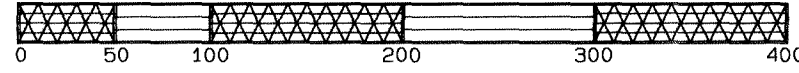


VICINITY MAP

SCALE: 1" = 100'



HAROLD G. BAGWELL, ETAL
D.B. 8770 PG. 2392
PIN: 0736088344

①

15.67 ACRES REMAINING

WAKE COUNTY, NC 434
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/09/2004 AT 15:05:02

EX EIP
N = 769008.70
E = 2031495.03
(BY OTHERS)

BOOK: BM2004 PAGE: 00059

- NOTE:
- 1) AREAS BY COORDINATE GEOMETRY.
 - 2) DISTANCES ARE HORIZONTAL GROUND DISTANCES.
 - 3) BEARINGS BASED ON N.C. GRID NAD27 TAKEN FROM B.O.M., 1997 PG. 2030.
 - 4) NO TITLE SEARCH PERFORMED. OTHER INSTRUMENTS OF RECORD MAY AFFECT PROPERTY.
 - 5) THE SOLE PURPOSE OF THIS PLAT IS TO DEDICATE THE NEW RIGHT OF WAY OF KIT CREEK ROAD AND THE ADJOINING 10' TOWN OF CARY UTILITY EASEMENT.
 - 6) PROPERTY SUBJECT TO 50' GAS LINE SHOWN IN B.O.M., 1997 PG. 2030.
 - 7) NO FEMA DESIGNATED 100 YEAR FLOOD PLAIN ON SITE - MAP #37183C0280, MARCH 3, 1992.
 - 8) ZONING: PDD MAJOR

CERTIFICATE OF APPROVAL AND ACCEPTANCE OF DEDICATIONS

I, Laura C Gray
THE TOWN CLERK OF CARY, NORTH CAROLINA, DO CERTIFY THAT THE TOWN OF CARY APPROVED THIS PLAT OR MAP AND ACCEPTED THE DEDICATION OF THE STREETS, EASEMENTS, RIGHTS-OF-WAY AND PUBLIC PARKS SHOWN THEREON, BUT ASSUME NO RESPONSIBILITY TO OPEN OR MAINTAIN THE SAME, UNTIL IN THE OPINION OF THE GOVERNING BODY OF THE TOWN OF CARY IT IS IN THE PUBLIC INTEREST TO DO SO.

DATE 1/9 2004

Laura C Gray
TOWN CLERK
Deputy

CA 2927

03-1382
THIS PLAT IS NOT TO BE RECORDED AFTER 30 DAYS FROM Jan 9, 2004. ONE COPY IS TO BE RETAINED FOR THE CITY. THIS PLAT IS (X) INSIDE () OUTSIDE OF THE CITY LIMITS.

CERTIFICATE OF OWNERSHIP AND DEDICATION

THIS CERTIFIES THAT THE UNDERSIGNED IS (ARE) THE OWNER(S) OF THE PROPERTY SHOWN ON THIS MAP, HAVING ACQUIRED TITLE THERETO BY DEED(S) RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY, NORTH CAROLINA OR OTHERWISE AS SHOWN BELOW AND THAT BY SUBMISSION OF THIS PLAT OR MAP FOR APPROVAL, I (WE) DO DEDICATE TO THE TOWN OF CARY FOR PUBLIC USE ALL STREETS, EASEMENTS, RIGHTS-OF-WAY AND PARKS SHOWN THEREON FOR ALL LAWFUL PURPOSES TO WHICH THE TOWN MAY DEVOTE OR ALLOW THE SAME TO BE USED AND UPON ACCEPTANCE THEREOF AND IN ACCORDANCE WITH ALL TOWN POLICIES, ORDINANCES, AND REGULATIONS OR CONDITIONS OF THE TOWN OF CARY FOR THE BENEFIT OF THE PUBLIC, SAID DEDICATION SHALL BE IRREVOCABLE (PROVIDED DEDICATIONS OF EASEMENTS FOR STORM DRAINAGE ARE NOT MADE TO THE TOWN OF CARY BUT ARE IRREVOCABLY MADE TO THE SUBSEQUENT OWNERS OF ANY AND ALL PROPERTIES SHOWN HEREON FOR THEIR USE AND BENEFIT.) ALSO, ALL PRIVATE STREETS SHOWN ON THIS MAP, IF ANY, ARE TO BE AVAILABLE FOR PUBLIC USE.

