I, Stephen D. Puckett, do hereby certify that the attached Plat and subdivision was made by order and direction of DWAYNE GLEN the owner of the land shown, and that the land shown on this Plat is entirely within the boundaries of the land conveyed to the above owner by the references listed, and I further certify that the said survey and plat are correct in all respects. Witness my hand and seal this 30 day of Oct, 2003.

Professional Land Surveyor

State of North Carolina

I, Stephen D. Puckett, certify that this plat was drawn under my supervision, deed description recorded in Plat Book 157, page 49 that the boundaries not surveyed are clearly indicated as drawn from information found in ---------; that the ratio of precision as calculated is 1:20,000'; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number, and seal this 29th day of October, A.D., 2003.

Professional Land Surveyor L-2683

NORTH CAROLINA PROFESSIONAL SEAL L-2683 LAND SURVEYOR STEPHEN D. PUCKETT

L-2683 10.29.03

The undersigned owner of the property lying within the attached plat and subdivision hereby certifies that he ordered the work of the surveying and platting done and that all public and private streets, easements, and other areas so dedicated upon said plat are hereby dedicated for such use.

Owner

State of North Carolina
County of ~~Durham~~ Chatham

I, Roxanne Dukes, a notary for said County and State, do hereby certify that W Jack McGhee appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this 14 day of January, 2004

My Commission Expires 3/12, 2008

ROXANNE DUKES NOTARY PUBLIC CHATHAM COUNTY, NC

The undersigned owner of the property lying within the attached plat and subdivision hereby certifies that he ordered the work of the surveying and platting done and that all public and private streets, easements, and other areas so dedicated upon said plat are hereby dedicated for such use.

Owner

State of North Carolina
County of ~~Durham~~ Chatham

I, Roxanne Dukes, a notary for said County and State, do hereby certify that Dwayne Glenn appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this 16 day of January, 2004

My Commission Expires 3/12, 2008

ROXANNE DUKES NOTARY PUBLIC CHATHAM COUNTY, NC

I, William G Harris in my capacity as local Counsel for Ticon, Inc. do hereby certify that to the best of my knowledge and belief Ticon, Inc. for Lot 1 and Dwayne Glenn for Lot 2 is the owner of record of the tract of land described hereon, and that W. Jack McGhee for Ticon, Inc. is the owner's agent authorized to sign the dedication statement pertaining to this recording, as of this 14 day of January, 2004

State of North Carolina
County of Chatham

I, Roxanne Dukes, a notary for said County and State, do hereby certify that William G Harris appeared before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official seal, this 14 day of January, 2004

My Commission Expires 3/12, 2008

ROXANNE DUKES NOTARY PUBLIC CHATHAM COUNTY, NC

City Storm Drainage Easement Note

Centerline of a twenty foot (20') wide and variable width public storm water drainage easement. Ownership of, and responsibility for improvements and maintenance of storm water facilities in this easement remains with the Grantor. If the property is within or becomes part of the City, the easement and access points to the easement are subject to the terms and restrictions stated in the (Revised Declaration of Rights and Privileges of the City of Durham in Storm Water Management Facility Easements) recorded in Real Estate Book 2298, Page 208, which document is incorporated herein. This easement and Revised Declaration do not create the obligation to provide public maintenance. No buildings, structures, fills, embankments or obstructions permitted within the easement except according to those terms.

Impervious area is 50,439 sf per site plan #D02-106 by R.L. Horvath Associates, Inc. approved 4/19/02

FILED
Plat Book 160 Page 365
Date 1-23-04 Time 8:39 AM
WILLIE L. COVINGTON
REGISTER OF DEEDS
DURHAM COUNTY, NC

Sanitary Sewer Easement Note

Centerline of a 25 foot wide City of Durham Sanitary Sewer Easement. Subject to terms stated in the Declaration in Real Estate Book 1510, Page 958. No structures, fill, embankment, trees or obstructions permitted within the easement except according to these terms.

Street Tree Note

Street Trees shall be planted in accordance with Section 10.5, Street Tree Standards, and shall be at least two and one half inch (2 ½) caliper.

See Site Plan for (Hillsborough Road Car Wash) by R.L. Horvath Associates, Inc. for street tree requirements.

