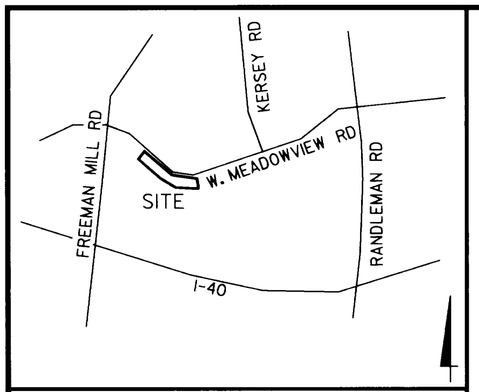
Stantec Consulting Inc. 801 Jones Franklin Road, Suite 300, Raleigh, NC 27606

RECORDED IN PLAT BOOK 152 PAGE 040




VICINITY MAP

NOTES:

1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE OPINION AND DOES NOT REPRESENT A TITLE SEARCH BY THIS SURVEYOR.
2. BOUNDARY INFORMATION SHOWN HEREON WAS PREPARED IN PART FROM AN ACTUAL FIELD SURVEY BY THIS FIRM AND IN PART FROM EXISTING RECORDS AS REFERENCED HEREON.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
4. HORIZONTAL AND VERTICAL DISTANCES SHOWN HEREON ARE IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
5. THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
6. LOCATION OF UNDERGROUND UTILITIES ARE NOT A PART OF THIS SURVEY.

CURVE TABLE

| CURVE | RADIUS | ARC | CHORD | BEARING |
|---|---|---|---|---|
| C1 | 265.89' | 183.99' | 180.34' | S76°46'01"E |
| C2 | 265.89' | 15.40' | 15.40' | S31°50'00"E |
| C3 | 265.89' | 34.89' | 34.86' | S26°24'55"E |
| C4 | 170.68' | 153.11' | 148.03' | N11°05'06"W |
| C5 | 262.68' | 66.56' | 66.38' | S03°51'08"E |
| C6 | 540.77' | 184.51' | 183.62' | N32°25'54"W |
| C7 | 262.68' | 113.19' | 112.32' | N27°26'34"W |
| C8 | 217.42' | 43.05' | 42.98' | N39°50'05"E |
| C9 | 305.75' | 234.58' | 228.87' | N61°46'00"W |
| C10 | 262.68' | 30.33' | 30.32' | S06°42'52"W |
| C11 | 262.68' | 21.05' | 21.05' | S12°19'06"W |
| C12 | 265.89' | 108.82' | 108.06' | S45°13'07"E |
| C13 | 262.68' | 18.28' | 18.27' | S13°06'09"E |

LEGEND

| | |
|---|---|
| | PROPERTY LINE |
| | EXISTING R/W LINE |
| E | TEMPORARY CONSTRUCTION EASEMENT LINE |
| CE | CONSERVATION EASEMENT LINE |
| I/E | INGRESS EGRESS EASEMENT LINE |
| | FENCE LINE |
| EIP | EXISTING IRON PIPE |
| R/W | RIGHT-OF-WAY |
| DB | DEED BOOK |
| BOM | BOOK OF MAPS |
| PG | PAGE |
| N/F | NOW OR FORMERLY |
| | POWER POLE |
| | TREE |
| | EXISTING R/W MONUMENT |
| × | COMPUTED POINT |
| EIP | EXISTING IRON PIPE |
| | NCDOT CONTROL MONUMENT |
| | REBAR AND CONSERVATION EASEMENT CAP |
| CGF | COMBINED GRID FACTOR |

THE UNDERSIGNED HEREBY ACKNOWLEDGE(S) THIS PLAT AND ALLOTMENT TO BE THEIR FREE ACT AND DEED AND HEREBY DEDICATE(S) TO PUBLIC USE AS STREETS, PLAYGROUNDS, PARKS, OPEN SPACES, AND EASEMENTS FOREVER ALL AREAS SO SHOWN OR INDICATED ON SAID PLAT, AND AUTHORIZE(S) THE CITY OF GREENSBORO TO RECORD THIS PLAT IN THE OFFICE OF THE REGISTER OF DEEDS OF GUILFORD COUNTY, NC.

