



GREENHORNE & O'MARA, INC.
4101 Lake Boone Trail
The Summit-Suite 111
Raleigh, N.C. 27607
(919) 782-9088
ANNAPOLIS, MD • ATLANTA, GA • CULPEPER, VA • DENVER, CO • EXPORT, PA
FAIRFAX, VA • GREENBELT, MD • HANNAH, VA • MONROE, LA
RALEIGH, NC • ROCKVILLE, MD • TAMPA, FL • WILLISTON PARK, NY

MARKETPLACE MALL
TRACTS 1 & 2
CEDAR FORKS TOWNSHIP, WAKE CO., N.C.

REVISION	DATE	BY	PROJECT	SHEET
EXTENDED 20' S.S. ESM'T.	8-3-90	DMC	PROJECT	SHEET
ADDED SETBACK ESM'T. & TITLE	8-3-90	DMC		
CHANGED M.H.'S TO RE-BAR	9-11-90	DMC		
ADDED AREA NORTH OF CREEK ACCESS ESM'T.	11-8-90	DMC		
ADDED M.H. TO P.K. MAIL (SEE REF. #1)	11-28-90	DMC		
ADDED AREA OF PINE	11-29-90	DMC		
ADDED BRG. & DIST. TRACT 2	12-3-90	DMC		
ADDED ACCESS ESM'T. TO SITE, SIGN ESM'T.	12-5-90	DMC		
ADDED WASTE #7, ADDED SUB-6'S ESM'T'S	1-21-91	DMC		
ADDED WASTE #8, PRIVATE ACCESS ESM'T'S	1-11-91	DMC		
ADDED MORTGAGE LINES, COPLEY PARKWAY R/W, REV. CREEK TRAIL & ACCESS ESM'T'S	12-19-90	DMC		
ADDED FLOOD PLAIN 12-19-90	12-19-90	DMC		

Certificate of ownership and dedication
I hereby certify that I am the owner of the property shown and described hereon, which is located in the subdivision jurisdiction of the Town of Morrisville, and that I hereby adopt this plan of subdivision with my free consent, establish minimum building setback lines and dedicate all streets, alleys, walks, parks and other sites and easements to public or private use as noted.

Copley Investors Limited Partnership
a Delaware Limited Partnership (SEAL)
By: Copley Management Partnership, a Massachusetts general partnership, general partner (SEAL)
By: Copley Advisors, Inc., a Massachusetts Corporation, Managing General Partner (SEAL)
By: *[Signature]*
Title: **MANAGING DIRECTOR**

Certificate of approval for recording
I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations for Morrisville, North Carolina, with the exception of such variations, if any, as are noted and that this plat has been approved by the Town of Morrisville for recording in the office of the register of deeds of Wake County.

[Signature]
Town Clerk, Town of Morrisville, N.C.

The undersigned does hereby certify that (i) this survey was made upon the ground of the property reflected hereon, for the benefit of and reliance by the parties; (ii) the descriptions attached hereto as Exhibits "A" through "G" are correct; (iii) the property and each parcel thereof has access to and from a dedicated roadway or other means; (iv) the total acreage and square footage and the square footage of roadways shown hereon are correct; (v) except as shown, none of the property lies within the 100-year flood plain according to reference shown hereon; (vi) this survey satisfies the accuracy requirements of an ALTA/ACSM Class A - Urban Survey.

For location of existing physical improvements and encroachments (if any exist) on the property shown hereon, reference is hereby made to a map by Bass, Nixon & Kennedy, Inc. revised 12-20-90 and entitled "Marketplace Mall".

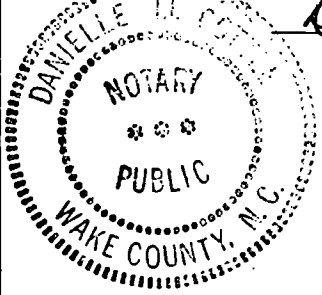
[Signature]
John J. Johnson, L.L.S.
Registration No. L-1762

NOTE:
TITLE RESEARCH FOR THIS SURVEY WAS PERFORMED BY MAUPIN TAYLOR ELLIS & ADAMS, PA., ATTORNEYS.

