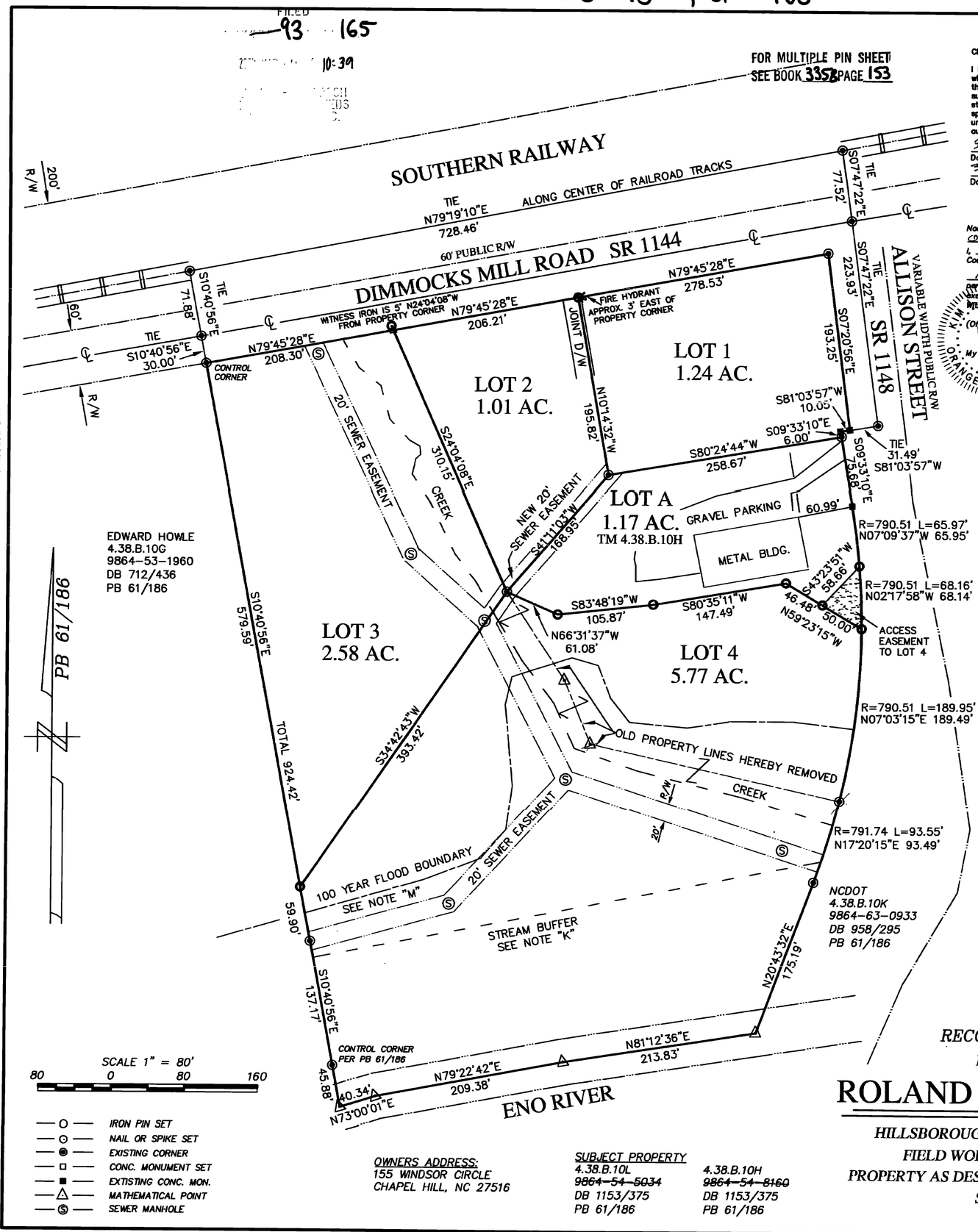
PB 93 PG 165

FILED 93 165

10:39

FOR MULTIPLE PIN SHEET SEE BOOK 3358 PAGE 153



SCALE 1" = 80'

80 0 80 160

- IRON PIN SET
- NAIL OR SPIKE SET
- EXISTING CORNER
- CONC. MONUMENT SET
- EXTISTING CONC. MON.
- MATHEMATICAL POINT
- SEWER MANHOLE

OWNERS ADDRESS:
155 WINDSOR CIRCLE
CHAPEL HILL, NC 27516

SUBJECT PROPERTY
4.38.B.10L
~~9864-54-5034~~
DB 1153/375
PB 61/186

4.38.B.10H
~~9864-54-8160~~
DB 1153/375
PB 61/186

CERTIFICATE OF OWNERSHIP AND DEDICATION

I hereby certify that I am the owner of the property described hereon, which property is located within the subdivision regulation jurisdiction of the Town of Hillsborough, that I hereby freely adopt this plan of subdivision and dedicate to public use all areas shown on this plat as streets, alleys, walks, parks, open space and easements, except those specifically indicated as private, and that I will maintain all such areas until the offer of dedication is accepted by the appropriate public authority.

3/2/04 Date — Wendy Intrator Owner

3/2/04 Date — Roland Intrator Owner

North Carolina
Orange County
I, Kim J. Callemyn, a Notary Public for said County and State, do hereby certify that Wendy Intrator and Roland Intrator personally appeared before me this day and acknowledged the due execution of the foregoing instrument.
Witness my hand and official seal, this the 3rd day of March, 2004
(Official Seal) Kim J. Callemyn Notary Public
My Commission expires 10-19, 2008.