Impervious Surface Area

18,063 sf or 56.8% of site

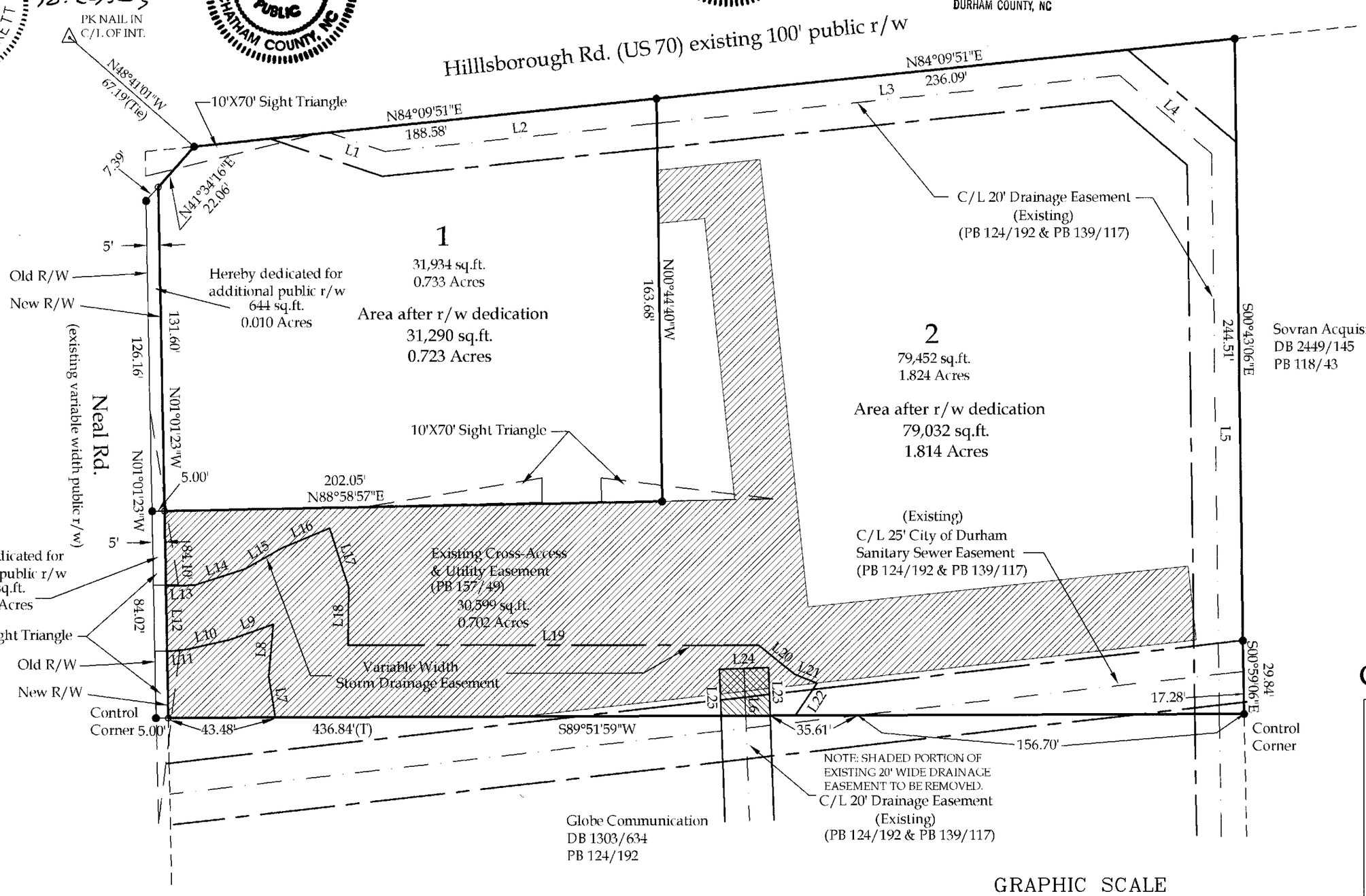
State of North Carolina
County of Durham

I, Judy F Hosford, Review Officer of Durham County, certify that the map or plat to which this certification is offixed meets all statuatory requirements for recording.

