02-06-2008 2:59 PM #21.00pd E-116-B

## OWNER(S) CERTIFICATE

PIN: 7663-00-53-1752 & PIN: 7663-00-53-9738

I, RICHARD L. KERN, AS MANAGING MEMBER OF R.L. KERN PROPERTIES, LLC, HEREBY CERTIFY THAT R.L. KERN PROPERTIES, LLC IS THE OWNER OF THE PROPERTIES SHOWN AND DESCRIBED HEREON, WHICH WERE CONVEYED TO R.L. KERN PROPERTIES, LLC BY DEED(S) RECORDED IN DEED BOOK 576, PAGE 905 (SEE DEED BOOK 222, PAGE 949, (PIN: 7663-00-53-1752), AND DEED BOOK 230, PAGE 704, (PIN: 7663-00-53-9738) OF THE MONTGOMERY COUNTY REGISTRY; AND THAT R.L. KERN PROPERTIES, LLC HEREBY ADOPTS THIS PLAN OF SUBDIVISION AND GRANT AND CONVEY THE EASEMENTS HEREIN WITH FREE CONSENT. FURTHER, R.L. KERN PROPERTIES, LLC HEREBY CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTIONS OF MONTGOMERY COUNTY, NORTH CAROLINA.

Richard L. Kern, manager/member 2-6-08

RICHARD L. KERN DATE

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I, Robert H. Merritt, Jr. A NOTARY PUBLIC FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT RICHARD L. KERN, MANAGING MEMBER OF R.L. KERN PROPERTIES, LLC, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND OFFICIAL STAMP OR SEAL THIS 6th DAY OF FEBRUARY 2008

Robert H. Merritt Jr.
NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-7-2012

ROBERT H. MERRITT, JR. NOTARY PUBLIC WAKE COUNTY, NC

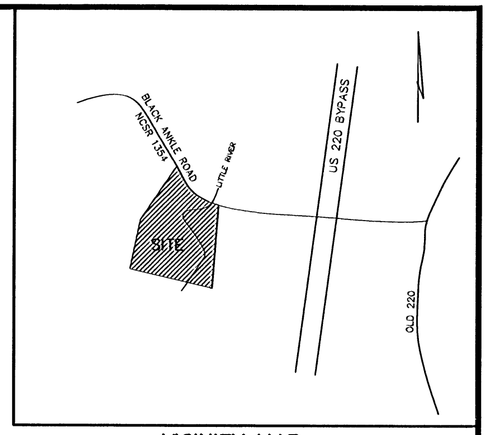
MONTGOMERY COUNTY
NORTH CAROLINA
Filed for registration at 2:59 o'clock P M
February 06, 2008 and recorded in
Plat Cabinet E Slide 116-B
Kaye G. Norris, Register of Deeds
by: Shirley Webb, Deputy

## REFERENCES

MONTGOMERY COUNTY REGISTRY

DEED BOOK 576, PAGE 905
DEED BOOK 230, PAGE 704
DEED BOOK 222, PAGE 949
DEED BOOK 578, PAGE 779
DEED BOOK 578, PAGE 789
DEED BOOK 168, PAGE 187
DEED BOOK 210, PAGE 771
DEED BOOK 251, PAGE 26
DEED BOOK 291, PAGE 27
DEED BOOK 577, PAGE 189
DEED BOOK 576, PAGE 94
DEED BOOK 603, PAGE 610

PLAT TITLED "B.T. KERN & WIFE MABLE KERN", PREPARED BY CAGLE SURVEYS, SEAGROVE, NC, DATED OCTOBER 27, 1986, AND LAST REVISED MARCH 22, 1989.(SEE DEED BOOK 578, PAGE 779.)




## VICINITY MAP

NTS

## CONSERVATION EASEMENT AREA SUMMARY

| | |
|---|---|
| CE-1 PIN: 7663-00-53-9738 | 0.394 Acres |
| CE-2 PIN: 7663-00-53-1752 | 1.196 Acres |
| CE-3 PIN: 7663-00-53-9738 | 0.705 Acres |
| CE-4 PIN: 7663-00-53-1752 | 0.515 Acres |
| CE-5 PIN: 7663-00-53-9738 | 4.963 Acres |

PIN: 7663-00-53-9738 (6.062 Acres)
PIN: 7663-00-53-1752 (1.711 Acres)
TOTAL: 7.773 Acres

## NOTES

1. THE PURPOSE OF THIS PLAT IS TO IDENTIFY THE LOCATION OF CONSERVATION EASEMENTS (DEPICTED AS CE-1 THRU CE-5, HEREIN) TO PROVIDE A BASIS FOR THE CONVEYANCE AND DEDICATION OF SAID CONSERVATION EASEMENTS. THIS PLAT DOES NOT CREATE ANY NEW PROPERTY LINES OR EFFECT ANY EXISTING PROPERTY LINES.

2. BOUNDARY INFORMATION IS DERIVED FROM DEEDS, PLATS, AND TAX RECORDS OF THE MONTGOMERY COUNTY REGISTRY AS SHOWN HEREON. SURVEYED BOUNDARY LINES ARE SHOWN AS SOLID LINES.