State of NC
County of Orange

I, Penny Bryant, Review Officer of Orange County, certify that this map or plat to which this certification is affixed meets all statutory requirements for recording for which the Review Officer has responsibility as provided by law.

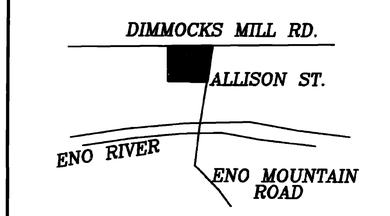
Penny Bryant
Review Officer
Orange County Land Records/GIS

Date of Certification: 3-4-04

Provided that this is recorded within 60 days of final approval, approved by the Hillsborough Planning Department.

Margaret A. Hauth 3/3/04
Planning Director (Date)

VICINITY MAP



NOT TO SCALE

I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE:

G.S. 47-30 (f)(11)(a). This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

I, ALOIS CALLEMYN, PLS NO. 2544, CERTIFY THAT THIS MAP WAS DRAWN FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, THAT THE DEED DESCRIPTION(S) AND PLAT(S) FOR THIS PROPERTY IS(ARE) LISTED HEREON, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER "REFERENCES", THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10000 OR GREATER, THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 19TH DAY OF FEBRUARY 2004.

NORTH CAROLINA PROFESSIONAL SEAL L-2544 LAND SURVEYOR ALOIS CALLEMYN

PROFESSIONAL LAND SURVEYOR L2544

NOTE "A"
SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED DURING THIS SURVEY. ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN HEREON. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND CONTAINERS WHICH MAY AFFECT THE USE OF THIS TRACT.

NOTE "B"
THE LOCATION OF UNDERGROUND UTILITIES AS SHOWN ARE BASED ON VISIBLE EVIDENCE AND DRAWINGS PROVIDED TO THE SURVEYOR. LOCATION OF UNDERGROUND UTILITIES AND STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON, AND ADDITIONAL BURIED UTILITIES MAY EXIST. CONTACT THE APPROPRIATE UTILITY COMPANIES FOR INFORMATION REGARDING BURIED UTILITIES.

NOTE "C"
ALL DISTANCES ARE HORIZONTAL GROUND AND AREA BY COORDINATE COMPUTATION.

NOTE "D"
THIS SURVEY WAS DONE WITHOUT A TITLE SEARCH AND IS BASED ON REFERENCED INFORMATION. THERE MAY EXIST OTHER DOCUMENTS OF RECORD WHICH COULD AFFECT THIS PROPERTY

NOTE "E"
EXCEPT AS SPECIFICALLY STATED OR SHOWN, THIS SURVEY DOES NOT REPORT ANY OF THE FOLLOWING: EASEMENTS, OTHER THAN THOSE VISIBLE DURING FIELD EXAMINATION, BUILDING SETBACKS, RESTRICTIVE COVENANTS, ZONING OR LAND USE REGULATIONS AND ANY FACTS WHICH A TITLE SEARCH MAY DISCLOSE.

NOTE "F"
WETLANDS, JURISDICTIONAL WATERS OR OTHER CONDITIONS WHICH MAY BE REGULATED BY FEDERAL OR STATE OR LOCAL AGENCIES WERE NOT INVESTIGATED DURING THIS SURVEY. RIPARIAN BUFFERS AND OTHER RESTRICTIONS ON DEVELOPMENT MAY BE REQUIRED.

NOTE "G"
FLOOD ZONES OR BASE FLOOD ELEVATIONS WERE NOT INVESTIGATED DURING THIS SURVEY.

NOTE "H"
SEE PLAT "COUNTY-LOCKUP" BY ALOIS CALLEMYN, RLS, DATED AUGUST 23, 1993, AND RECORDED IN PB 61/186.

NOTE "J"
NO USGS MONUMENTS WERE FOUND WITHIN 2000' OF THIS SITE.

NOTE "K"
STREAM BUFFER: NO BUILDINGS OR STRUCTURES, WELLS OR SEPTIC TANKS ARE PERMITTED WITHIN THE BUFFER. THE BUFFER SHALL REMAIN IN ITS NATURAL STATE.

NOTE "L"
BUILDING SETBACKS: 35' FRONT, 0' SIDES AND REAR, ARE BASED ON CURRENT ZONING AND SUBJECT TO CHANGE IF ANY PARCEL IS REZONED. SUBJECT PROPERTY IS ZONED GENERAL INDUSTRIAL.

NOTE "M"
100 YEAR FLOOD BOUNDARY: USE OF LAND WITHIN A FLOODWAY FRINGE IS SUBSTANTIALLY RESTRICTED BY THE HILLSBOROUGH FLOOD DAMAGE PREVENTION ORDINANCE. FLOOD BOUNDARY SCALED PER FIRM MAP 370343 0005 B.

RECOMBINATION & FINAL PLAT
PROPERTY SURVEYED FOR

ROLAND & WENDY INTRATOR

HILLSBOROUGH TWP., ORANGE CO., NORTH CAROLINA
FIELD WORK PERFORMED JANUARY, 2004
PROPERTY AS DESCRIBED IN DEED BOOK 1153 PAGE 375
STANDING IN THE NAME OF
COUNTY LOCK UP, INC.

ALOIS CALLEMYN
PROFESSIONAL LAND SURVEYOR
3500 JUSTAMERE FARM ROAD
HILLSBOROUGH, NC 27278
919-732-3354
EMAIL: ACALLEMYN@EARTHLINK.NET

PB 93 PG 165

16X