Book 69 Page 319

Alamance County, NC
Recorded 02/18/2005 04:53:52pm
No 9990 00151948 1 of 1 pages
David J P Barber, Register of Deeds

FINAL PLAT
ECOSYSTEM ENHANCEMENT PROGRAM CONSERVATION EASEMENTS PROPERTY OF HAROLD WILLIAMS WRIGHT, PICKARD FARMS, INC., AND THOMAS H. FOGLEMAN AND WIFE BONNIE J. FOGLEMAN

PATTERSON TOWNSHIP ALAMANCE COUNTY NORTH CAROLINA

DATE 01/04/05 SCALE 1" = 300'

0' 150' 300' 600' 900'
GRAPHIC SCALE

LANDMARK SURVEYING, INC. 109 E. HARDEN STREET GRAHAM, N.C.

FILE 040908 DISC D040908 SURVEY BY RMW DWG BY DMcP APP'D BY DRY

REVISIONS
02/04/2005 ADDITION TO FOGLEMAN EASEMENT AT NE CORNER

SITE NOTES
EASEMENT "A": HAROLD WILLIAMS WRIGHT
1066 OLD DAM ROAD, LIBERTY, NC 27298
DEED REFERECE: DB 525 PG 625
TAX PARCEL: 1-2-22
SPO FILE NUMBER: 001-AAL

EASEMENT "B": PICKARD FARMS, INC.
5566 OLD 421 ROAD, LIBERTY, NC 27298
DEED REFERENCE: DB 344 PG 2
TAX PARCEL: 1-2-20
SPO FILE NUMBER: 001-AAK

EASEMENT "C": THOMAS H. FOGLEMAN AND WIFE BONNIE J. FOGLEMAN
10209 NC 49 HWY, LIBERTY, NC 27298
DEED REFERENCE: DB 222 PG 57
TAX PARCEL: 1-1-35
SPO FILE NUMBER: 001-AAM

NO GEODETIC MONUMENTS WITHIN 2000' OF SURVEY.
50.91 AC± TOTAL EASEMENT AREA. COMPUTATION BY COORDINATE METHOD.

Certificate of Accuracy

I, Douglas R. Yarbrough, certify that this plat was drawn under my direction from an actual survey made under my supervision (deed description recorded in Book 525 / 344 / 222, Page 525 / 02 / 57); that the boundaries not surveyed are clearly indicated as drawn from information found in Book , Page ; that the ratio of precision as calculated is 1:10,000; that this plat was prepared in accordance to G.S. 47-30 as amended. Witness my original signature, registration number and seal this 4th day of Feb, 2005.

NORTH CAROLINA PROFESSIONAL SEAL L-3395 LAND SURVEYOR DOUGLAS R. YARBROUGH

Douglas R. Yarbrough Professional Land Surveyor PLS L-3395

I, DOUGLAS R. YARBROUGH, PROFESSIONAL LAND SURVEY NO. L-3395, CERTIFY TO ONE OF THE FOLLOWING:

- ☐ 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.
- ☐ B. This survey is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
- ☐ C. Any one of the following:
  1. That the survey is of an existing parcel or parcels of land and does not create a new street or changes an existing street;
  2. That the survey is of an existing building or other structure, or natural feature, such as a watercourse; or
  3. that the survey is a control survey.
- ■ D. This survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exception to the definition of subdivision.
- ☐ E. The information available to the surveyor is such that the surveyor is unable to make a determination to the best of his or her professional ability as to provisions contained in 1 - 4 above.

Douglas R. Yarbrough Professional Land Surveyor PLS L-3395

Certificate of Ownership and Dedication

I (We) certify that I am (we are) the owner(s) of the property shown and described hereon, which was conveyed to me (us) by a deed recorded in Book 525/344/222, Page 625/02/57, and that I(we)acknowledge this plat and allotment to be my (our) free act and deed and hereby establish the minimum building lines, and dedicate to public use as streets, alleys, crosswalks, easements, parks, and other spaces forever as shown or indicated. Further, I (we) certify that the property as shown hereon is within the subdivision-regulation jurisdiction of Alamance County.

