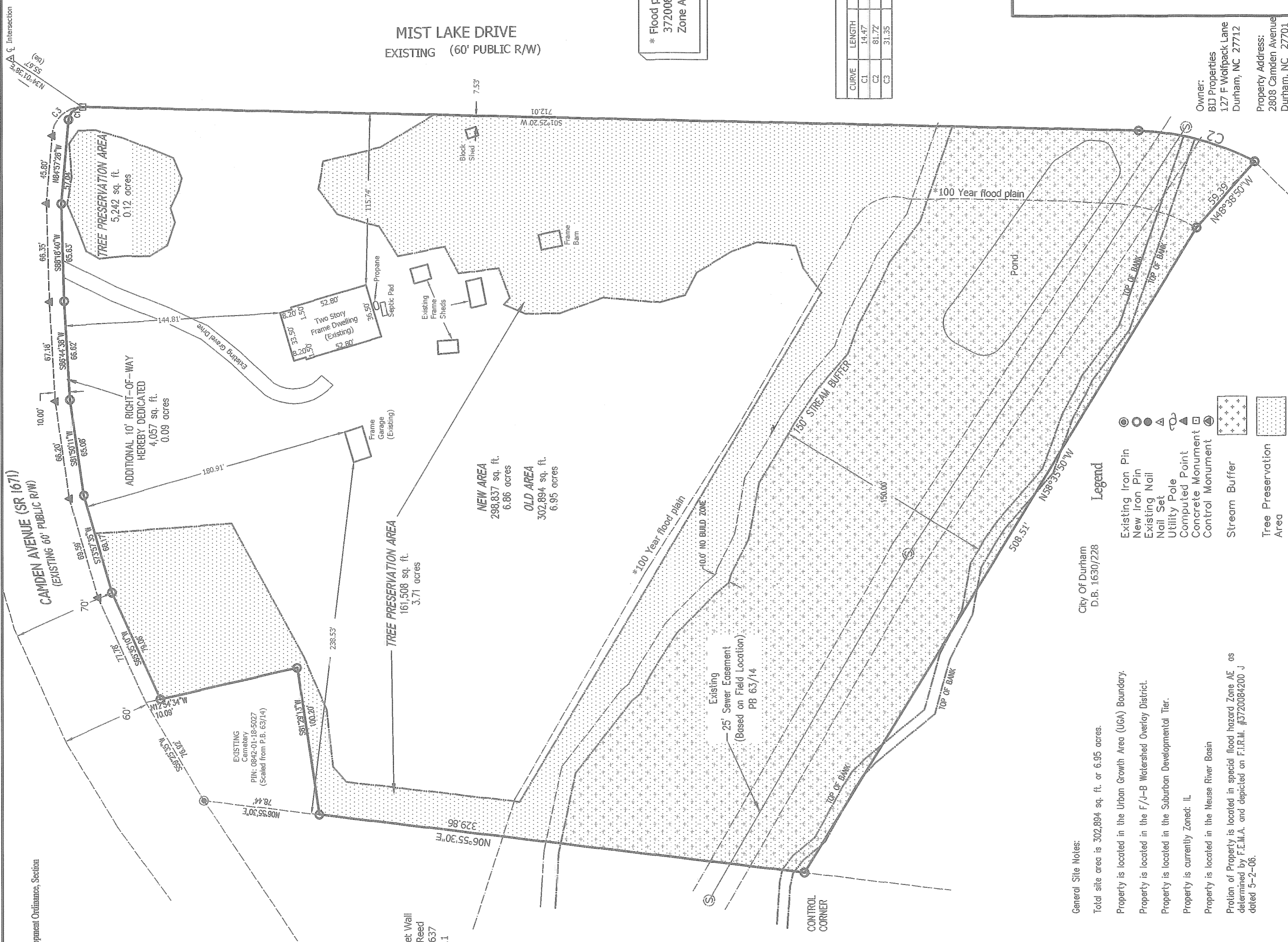


PIN: 0842-01-17-7837
T.M. 619-01-002-



* Flood plain scaled from flood panel
3720084200 J dated May 2 2006.
Zone AE. Flood elevation 295.00'

CURVE	LENGTH	RADIUS	DELTA	TANGENT	BEARING	CHORD
C1	14.47'	10.00'	82°52'24"	8.83'	S40°01'22"E	13.24'
C2	81.72'	184.01'	29°26'41"	41.54'	S14°45'51"W	81.05'
C3	31.35'	20.00'	89°48'40"	19.93'	N43°29'00"W	28.24'

Case # D07-263

THIS PLAT HAS BEEN CERTIFIED FOR RECORDATION BY THE DURHAM CITY-COUNTY PLANNING DEPARTMENT
BY: *[Signature]*
DATE: 10-9-2007
APPROVAL VOID 60 DAYS FROM SAID DATE.

