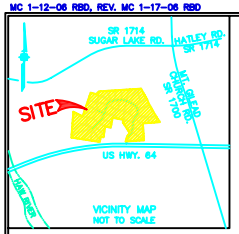
MC 1-12-06 RBD, REV. MC 1-17-06 RBD



CERTIFICATION OF OWNERSHIP AND DEDICATION

WE(I) HEREBY CERTIFY THAT WE(I) ARE THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT WE(I) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH OUR FREE CONSENT, ESTABLISH THE MINIMUM BUILDING RESTRICTION LINES, AND DEDICATE ALL RIGHTS OF WAY, STREETS, ALLEYS, WALKS, EASEMENTS, PARKS, AND OTHER OPEN SPACES TO THE PUBLIC OR PRIVATE USE AS NOTED.

DATE: _____

_____

_____

OWNER(S)

I, Van R. Finch, Professional Land Surveyor No. L-2507, certify to one or more of the following as indicated thus, X

X (a) That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

_ (b) That the survey is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.

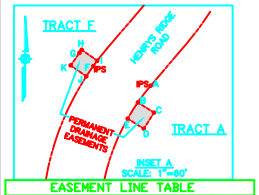
_ (c) That the survey is of an existing parcel or parcels of land and does not create a new street or change an existing street.

_ (d) That the survey is of another category, such as the recombination of existing parcels, a court ordered survey, or other exception to 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 his of her professional ability as to the provisions contained in (a) through (d) above.

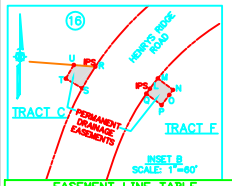
LINE TABLE		
LINE	DISTANCE	DIRECTION
L1	19.24	S18°36'43"W
L2	132.87	N71°23'17"W
L3	132.87	S71°23'17"E
L4	23.04	S85°54'25"W
L5	70.33	N05°03'49"E
L6	80.77	S85°54'25"W
L7	85.49	N18°25'01"E
L8	50.00	N45°50'44"E
L9	57.95	N40°25'34"E
L10	57.95	S40°25'34"W

CURVE TABLE				
CURVE	LENGTH	RADIUS	DIRECTION	CHORD
C1	165.93	571.39	N86°35'58"W	164.95
C2	127.42	571.39	S87°42'22"W	127.16
C3	114.73	327.13	S76°15'51"W	114.15
C4	46.04	327.13	S68°11'04"W	46.01
C5	31.50	327.13	S55°23'38"W	31.48
C6	108.95	327.13	S43°05'29"W	108.45
C7	85.36	327.13	S26°14'55"W	85.06
C8	39.27	25.00	S63°36'43"W	35.36
C9	20.32	25.00	N48°06'16"W	19.76
C10	66.60	55.00	N59°30'46"W	62.61
C11	51.32	55.00	S59°03'51"W	49.48
C12	41.82	55.00	S10°33'07"W	40.85
C13	44.04	55.00	S34°09'59"E	42.87
C14	58.41	55.00	S87°31'43"E	55.71
C15	20.32	25.00	N85°19'48"E	19.76
C16	39.27	25.00	S26°23'17"E	35.36
C17	293.11	630.00	S32°23'44"W	290.50
C18	115.55	571.39	N66°36'18"W	115.35
C19	154.46	217.00	N25°27'16"E	151.22
C20	97.80	268.00	N35°23'29"E	97.26
C21	92.43	268.00	N15°03'26"E	91.97
C22	138.42	225.00	N22°48'06"E	136.25
C23	110.06	306.72	N30°08'48"E	109.47
C24	31.05	306.72	N16°58'01"E	31.04
C25	150.44	306.72	N00°00'55"E	148.94
C26	156.44	306.72	N29°38'52"W	154.75
C27	233.85	511.39	S80°35'07"E	231.82
C28	42.58	511.39	S65°05'48"E	42.57
C29	444.12	245.72	S11°06'32"E	386.54
C30	23.36	285.00	S39°04'42"E	23.35
C31	151.98	285.00	S20°27'15"W	150.18
C32	147.64	288.00	S25°30'41"W	144.56
C33	197.16	277.00	N23°27'16"E	193.03
C34	161.07	630.00	N39°29'29"E	160.70
C35	170.91	630.00	N52°45'29"E	170.48
C36	81.87	267.13	N27°23'38"E	81.55
C37	233.76	267.13	N61°14'32"E	226.38
C38	20.32	25.00	S69°27'45"W	19.76
C39	36.88	55.00	S72°29'37"W	36.08
C40	30.40	55.00	S36°24'22"W	30.01
C41	30.39	55.00	S04°44'49"W	30.01
C42	30.39	55.00	S26°54'44"E	30.00
C43	36.30	55.00	S61°38'52"E	35.64
C44	39.84	55.00	N78°41'34"E	38.98
C45	53.99	55.00	N28°46'33"E	53.65
C46	20.32	25.00	N25°03'43"E	19.76
C47	36.47	306.72	N46°06'18"W	36.45
C48	73.66	306.72	N55°49'56"W	73.49