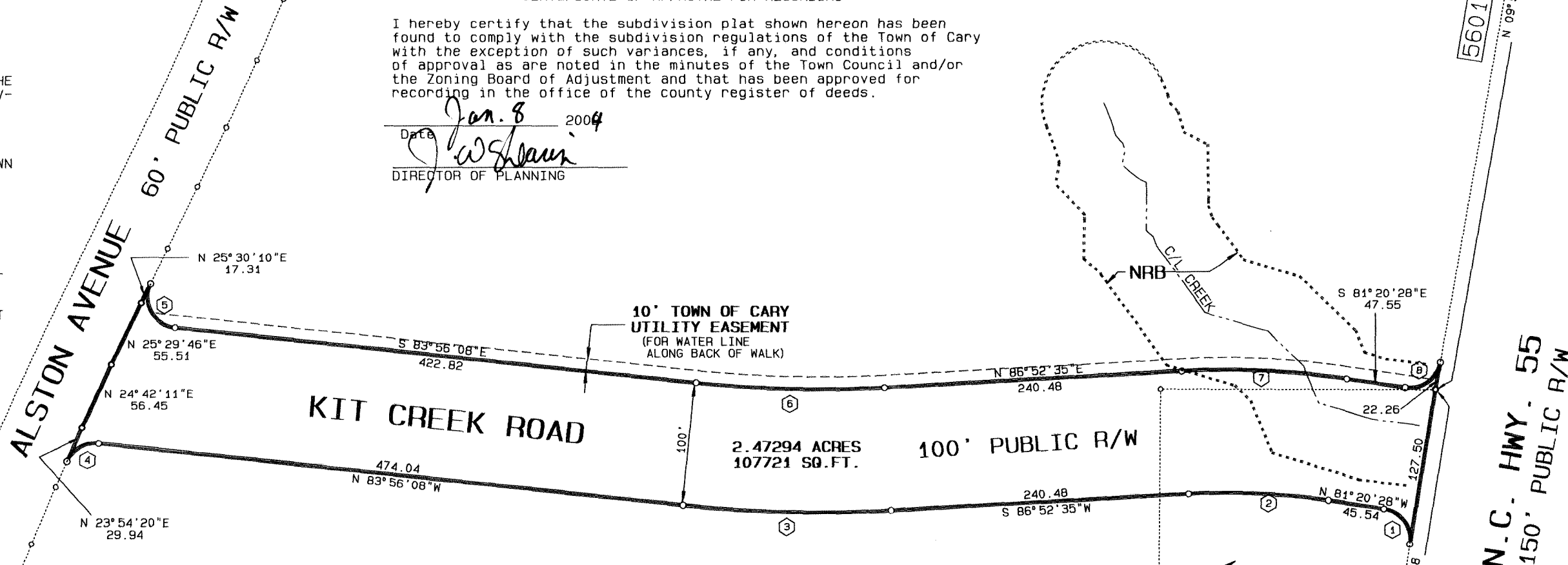
BOOK NO. _____ PAGE NO. _____

SIGNATURE(S) OF OWNER(S)
Roy Mashburn Jr.

CERTIFICATE OF APPROVAL FOR RECORDING

I hereby certify that the subdivision plat shown hereon has been found to comply with the subdivision regulations of the Town of Cary with the exception of such variances, if any, and conditions of approval as are noted in the minutes of the Town Council and/or the Zoning Board of Adjustment and that has been approved for recording in the office of the county register of deeds.

DATE Jan. 8 2004
W. Shaw
DIRECTOR OF PLANNING



NOTE:
ENTIRE PROPERTY SHOWN HEREON WAS NOT SURVEYED FOR THIS RIGHT OF WAY DEDICATION. ONLY THOSE EIP'S SHOWN WERE LOCATED IN ORDER TO ORIENT THE PROPERTY TO EXISTING MAPS AND DEEDS BY OTHERS.