Owner:
BJD Properties
127 F Wolfpack Lane
Durham, NC 27712
Property Address:
2806 Camden Avenue
Durham, NC 27701

S.D. Puckett & Assoc., Inc.
Professional Land Surveyors
5314 Hwy. 55 Suite 104
Durham, N.C. 27713
Ph: (919) 544-7717 Fax: (919) 544-1274
Stephen D. Puckett - N.C.P.L.S.# 2683

Right-of-way Dedication Plat
For:
BJD Properties, LLC.

Surveyed by W.R. / C.T. Drawn by ESC.
County of Durham Township of Oak Grove
State of N.C.

Date: March 15, 2007.
File: 031125b1

References
P.B. 63/14
D.B. 2028/163

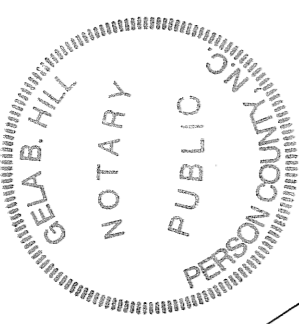
- Legend**
- Existing Iron Pin
 - New Iron Pin
 - Existing Nail
 - Nail Set
 - Utility Pole
 - Computed Point
 - Control Monument
 - Control Monument
 - Stream Buffer
 - Tree Preservation Area

General Site Notes:
Total site area is 302,894 sq. ft. or 6.95 acres.
Property is located in the Urban Growth Area (UGA) Boundary.
Property is located in the F/J-B Watershed Overlay District.
Property is located in the Suburban Developmental Tier.
Property is currently Zoned: IL
Property is located in the Neuse River Basin
Portion of Property is located in special flood hazard Zone AE as determined by F.E.M.A. and depicted on F.I.R.M. #3720084200 J dated 5-2-06.

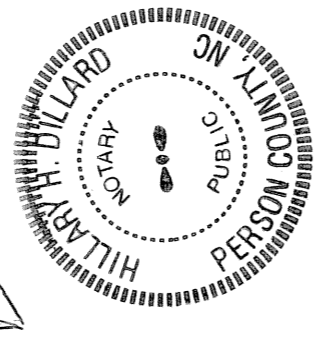
GRAPHIC SCALE
0 30 60 120 240
(IN FEET)
1 Inch = 60 ft.

Street Tree Note
Street trees for new development shall be planted in accordance with the Unified Development Ordinance, Section 9.6, Street Trees, and shall be at least two and one half inch (2 1/2) Caliper

Sanitary Sewer Easement Note
Centerline of a 24 inch wide City of Durham Sanitary Sewer Easement. Subject to terms stated in the Declaration in last Issue Book 150, Page 598. No structures, fill, embankment, trees or obstructions permitted within the easement except according to these terms.



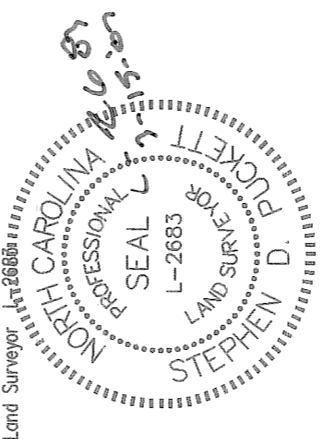
State of North Carolina
County of Durham
I, **Judy F. Hosford**, Review Officer of Durham County, certify that the map or plat to which this affidavit attests all statutory requirements for recording.
Date: **10-10-07**
Judy F. Hosford
Review Officer



I, **Richard F. Puckett, Jr.**, in my capacity as local Council for **BJD Properties, LLC** hereby certify that to the best of my knowledge and belief the owner of record of the tract of land described herein, and that **Diana M. Puckett** is the owner's agent authorized to sign this dedication statement pertaining to this recording, as of this **8th** day of **October**, 20**07**.
State of North Carolina
County of Person
I, **Richard F. Puckett, Jr.** do hereby certify that a notary for said County and State, do hereby certify that **John Beavert** appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this **8th** day of **October**, 20**07**.
My Commission Expires **9/26**, 20**11**

