

BOOK 71 PAGE 97

I, David B. Coe, certify that this map was drawn under my supervision from an actual conventional survey performed under my supervision using GPS for control, (Property Description in Deed Book 1519, Page 352), that any boundary lines not surveyed are shown as dashed lines, and that the ratio of precision is a minimum of 1:10,000. The following information is pertinent to the GPS portion of the survey:

Class of Survey: A Positional Accuracy: 0.10' Type of GPS: RTK
 Date of Survey: 27 FEBRUARY 2020 Units: US Survey Feet
 Datum/Epoch: NAD83(2011) Published/Fixed Control: NCGS VRS/RTN
 Geoid Model: 2012 Combined Factor: 0.99924613

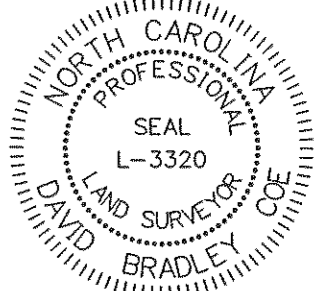
*The NC Grid coordinates shown on this plat were derived by RTK differential GPS observations using one Leica GS08plus receiver.

NC GRID
 NAD83 (2011)

FORSYTH COUNTY REGISTER OF DEEDS
 PLAT REGISTRATION

FILED FOR REGISTRATION AT 3:36 O'CLOCK AM PM
March 21, 2020 AND RECORDED IN
 PLAT BOOK 71 AT PAGE 97
 Filing Fee Paid. \$21.00 by Debra Duff
 Lorne Johnson, Register of Deeds
 DEPUTY ASSISTANT

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



SURVEYOR CERTIFICATION FOR SUBDIVISION

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

- a. That this plat 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 survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
- c. Any of the following:
 - 1. That the survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street. For the purposes of this subsection, an "existing parcel" or "existing easement" is an area of land described in a single, legal description or legally recorded subdivision that has been or may be legally conveyed to a new owner by deed in its existing configuration.
 - 2. That the survey is of an existing feature, such as a building or other structure, or natural feature, such as a watercourse.
 - 3. That the survey is a control survey. For the purpose of this subsection, a "control survey" is a survey that provides horizontal or vertical position data for support or control of other surveys or for mapping. A control survey, by itself, cannot be used to define or convey rights of ownership.
 - 4. That the survey is of a proposed easement for a public utility as defined in G.S. 62-3.
- d. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exemption or exception of the definition of subdivision.
- e. That the information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to provisions contained in (a) through (d) above.

David B. Coe
 David B. Coe, PLS #3320

SURVEYOR CERTIFICATION FOR CLOSURE

I, David B. Coe, certify that this plat was drawn under my supervision from an actual survey made under my supervision, (description recorded in DB 1519 PG 357), that the boundaries not surveyed are clearly indicated as such, that the ratio of precision as calculated is 1 : 10,000+, and that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 26 day of March in the year of our Lord 2020.

David B. Coe
 David B. Coe
 NC PLS #3320

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 the Town of Kernersville.

I, John Hill, Review Officer of the Town of Kernersville, certify that the map or plat of which this certification is affixed meets all statutory requirements for recording.

Approved: John Hill
 Review Officer

This the 26 day of March, 2020 FORSYTH COUNTY NORTH CAROLINA

FINAL SUBDIVISION PLAT APPROVAL

THIS IS TO CERTIFY THAT THIS PLAT MEETS THE RECORDING REQUIREMENTS OF THE SUBDIVISION REGULATIONS FOR THE TOWN OF KERNERSVILLE AND, IF APPLICABLE, THAT A CERTIFICATE OF APPROVAL HAS BEEN ISSUED BY THE DIVISION OF HIGHWAYS PURSUANT TO ARTICLE 7, CHAPTER 136 OF THE GENERAL STATUTES, STATE OF NORTH CAROLINA.