HAROLD G. BAGWELL, ETAL
D.B. 8770 PG. 2392
PIN: 0736088344

②

13.89 ACRES REMAINING

HAROLD G. BAGWELL, ETAL
D.B. 8979 PG. 2258
PIN: 0736182194

③

1.25 ACRES REMAINING

CERTIFICATE OF APPROVAL FOR RECORDING

I CERTIFY THAT THE PLAT SHOWN HEREON COMPLIES WITH CHAPTER 10, PART 3, RESERVOIR WATERSHED PROTECTION OVERLAY DISTRICTS OF THE UNIFIED DEVELOPMENT ORDINANCE AND IS APPROVED FOR RECORDING IN THE REGISTER OF DEEDS OFFICE. NOTICE: THIS PROPERTY IS LOCATED WITHIN A PUBLIC DRINKING WATER SUPPLY WATERSHED-DEVELOPMENT RESTRICTIONS MAY APPLY.

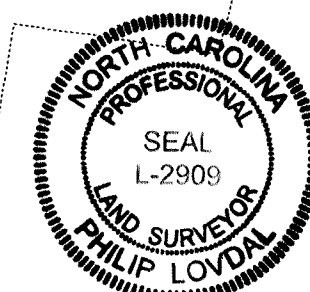
DATE 07/01/04
Shawn J. For
STORM WATER MANAGEMENT ENGINEER

STATE OF NORTH CAROLINA WAKE COUNTY

I, PHILIP LOVDAL, DO HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK _____ PAGE _____) THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 14,000 THAT THE BOUNDARY LINES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN REFERENCE CITED; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 31 DAY OF DEC. 2002.

SIGNED: Philip Lovdal PLS #2909



- I, PHILIP LOVDAL, PROFESSIONAL LAND SURVEYOR NO. 2909 CERTIFY TO ONE OR MORE OF THE FOLLOWING AS INDICATED.
- A. THAT THIS IS A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND;
 - B. THAT THIS IS A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;
 - C. THAT THIS 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 SUBDIVISION;

Philip Lovdal
12/21/02 P.L.S. NO. 2909

Jordan Lake Watershed
THIS PLAT REVISES THE NEUSE RIVER BUFFER SHOWN ON B.O.M. 2003 PG. 2088 FROM A 100' BUFFER ON EACH SIDE OF THE STREAM TO A 50' BUFFER EACH SIDE OF THE STREAM MEASURED FROM TOP OF BANK.

03-SP-114

RECORDED IN BOOK OF MAPS 2004, PAGE 059, WAKE COUNTY REGISTRY.

DATA

CHORD	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT	CHORD BEARING	CHORD DIST.
1	90° 40' 36"	25.00	39.57	25.30	N 36° 00' 10" W	35.56
2	11° 46' 57"	550.00	113.10	56.75	N 87° 13' 57" W	112.90
3	9° 11' 17"	1050.00	168.38	84.37	N 88° 31' 47" W	168.20
4	72° 09' 32"	25.00	31.49	18.22	S 59° 59' 06" W	29.45
5	109° 26' 18"	25.00	47.75	35.33	S 29° 12' 59" E	40.82
6	9° 11' 17"	950.00	152.34	76.34	S 88° 31' 47" E	152.18
7	11° 46' 57"	650.00	133.67	67.07	S 87° 13' 57" E	133.43
8	88° 44' 03"	25.00	38.72	24.45	N 54° 17' 30" E	34.96

STATE OF NORTH CAROLINA COUNTY OF WAKE
I, W. Shaw, Review Officer of Cary, N.C. in Wake County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

DATE 1-9-04
W. Shaw
Review Officer's Signature

1	12/18/03	REVISED NEUSE RIVER BUFFER	<p>BASS, NIXON & KENNEDY, INC. CONSULTING ENGINEERS 6310 CHAPEL HILL ROAD SUITE 250 RALEIGH, NORTH CAROLINA 27607 919-851-4422 FAX 919-851-8968</p>	<p>SURVEYED BY DRAWN BY POL CHECKED BY DATE</p> <p>Jordan Lake Watershed</p> <p>12/18/03</p>	<p>REVISED PLAT RIGHT OF WAY DEDICATION, NEUSE RIVER BUFFER AND UTILITY EASEMENT PLAT KIT CREEK ROAD EXTENSION CARY, WAKE CO., NORTH CAROLINA</p>	<p>SHEET OF</p>