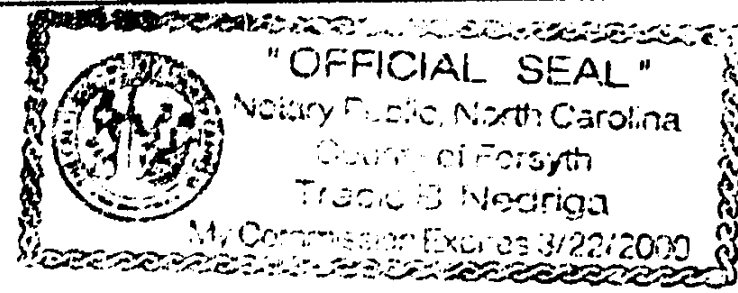
John E. Beeson  
SURVEYOR  
NORTH CAROLINA - FORSYTH COUNTY



NORTH CAROLINA FORSYTH COUNTY.

I, a Notary of the County and State aforesaid, certify that John E. Beeson a Registered Land Surveyor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 12 day of Nov, 1995

Tracie A. Nedriga  
Notary Public  
My commission expires 3/22/2000



The foregoing certificate of (HERE GIVE NAME)

Tracie A. Nedriga  
AND OFFICIAL TITLE OF THE OFFICER SIGNING  
NP Forsyth Co, NC  
THE CERTIFICATE PASSED UPON  
to be correct.  
This 23 day of January, 1996  
Probate fee \$10.00 paid.  
Jan Holloman  
Register of Deeds  
ASSISTANT

Filed for Registration at 12:04 clock P  
January 27, 1996 and recorded  
in Plat Book 38, Page 175

John Holloman Register of Deeds  
Filing Fee 21.00 Paid  
by W.B. Bell  
Deputy - Assistant

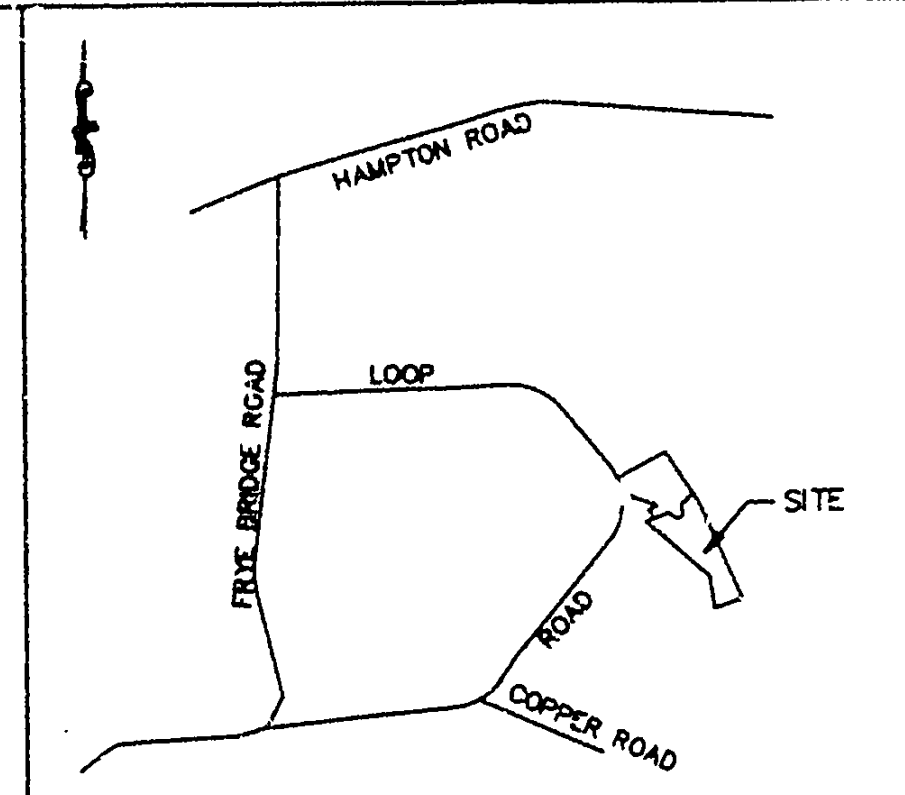
K. H. HASTING &  
P.O. DODSON  
DB 1448, PG 773  
TAX LOT 201C  
BLK 4210

K. H. HASTING &  
P.O. DODSON  
DB 1448, PG 773  
TAX LOT 201E  
BLK 4210

RESERVED FOR  
FUTURE DEVELOPMENT OF  
PEPPERTREE  
DB 1641, PG 1137

REG. # L-1828

I, JOHN E. BEESON CERTIFY THAT THE PROPERTY AS SHOWN ON THIS PLAT CREATES A SUBDIVISION UNDER WHICH FORSYTH COUNTY HAS AN ORDINANCE OF SUBDIVISION REGULATIONS WHICH REGULATES THESE PARCELS OF LAND. WITNESS MY HAND THIS 10 DAY OF Nov 1995.



HUBBARD REALTY of Winston-Salem, Inc.  
McGUIRE CONSTRUCTION CO.  
DB 1641, PG 1137

FUTURE DEVELOPMENT  
of PEPPERTREE  
DB 1641, PG 1137

E'HEL L. SINK  
DATE 11-4-48  
LOT 10F, BLK 4210

- NOTES:  
1. ALL DISTANCES IN CURVES ARE ARC LENGTHS UNLESS NOTED OTHERWISE.  
2. ALL DISTANCES SHOWN ON THIS PLAT ARE HORIZONTAL GROUND DISTANCES.

8.188 Acres ± Phase 2, Section II  
Number of Lots = 16

NOTE:  
THIS PROPERTY IS SUBJECT TO ALL EASEMENTS, RIGHT-OF-WAY, STREETS AND ASSESSMENTS, IF ANY, AS THE SAME MAY APPEAR ON RECORD IN THE OFFICE OF THE REGISTER OF DEEDS, CLERK OF COURT TOWN OR COUNTY TAX OFFICE OF WHICH MAY HAVE BEEN ACQUIRED BY PERSCRIPTIVE USE. THIS SURVEY IS SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH, NOT FURNISHED AS OF THIS DATE.

LEGEND

- CC.....Control Corner
- EIP.....Existing Iron Pipe Found
- NIP.....New Iron Pipe Set
- SS.....Sanitary Sewer Manhole

CENTERLINE CURVE DATA						
CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
1	949.47	248.57	125.00	247.86	S61°40'38"	15°00'00"
2	591.01	198.12	100.00	198.47	N42°20'58"	19°12'26"

**PEPPERTREE**  
Section II, Phase 2

OWNERS:  
HUBBARD REALTY of Winston-Salem, Inc.  
McGUIRE CONSTRUCTION CO. - OWNERS

285 S. Straiford Road  
Winston-Salem, NC 27102  
(910)725-0606

SCALE 1" = 100'

FIELD WORK BY <u>K. TUTTLE</u>	CHECKED BY: <u>B. L. B.</u>
TAX MAP: 4210	PARCEL: Part of 201K
TOWNSHIP: Clemmonsville	CITY: FORSYTH
STATE: NC	DATE: 10-9-95
JOB NUMBER: 94204	DRAWN BY: TLBN

1 of 1

**BEESON ENGINEERING INC.**  
ENGINEERS SURVEYORS PLANNERS  
505 HIGH STREET  
WINSTON-SALEM, NC 27101  
TELEPHONE: 310-748-0071