WHEN GRADE OF ADJACENT PROPERTY DOES NOT CONFORM TO THE STREET GRADE, AN EASEMENT IS EFFECTIVE FOR THE PURPOSE OF SLOPING EMBANKMENTS FROM STREET GRADE LEVEL AT THE PROPERTY LINE HAVING A SLOPE RATIO OF THREE FEET HORIZONTAL FOR EACH FOOT OF VERTICAL DIMENSION.

City of Greensboro

SIGNED BY Mayor

ATTEST BY City Clerk

STATE OF NORTH CAROLINA

I, BRUCE D. BEAVERS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECTION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION THAT THE RATIO OF PRECISION AS CALCULATED BY LATITUDES AND DEPARTURES IS 1 : 10,000+ ; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARY INDICATED AS BROKEN LINES DRAWN FROM REFERENCES SHOWN HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY HAND AND SEAL THIS 21st DAY OF October, 2003.

PROFESSIONAL LAND SURVEYOR NC L-3451

I, BRUCE D. BEAVERS, A PROFESSIONAL LAND SURVEYOR, NUMBER L-3451, CERTIFY TO THE FOLLOWING:

THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

PROFESSIONAL LAND SURVEYOR NC L-3451

NORTH CAROLINA PROFESSIONAL SEAL L-3451 LAND SURVEYOR BRUCE D. BEAVERS 10/21/03

REVIEW OFFICER CERTIFICATION

STATE OF NORTH CAROLINA
COUNTY OF GUILFORD

I STEVEN W. GALANTI, REVIEW OFFICER FOR THE CITY OF GREENSBORO, GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL THE STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER'S SIGNATURE 10-28-03 DATE

APPROVED BY THE PLANNING BOARD OF THE CITY OF GREENSBORO NC EFFECTIVE ON THE 28 DAY OF October A.D. 2003 PROVIDED THAT THE PLAT IS REGISTERED IN THE OFFICE OF THE REGISTER OF DEEDS OF GUILFORD COUNTY, NC WITHIN THIRTY DAYS FROM THE EFFECTIVE DATE OF THIS APPROVAL.

CITY CLERK 10/28/03 DATE

DIRECTOR OF PLANNING AND EXECUTIVE SECRETARY OF PLANNING BOARD SAID PLAT WAS APPROVED BY THE PLANNING BOARD OF THE CITY OF GREENSBORO, NC.

THIS PLAT DOES NOT REQUIRE A CERTIFICATE OF APPROVAL BY THE DIVISION OF HIGHWAYS AS PROVIDED IN G.S. 136-102.6, SUBSECTION(S).

PLANNING DIRECTOR 10-28-03 DATE

EASEMENTS SHALL BE UTILIZED AND MAINTAINED IN ACCORDANCE WITH THE PROVISIONS OF AND DISCLAIMERS CONTAINED IN SECTION 30-6-13.7 (B) AND (D) OF THE CITY OF GREENSBORO DEVELOPMENT ORDINANCE.

NO APPROVAL REQUIRED

PURSUANT TO CHAPTER 30, SECTION 30-2-2.7 OF THE CITY OF GREENSBORO DEVELOPMENT ORDINANCE.