APPROXIMATELY 900' OF BLACK ANKLE ROAD(NCSR 1354) IN THE PROXIMITY OF THE CONSERVATION EASEMENT WAS FIELD LOCATED DURING THIS SURVEY.

3. NORTH CAROLINA GRID COORDINATES FOR GPS DERIVED CONTROL POINTS WERE ESTABLISHED BY BAKER ENGINEERING NY, INC. (FORMERLY BUCK ENGINEERING). (COMBINED FACTOR=0.999856240)

4. ALL DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE NOTED.

5. THE BEARING BASIS FOR THIS PLAT IS NAD 83(NC GRID).

6. ALL AREAS SHOWN WERE CALCULATED BY COORDINATE COMPUTATION.

7. ALL CONSERVATION EASEMENT POINTS ARE MONUMENTED WITH REBAR AND CAP.

8. THE RIGHT(S) OF NON-EXCLUSIVE INGRESS, EGRESS, AND REGRESS OVER AND ALONG ANY AND ALL EXISTING PATHS/ROADS TRANSECTING SUBJECT PROPERTY ARE RESERVED BY THE GRANTOR(S) AND THE GRANTEE(S) OF THE CONSERVATION EASEMENTS FOR THE USES AND PURPOSES NOT INCONSISTENT WITH THE USES OF CE-1 THRU CE-5, DESCRIBED HEREON FOR CONSERVATION EASEMENT PURPOSES.

9. THE 2.694 Ac. PARCEL IN THE NORTHEAST CORNER OF PIN: 7663-00-53-9738 IS EXCEPTED, AS NOTED IN EXHIBIT A, TRACT TWO, (PIN: 7663-00-53-9738) TO DEED OF TRUST RECORDED AT DEED BOOK 578, PAGE 779, MONTGOMERY COUNTY REGISTRY.

I, WILLIAM KENT, DO HEREBY CERTIFY THAT THIS SURVEY IS OF ANOTHER CATEGORY AND IS AN EXCEPTION TO THE DEFINITION OF SUBDIVISION.

William Kent
WILLIAM KENT, PLS L-3708

I, WILLIAM KENT, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION USING REFERENCES SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 4th DAY OF FEBRUARY 2008.

William Kent 2/4/08
WILLIAM KENT, PLS L-3708

NORTH CAROLINA PROFESSIONAL SEAL L-3708 LAND SURVEYOR WILLIAM KENT

William Kent 2/4/08


Baker
Baker Engineering NY, Inc.
8000 Regency Parkway
Suite 200
Cary, North Carolina 27518
Phone: 919.463.5488
Fax: 919.463.5490


CONSERVATION EASEMENT SURVEY
FOR
STATE OF NORTH CAROLINA – ECOSYSTEM ENHANCEMENT PROGRAM
ON THE PROPERTY OF
R.L. KERN PROPERTIES, LLC
LITTLE RIVER & STAR TOWNSHIPS MONTGOMERY COUNTY NORTH CAROLINA

BE Project No.: 113115
Date: JANUARY 17, 2008
Scale: 1"=200'
Drawing No.113115CE.DWG