Date 1-22-04 Review Officer Judy F Hosford

PIN 0803-04-80-2900
TM 761-03-006G
PIN 0803-04-70-9975
TM 761-03-006C

PB 157/49



LINE TABLE		
LINE	LENGTH	BEARING
L1	24.12	S71°20'29"E
L2	110.89	N84°09'51"E
L3	189.02	N84°09'51"E
L4	49.06	S49°29'31"E
L5	227.67	S00°44'51"E
L6	19.26	S01°54'36"E
L7	16.98	N08°54'05"W
L8	21.15	N04°44'02"E
L9	18.83	S70°41'26"W
L10	17.78	S77°36'01"W
L11	7.99	S83°23'17"W
L12	26.76	N01°01'23"W
L13	11.70	N88°33'59"E
L14	21.50	N72°22'07"E
L15	17.00	N60°27'13"E
L16	21.12	N67°27'34"E
L17	25.26	S17°36'58"E
L18	23.46	S00°36'20"W
L19	166.94	S89°53'52"E
L20	18.71	S51°00'37"E
L21	9.86	S68°22'05"E
L22	15.88	S33°51'07"W
L23	19.57	S01°54'36"E
L24	20.00	S88°05'24"W
L25	18.95	N01°54'36"W

Case#D03-575

FINAL PLAT
approved by the Durham Development Review Board
on: 10-17-03
Clerk, Development Review Board
approval void if not recorded within 90 days or by: 1-23-04

✓ Area by Coordinate Method

✓ No Published Horizontal Control Monument found within 2000'

✓ All buildings, surface, and subsurface improvements are not necessarily depicted hereon.

✓ 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 not located within a hazardous flood area per F.I.R.M. map#37063C0061G dated 2 -2 - 96 (zone x)

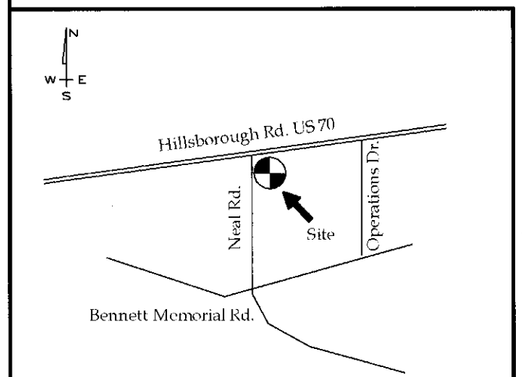
✓ This survey performed without benefit of title examination and is made subject to any document of record which may affect subject property.

(✓) Applies to this Plat

GRAPHIC SCALE

80 40 20 0 40 120

(IN FEET)
1 inch = 40 ft.



Location Map (NtS)

I, Stephen D. Puckett, certify to one or more of the following:

A. 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.
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. One of the following:
1. That this is of an existing parcel or parcels of land and does not create a new street or change an existing street.
2. That this Survey is of an existing building or other structure, or natural feature, such as a watercourse.
3. That this Survey is a Control Survey.
D. 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.
E. 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.

North Carolina Professional Land Surveyor # 2683

Legend

Existing Iron Pin ●
New Iron Pin ○
Existing Nail ◉
Nail Set △
Utility Pole
Computed Point ▲
Concrete Monument ▣
Control Monument

References
DB 3525/813 DB 3616/968
PB 157/49

Owner/Developer Lot 2:
Dwayne Glenn
405 Old Buggy Tr.
Durham, NC 27712

Owner/Developer Lot 1:
Ticon, Inc.
3622 Lyckan Pkwy.
Durham, NC 27701

S.D. Puckett & Assoc., Inc.
Professional Land Surveyors
5518 Hwy. 55
Durham, N.C. 27713
Ph.(919) 544-7717 Fax(919) 544-1274
Stephen D. Puckett - N.C.P.L.S.# 2683

Final Plat
Easement & R/W Dedication Plat:
Triangle Auto Body & Ticon, Inc.

Surveyed by RTP,JRB	Drawn by SMP,JSM	Survey Date: 10/29/03	Plot Date: 10/30/03	
County of Durham	Township of Durham	State of N.C.	File:020829F1/SUBDV3	F/M 02-102