DIRECTOR OF PLANNING 10-28-03 DATE

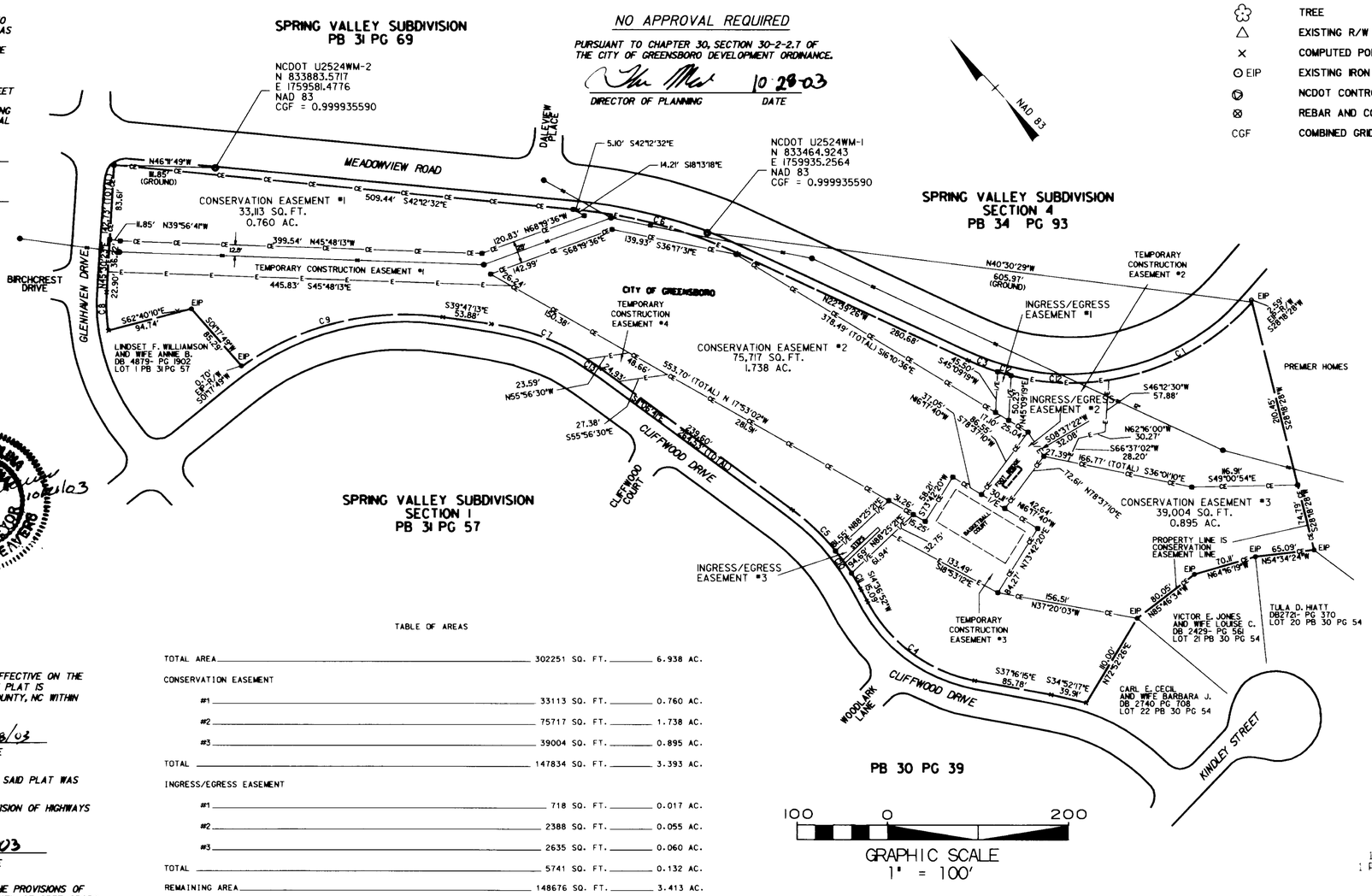



TABLE OF AREAS

| | | |
|---|---|---|
| TOTAL AREA | 302251 SQ. FT. | 6.938 AC. |
| CONSERVATION EASEMENT | | |
| #1 | 33113 SQ. FT. | 0.760 AC. |
| #2 | 75717 SQ. FT. | 1.738 AC. |
| #3 | 39004 SQ. FT. | 0.895 AC. |
| TOTAL | 147834 SQ. FT. | 3.393 AC. |
| INGRESS/EGRESS EASEMENT | | |
| #1 | 718 SQ. FT. | 0.017 AC. |
| #2 | 2388 SQ. FT. | 0.055 AC. |
| #3 | 2635 SQ. FT. | 0.060 AC. |
| TOTAL | 5741 SQ. FT. | 0.132 AC. |
| REMAINING AREA | 148676 SQ. FT. | 3.413 AC. |

10/28/2003 GUIL-DRF 1 PLATS

| | |
|---|---|
| PROJECT NO.: | 72100234 |
| SURVEYED BY: | DSG |
| DRAWN BY: | CJK |
| CHECKED BY: | BDB |
| DATE: | 10/7/03 |
| V:\72100234\SURV\DGN\ | |
| CADD #: | U2524WM-PLAT.DGN |
| SHEET 1 OF 1 | |

REVISIONS

| NO. | DATE | DESCRIPTION |
|---|---|---|
| 1 | 10/17/03 | COMMENTS |
| | | |
| | | |
| | | |
| | | |

# CONSERVATION EASEMENT SURVEY MAP
OF THE
# SPRING VALLEY PARK
FOR
THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
MOREHEAD TOWNSHIP
GUILFORD COUNTY NORTH CAROLINA

782609

2003 28 Oct 14:11:31 152 040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