This the 26 day of March, 2020

TOWN CLERK David Hill
 FORSYTH COUNTY, NORTH CAROLINA

STORMWATER / WATERSHED CERTIFICATION

I CERTIFY THAT THE PLAT SHOWN HEREON HAS BEEN APPROVED BY THE BOARD OF ALDERMEN OR THE WATERSHED REVIEW COMMITTEE OF THE TOWN OF KERNERSVILLE AND IS APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS.

NOTICE: THIS PROPERTY IS SUBJECT TO STORMWATER AND/OR WATERSHED REGULATIONS. WATERSHED AND/OR STORMWATER DEVELOPMENT RESTRICTIONS MAY APPLY.

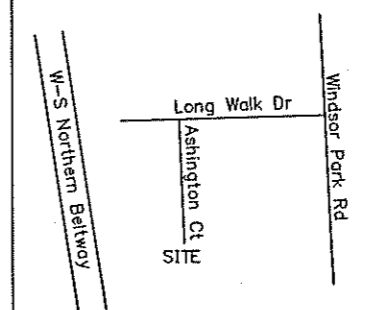
2020-3-27
 DATE
 FORSYTH COUNTY, NORTH CAROLINA WATERSHED ADMINISTRATOR

LEGEND

- WATER METER
- SEWER MANHOLE
- POWER POLE
- IRON SET
- IRON SET MONUMENT
- PROPERTY LINE (surveyed)
- PROPERTY LINE (not surveyed)
- POINT NOT MONUMENTED
- R/W RIGHT-OF-WAY
- STREAM
- OVERHEAD POWER LINE
- WELL
- STREET ADDRESS