Harold Williams Wright 2/10/05
Harold Williams Wright Date

Huford P. Pickard 2/10/05
Huford Pickard (Pickard Farms, Inc.) Date

Thomas H. Fogleman 2-10-05
Thomas H. Fogleman Date

Bonnie J. Fogleman 2-10-05
Bonnie J. Fogleman Date

Certificate of Exception

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon, which was conveyed to me (us) deed recorded in Book 525/344/222, Page 625/02/57, and that the subdivision of the property shown on this plat is an exception to the Subdivision Ordinance of Alamance County, North Carolina under Section 32.1

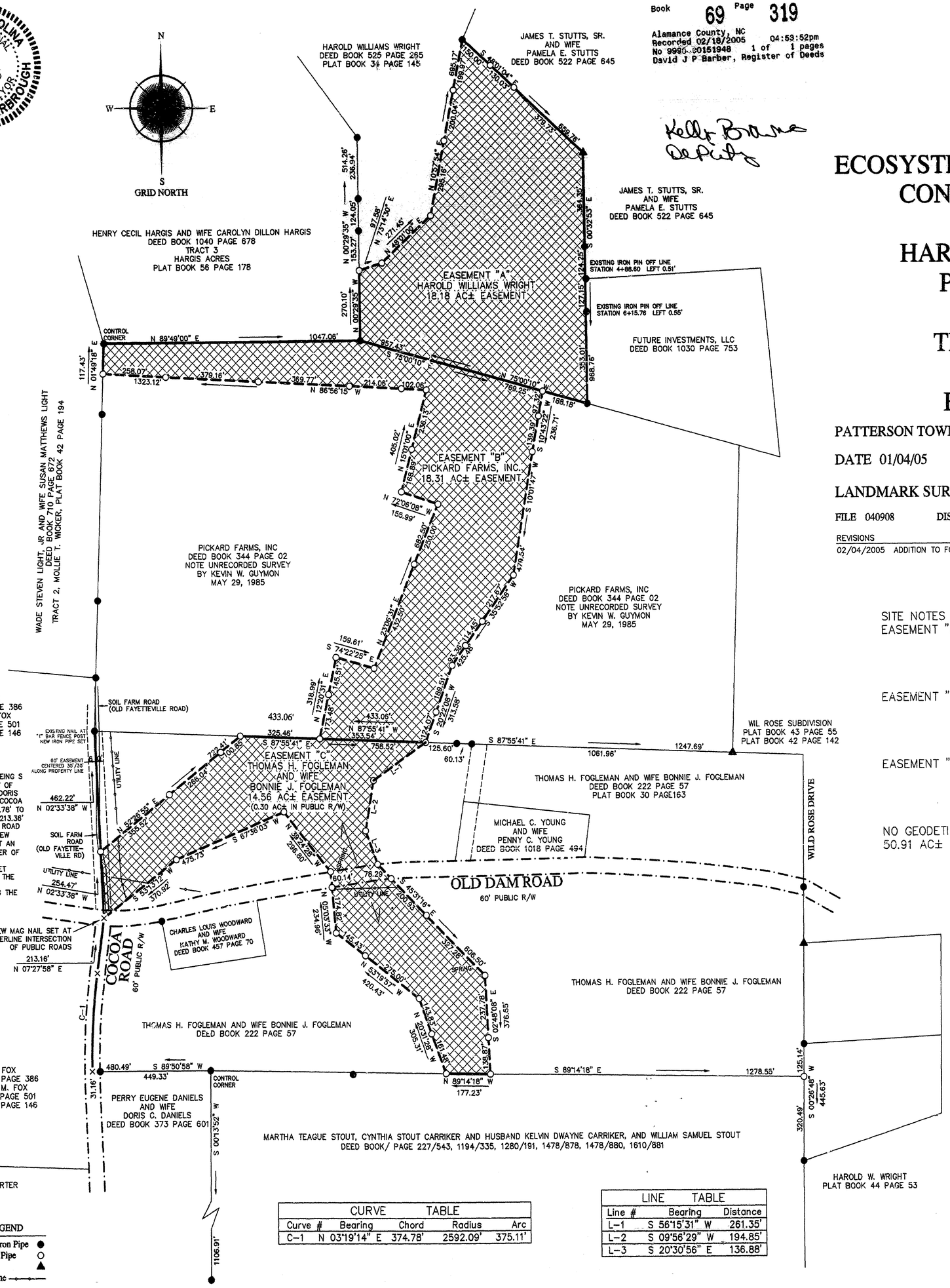
Harold Williams Wright 2/10/05
Harold Williams Wright Date