I, **JOHN J. JOHNSON**, CERTIFY THAT THIS MAP WAS PREPARED FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY SUPERVISION AND IS BASED UPON REFERENCES SHOWN HEREON. THAT THE ERROR OF CLOSURE IS 1/1000; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM REFERENCES SHOWN; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. I WITNESS MY ORIGINAL SIGNATURE AND SEAL THIS 12th DAY OF NOVEMBER, 1991.



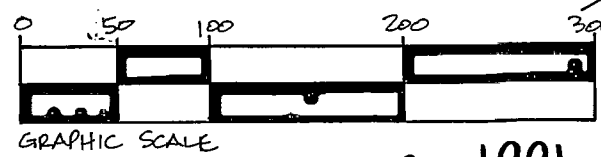
NORTH CAROLINA WAKE COUNTY
I, **DANIELLE M. COTTLE**, CERTIFY THAT **JOHN J. JOHNSON**, A REGISTERED LAND SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT, WITNESS MY HAND AND OFFICIAL STAMP OR SEAL, THIS 12th DAY OF JAN, 1991.



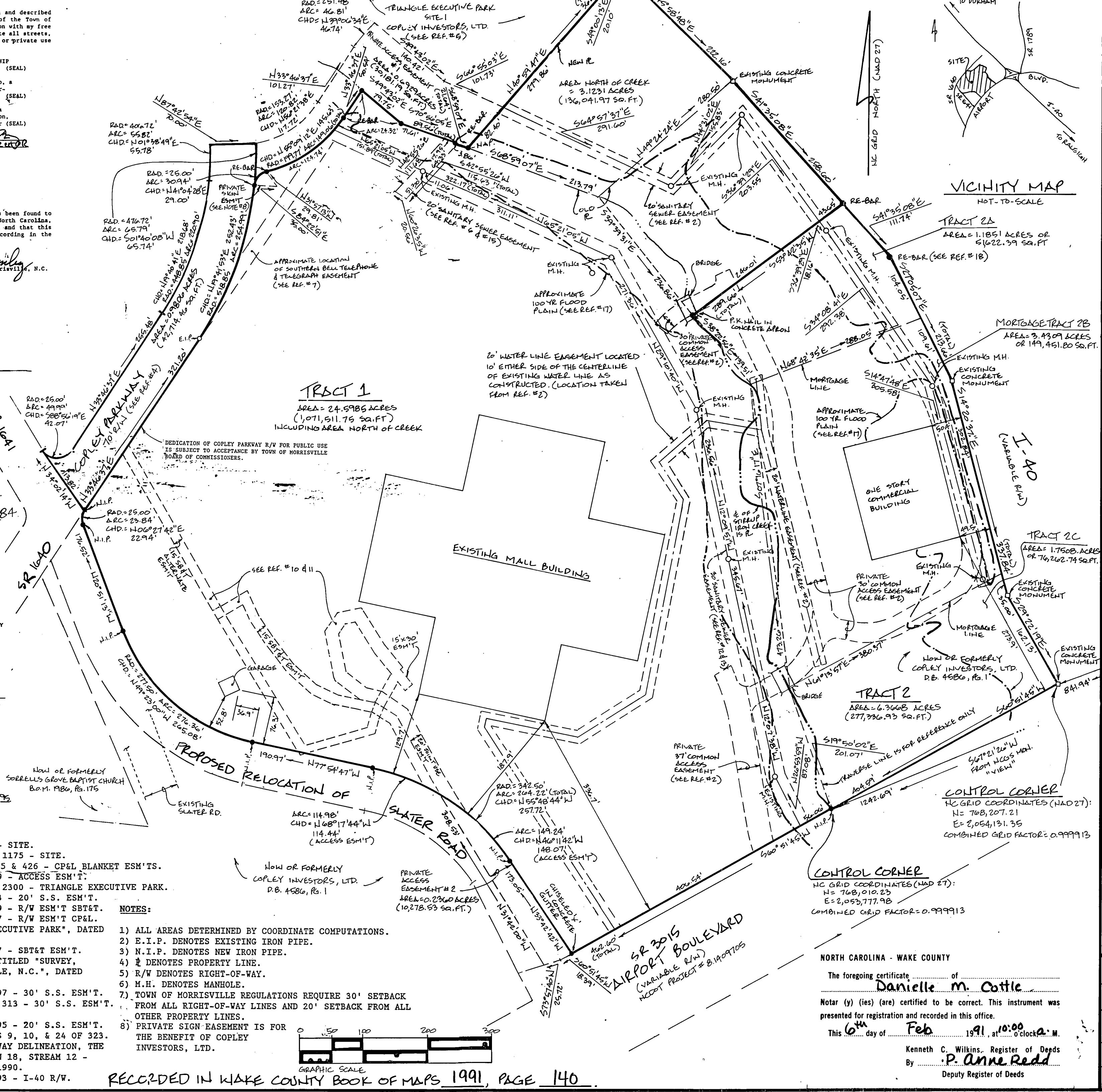
MY COMMISSION EXPIRES JULY 10, 1993

- REFERENCES:**
- 1) WAKE COUNTY DEED BOOK 4586, PG. 1 - SITE.
 - 2) WAKE COUNTY BOOK OF MAPS 1984, PG. 1175 - SITE.
 - 3) WAKE COUNTY DEED BOOK 2952, PGS. 425 & 426 - CP&L BLANKET ESM'T'S.
 - 4) WAKE COUNTY DEED BOOK 3546, PG. 419 - ACCESS ESM'T.
 - 5) WAKE COUNTY BOOK OF MAPS 1985, PG. 2300 - TRIANGLE EXECUTIVE PARK.
 - 6) WAKE COUNTY DEED BOOK 3546, PG. 433 - 20' S.S. ESM'T.
 - 7) WAKE COUNTY DEED BOOK 3620, PG. 889 - R/W ESM'T SBT&T.
 - 8) WAKE COUNTY DEED BOOK 3702, PG. 327 - R/W ESM'T CP&L.
 - 9) MAP BY CP&L, ENTITLED "TRIANGLE EXECUTIVE PARK", DATED MARCH 1986, DRAWING #RW-D-7554.
 - 10) WAKE COUNTY DEED BOOK 3721, PG. 197 - SBT&T ESM'T.