EASEMENT LINE TABLE				
LINE	CHORD	BEARING	RADIUS	LENGTH
A to B(tie)	22.00	S37°36'51"W		
B to C	20.00	S37°44'39"E		
C to D	20.00	S38°19'38"W		
D to E	20.00	N57°44'39"W		
E to B	20.00	S38°19'38"W	225.00	20.01
F to G	20.05	N46°39'56"W		
G to H	4.04	N35°07'28"E		
H to I	20.00	S54°06'39"E		
I to F	6.96	S36°25'49"W	225.00	6.96
F to J	13.04	S54°29'11"W	225.00	13.04
J to K	20.00	N54°06'39"W		
K to G	13.96	N35°07'28"E		

NOTE: POINTS B, C, D, E, G, H, I, J, & K ARE COMPUTED POINTS. POINTS A AND F ARE IRON PIPES SET.



EASEMENT LINE TABLE				
LINE	CHORD	BEARING	RADIUS	LENGTH
L to M	13.68	N37°29'03"E	267.13	13.69
N to M	20.00	S33°16'37"E		
N to O	6.51	S36°56'23"W		
O to L	21.40	N76°43'43"W		
O to P	13.49	S36°56'23"W		
P to Q	20.00	N53°03'37"W		
Q to L	6.32	N35°19'41"E	267.13	6.32
R to S	26.56	S31°13'34"W	327.13	26.57
S to T	20.00	N58°20'14"W		
T to U	16.52	N36°39'36"E		
U to R	22.61	S85°41'51"E		

NOTE: POINTS M, N, O, P, Q, S, T, & U ARE COMPUTED POINTS. POINTS L AND R ARE IRON PIPES SET.

I, VAN R. FINCH, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Deed Book 1171, Page 258,) (Other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book ___, Page ___; that the ratio of precision as calculated is 1: 23,439; that this plat was prepared in accordance with G.S.47-30 as amended. Witness my original signature, license number, and seal this the 17th day of JANUARY, A.D. 2006

_____
SURVEYOR
LICENSE NUMBER L-2507

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED _____

DATE _____

State of North Carolina
County of Chatham

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

_____
Review Officer

Date _____

NOTES

1. Iron Pipes were set at property corners unless otherwise noted.
2. All distances shown are horizontal ground distances.
3. Survey is oriented to N.C. Grid North from a previous survey recorded in Plat Slide 87-107. NCGS monuments within 2000 feet were destroyed by construction of U.S. Highway 64.
4. No Title Search was made by this surveyor during the course of this survey.
5. REFERENCE: Deed Book 1171, Page 258
   PLAT SLIDE 98-443
   P.I.N. 9772-242-9281 PARCEL #17268
6. This surveyor does not certify to the location or existence of any underground features (utilities, tanks, etc.)
7. Area computed by coordinate method.
8. A public water system is not presently available to this property.
9. The Water Hazard Buffer (WHB) shown shall extend 50 feet landward from the banks of the stream. This Buffer is a county regulation and no structures or septic systems are allowed within this area.
10. Until acceptance by The N.C. Department of Transportation, maintenance of Henrys Ridge Road and Henrys Hill Lane will be the responsibility of Ricky Spoon Builders, Inc.
11. Access on Lot 21 will be required from Henrys Hill Lane.
12. All lots contain a minumum of 1.50 acres exclusive of any Rights of Way or Water Hazard Buffers.
13. The 20' Permanent Drainage Easements (PDE) are 10' on each side of the described centerlines (℄), or as shown on Insets A & B.
14. Tracts A, B, C, D, E, & F are not approved as separate lots for building purposes, but are for recording purposes only.

MAP LEGEND

- EIS — EXISTING IRON STAKE
- EIP — EXISTING IRON PIPE
- IPS — IRON PIPE SET (SEE NOTE 1)
- ECM — EXISTING CONCRETE MONUMENT
- CMS — CONCRETE MONUMENT SET
- ERRS — EXISTING RAILROAD SPIKE
- EXN — EXISTING NAIL
- NS — NAIL SET
- PP — POWER POLE
- CP — COMPUTED POINT
- WHB — WATER HAZARD BUFFER (SEE NOTE 9)
- ROW — RIGHT OF WAY
- PDE — PERMANENT DRAINAGE EASEMENT (SEE NOTE 13)

SURVEY FOR

HENRY'S RIDGE (PHASE 1)

OWNER: RICKY SPOON BUILDERS, INC.
2475 REDBUD STREET
PITTSBORO, NC 27312

DATE: JANUARY 17, 2006

SCALE: 1" = 150'

150' 75' 0 150' 300' 450'

NEW HOPE TOWNSHIP CHATHAM COUNTY, N.C.

VAN R. FINCH - LAND SURVEYS, P.A.
109 Hillsboro Street Pittsboro, N. C. 27312

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