Huford P. Pickard 2/10/05
Huford Pickard (Pickard Farms, Inc.) Date

Thomas H. Fogleman 2-10-05
Thomas H. Fogleman Date

Bonnie J. Fogleman 2-10-05
Bonnie J. Fogleman Date

2/18/05
Subdivision Administrator Date
Alamance County Administrative Services Department



BOUNDARY LINE AGREEMENT BETWEEN SHELBY R. FOX AND THOMAS H. FOGLEMAN AND WIFE BONNIE J. FOGLEMAN:
BEGINNING AT A POINT IN THE CENTER OF COCOA ROAD, SAID POINT BEING S 89°50'58" W 31.16' FROM AN EXISTING IRON PIN ON THE RIGHT OF WAY OF COCOA ROAD AND A CORNER WITH PERRY EUGENE DANIELS AND WIFE DORIS C. DANIELS, RUNNING THENCE ON AN ARC ALONG THE CENTERLINE OF COCOA ROAD HAVING A RADIUS OF 2592.09' A CHORD OF N 03°19'14" E 374.78' TO A POINT IN THE CENTERLINE OF COCOA ROAD; THENCE N07°27'58"E 213.36' TO A NEW MAG NAIL SET IN THE CENTERLINE INTERSECTION OF COCOA ROAD AND OLD DAM ROAD; RUNNING THENCE N02°33'38"W 254.47' TO A NEW IRON PIPE; THENCE N02°33'38"W 462.22' TO A NEW IRON PIPE SET AT AN EXISTING NAIL AND "T" BAR FENCE POST BEING THE SOUTHWEST CORNER OF PICKARD FARMS INC.
ALSO AGREED UPON IS A 60' ACCESS EASEMENT CENTERED THIRTY FEET EACH SIDE OF THE AGREED BOUNDARY STARTING AT THE MAG NAIL IN THE CENTERLINE INTERSECTION OF COCOA ROAD AND OLD DAM ROAD AND RUNNING NORTH TO THE PICKARD FARMS, INC. PROPERTY AND SERVING THE FOGLEMAN, FOX, AND PICKARD FARMS PROPERTIES.

Shelby R. Fox 2-11-05
SHELBY R. FOX DATE

Thomas H. Fogleman 2-10-05
THOMAS H. FOGLEMAN DATE

Bonnie J. Fogleman 2-10-05
BONNIE J. FOGLEMAN DATE

CURVE TABLE				
Curve #	Bearing	Chord	Radius	Arc
C-1	N 03°19'14" E	374.78'	2592.09'	375.11'

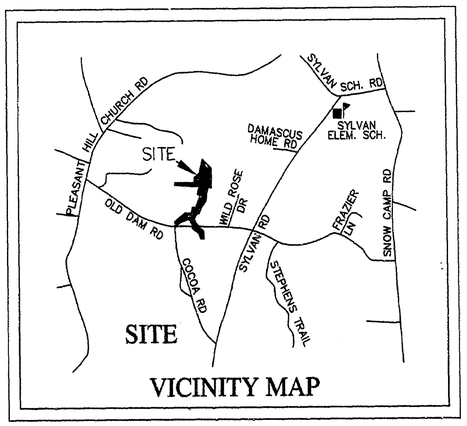
LINE TABLE		
Line #	Bearing	Distance
L-1	S 56°15'31" W	261.35'
L-2	S 09°56'29" W	194.85'
L-3	S 20°30'56" E	136.88'

LEGEND
- Existing Iron Pipe ●
- New Iron Pipe ○
- Rock ▲
- Utility Line

Review Officer Certification
State of North Carolina, County of Alamance

I, Craig Harmon, Review Officer of Alamance County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Review Officer 2/18/05 Date



VICINITY MAP

LANDMARK SURVEYING, INC.
336 229-6275 VOICE
336 227-5919 FACSIMILE