 - 11) MAP BY SMITH & SMITH SURVEYORS, ENTITLED "SURVEY, TRIANGLE EXECUTIVE PARK, MORRISVILLE, N.C.", DATED DECEMBER 6, 1985.
 - 12) WAKE COUNTY DEED BOOK 4073, PAGE 497 - 30' S.S. ESM'T.
 - 13) WAKE COUNTY BOOK OF MAPS 1986, PG. 313 - 30' S.S. ESM'T.
 - 14) TAX MAP 372, PARCEL 3.
 - 15) WAKE COUNTY DEED BOOK 4073, PAGE 495 - 20' S.S. ESM'T.
 - 16) NCDOT PROJECT NO. 8.1409705, SHEETS 9, 10, & 24 OF 323.
 - 17) MAP BY THIS OFFICE ENTITLED "FLOODWAY DELINEATION, THE CONCOURSE, STIRRUP IRON CREEK BASIN 18, STREAM 12 - TOPOGRAPHIC WORK MAP", DATED JULY 1990.
 - 18) WAKE COUNTY DEED BOOK 1799, PAGE 593 - I-40 R/W.

- NOTES:**
- 1) ALL AREAS DETERMINED BY COORDINATE COMPUTATIONS.
 - 2) E.I.P. DENOTES EXISTING IRON PIPE.
 - 3) N.I.P. DENOTES NEW IRON PIPE.
 - 4) R DENOTES PROPERTY LINE.
 - 5) R/W DENOTES RIGHT-OF-WAY.
 - 6) M.H. DENOTES MANHOLE.
 - 7) TOWN OF MORRISVILLE REGULATIONS REQUIRE 30' SETBACK FROM ALL RIGHT-OF-WAY LINES AND 20' SETBACK FROM ALL OTHER PROPERTY LINES.
 - 8) PRIVATE SIGN-EASEMENT IS FOR THE BENEFIT OF COPLEY INVESTORS, LTD.



RECORDED IN WAKE COUNTY BOOK OF MAPS 1991, PAGE 140



NORTH CAROLINA - WAKE COUNTY
The foregoing certificate of **Danielle M. Cottle**
Notar (y) (ies) (are) certified to be correct. This instrument was presented for registration and recorded in this office.
This 6th day of Feb, 1991, at 10:00 o'clock A.M.
Kenneth C. Wilkins, Register of Deeds
By **P. Anne Redd**, Deputy Register of Deeds