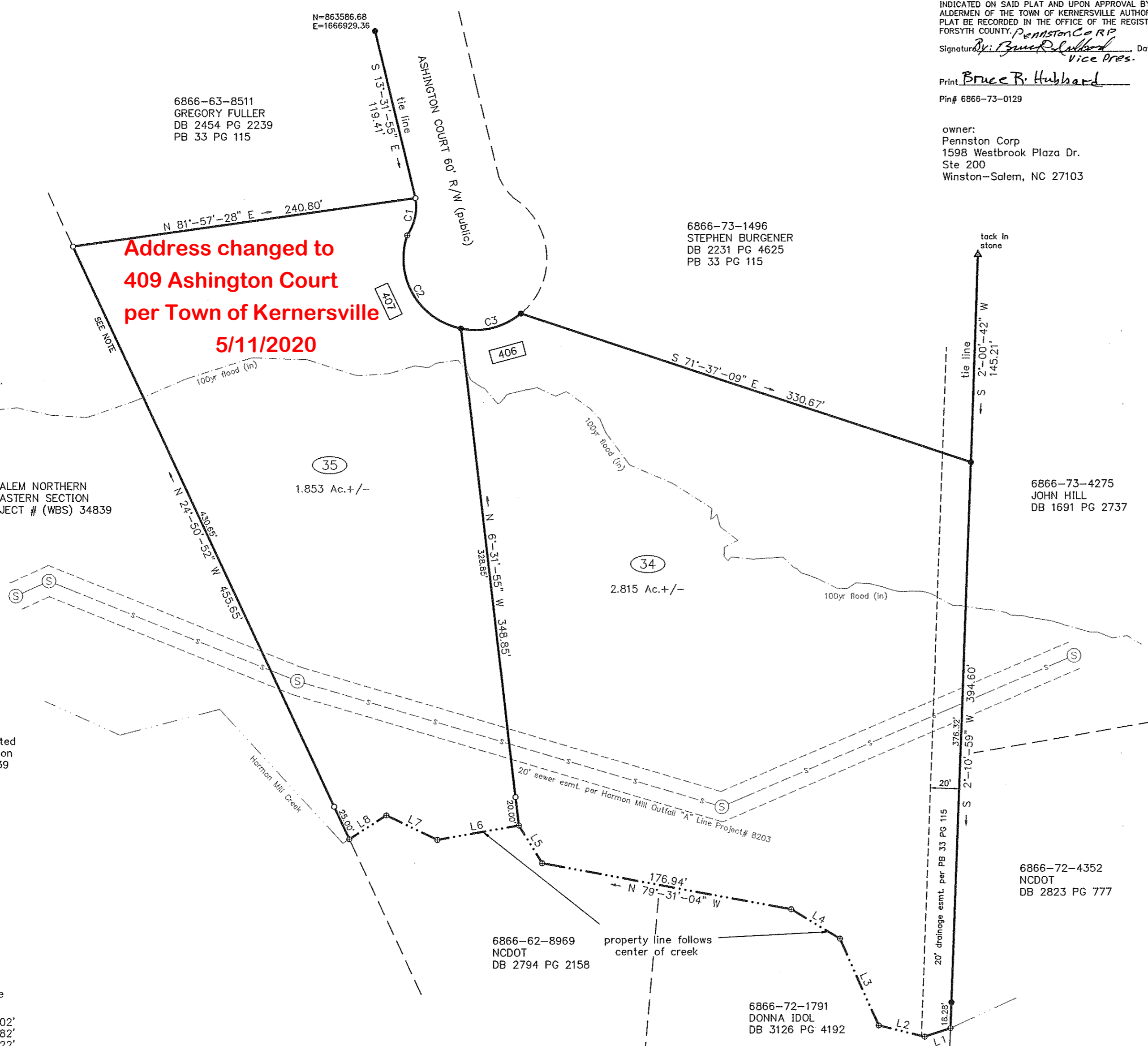


VICINITY MAP (nts)



MAP FOR

WINDSOR PARK Section 3				
SCALE	COUNTY	TOWNSHIP	DATE	PREC. RATIO
1" = 60'	FORSYTH	KERNERSVILLE	19 MAR 2020	1 : 10,000 +
PIN: 6866-73-0129				
REF: DB 1519 PG 357				
PB 33 PG 115				
AREA BY	COORDINATES	DRAFTED BY:	CLJ	
COE FORESTRY & SURVEYING F-0141	P.O. BOX 36 WALBURG, N.C. 27373	PHONE/FAX (336) 769-4673	EMAIL: coe4for@gmail.com	
JOB #	X20033	SURVEYED BY: DL/TG		



**Address changed to
 409 Ashington Court
 per Town of Kernersville
 5/11/2020**

Flood Data:
<https://iris.nc.gov>
 Map# 3710686600J
 Panel: 6866
 Base Flood Elevation: 838.6'
 Effective Date: 1/2/2009

WINSTON SALEM NORTHERN BELTWAY EASTERN SECTION STATE PROJECT # (WBS) 34839

NOTE:
 Northern Beltway R/W calculated from Grid coordinates shown on State Project No. (WBS) 34839 Map 24 and 49.

Line	Bearing	Distance
L1	S 71°-59'-27" W	19.02'
L2	N 76°-06'-16" W	32.82'
L3	N 24°-00'-18" W	66.22'
L4	N 58°-51'-31" W	39.62'
L5	N 31°-30'-02" W	30.91'
L6	S 79°-57'-11" W	57.82'
L7	N 64°-10'-37" W	39.42'
L8	S 57°-16'-55" W	30.70'

Curve	Radius	Chord Bearing and Distance	Arc Length
C1	35.00'	S 12°-31'-10" W 26.70'	27.39'
C2	50.00'	S 29°-54'-09" E 74.99'	84.79'
C3	50.00'	N 75°-57'-32" E 43.14'	44.61'

6866-62-8969
 NCDOT
 DB 2794 PG 2158

6866-72-1791
 DONNA IDOL
 DB 3126 PG 4192

6866-73-1496
 STEPHEN BURGNER
 DB 2231 PG 4625
 PB 33 PG 115

6866-73-4275
 JOHN HILL
 DB 1691 PG 2737

6866-72-4352
 NCDOT
 DB 2823 PG 777