The undersigned owner of the property lying within the attached plat and subdivision hereby certifies that he/she ordered the work of the surveying and plotting to be done, and that all public streets, alleys, easements, and other open spaces so designated upon said plat are hereby dedicated for such use and that all public and private easements shown upon said plat are hereby granted for the uses stipulated.
Date: **10/15/07**
[Signature]
Owner
State of North Carolina
County of Durham
I, **Hilary H. Willard**, a notary for said County and State, do hereby certify that **Richard F. Puckett, Jr.** appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this **8th** day of **October**, 20**07**.
My Commission Expires **March 2**, 20**09**

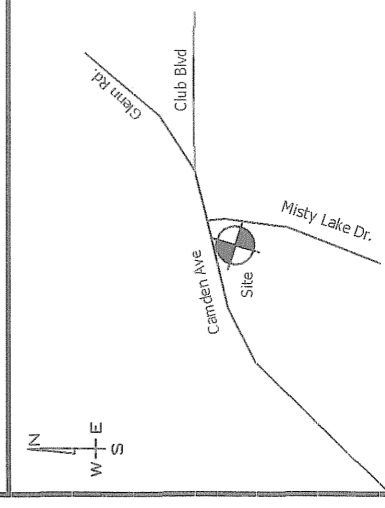
State of North Carolina
I, **Stephen D. Puckett**, certify that this plat was drawn under my supervision, deed description recorded in Book (see references), that the boundaries not surveyed are clearly indicated as drawn from information found in accordance with G.S. 47-30 as amended. Witness my original signature, registration number, and seal this **15th** day of **March**, A.D., 20**07**.
[Signature]
Professional Land Surveyor #2683



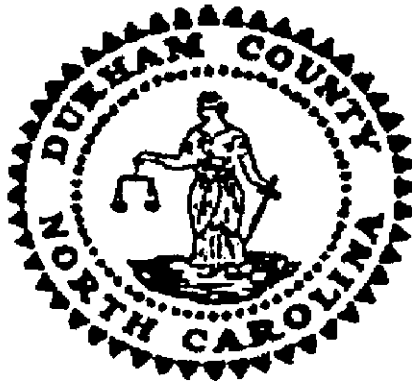
- Area by Coordinate Method
- No Published Horizontal Control Monument found within 200'
- All buildings, surface, and subsurface improvements are not necessarily depicted herein.
- New Monumentation is 3/4" diameter iron pipe unless otherwise noted.
- All distances are horizontal ground distances in U.S. survey feet.
- This property is located within a hazardous flood area Zone AE per F.I.R.M. #3720084200 J dated May 2, 2006.
- Dashed lines indicate lines based on (not field verified)
- This survey performed without benefit of title examination and is made subject to any document of record which may affect subject property.
- (*) Applies to this Plat

FILED
Plat Book **179** Page **263**
Date **10-10-07** Time **11:16 AM**
WILLIE L. WINGTON
REGISTER OF DEEDS
DURHAM COUNTY, NC

- I, Stephen D. Puckett, certify to one or more of the following:
- That this Survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
 - 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.
 - One of the following:
 - That this is of an existing parcel or parcels of land and does not create a new street or change an existing street.
 - That this Survey is of an existing building or other structure, or natural feature, such as a watercourse.
 - That this Survey is a Control Survey.
 - That this plat is of a Survey of another category, such as a recombination of existing parcels, a court-ordered survey or other exception to the definition of subdivision.
 - That the information available to this Surveyor is such that I am unable to make a determination to the best of my professional ability as to the provisions in A-D above.



Location Map (N/S)
North Carolina Professional Land Surveyor # 2683



WILLIE L. COVINGTON
REGISTER OF DEEDS, DURHAM COUNTY
DURHAM COUNTY COURTHOUSE
200 E. MAIN STREET
DURHAM, NC 27701

PLEASE RETAIN YELLOW TRAILER PAGE

It is part of recorded document, and must be submitted with original for re-recording
and/or cancellation.

Filed For Registration: 10/10/2007 11:16:28 AM
Book: PLAT 179 Page: 263-265
Document No.: 2007046402
PLAT 3 PGS \$21.00
Recorder: SHARON M CEARNEL



2007046402