02-06-2008 2:59 pm #21.00pd E-116-C

MONTGOMERY COUNTY
NORTH CAROLINA
Filed for registration at 2:59 o'clock P M
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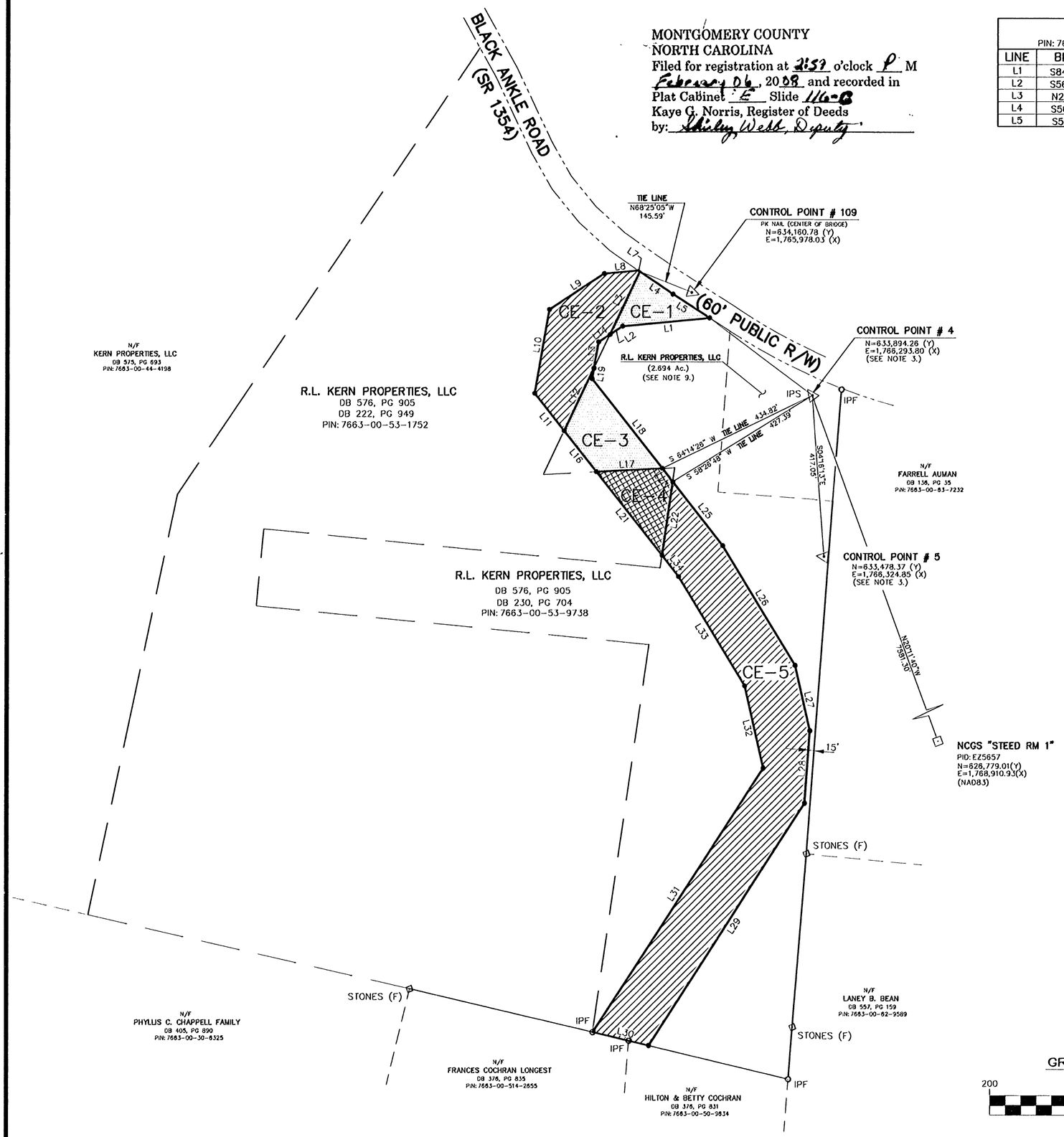


| CE-1 PIN: 7663-00-53-9738 | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L1 | S84°34'24"W | 227.41 |
| L2 | S56°39'33"W | 38.76 |
| L3 | N25°18'21"E | 179.47 |
| L4 | S56°03'00"E | 104.22 |
| L5 | S57°21'51"E | 113.54 |

0.394 Ac.

| CE-2 PIN: 7663-00-53-1752 | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L3 | S25°18'21"W | 179.47 |
| L7 | S56°03'00"E | 6.12 |
| L8 | N84°34'24"E | 87.52 |
| L9 | N56°39'33"E | 169.72 |
| L10 | N09°51'00"E | 220.75 |
| L11 | N38°19'07"W | 123.63 |
| L12 | S25°18'21"W | 179.67 |
| L13 | S09°51'00"W | 69.43 |
| L14 | S56°39'33"W | 35.56 |

1.196 Ac.

| CE-3 PIN: 7663-00-53-9738 | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L12 | N25°18'21"E | 179.67 |
| L16 | N38°19'07"W | 134.44 |
| L17 | S86°58'21"W | 171.52 |
| L18 | S38°19'07"E | 294.58 |
| L19 | S09°51'00"W | 28.14 |

0.705 Ac.

| CE-4 PIN: 7663-00-53-1752 | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L17 | N86°58'21"E | 171.52 |
| L21 | N38°19'07"W | 276.19 |
| L22 | S08°10'21"W | 193.03 |
| L23 | S38°19'07"E | 44.20 |

0.515 Ac.

| CE-5 PIN: 7663-00-53-9738 | | |
|---|---|---|
| LINE | BEARING | DISTANCE |
| L22 | N08°10'21"E | 193.03 |
| L25 | S38°19'07"E | 211.07 |
| L26 | S31°28'54"E | 362.70 |
| L27 | S12°53'46"E | 174.27 |
| L28 | S04°09'59"W | 188.02 |
| L29 | S32°48'23"W | 748.25 |
| L30 | N76°36'37"W | 149.08 |
| L31 | N32°50'55"E | 815.89 |
| L32 | N12°53'46"W | 218.28 |
| L33 | N31°28'54"W | 331.43 |
| L34 | N38°19'07"W | 69.81 |

4.963 Ac.

NAD 83

NORTH CAROLINA PROFESSIONAL SEAL L-3708 LAND SURVEYOR WILLIAM KENT 2/4/08

GRAPHIC SCALE
200 0 200 400
1"=200'
(US Ft.)

## LEGEND

PROPERTY LINE SURVEYED.....
PROPERTY LINE(R/W) NOT SURVEYED.....
CONSERVATION EASEMENT.....
EXISTING IRON PIPE/REBAR.....EIP ○
EASEMENT MONUMENT SET..... ●
CONTROL POINT SET.....IPS
PIN..... PARCEL IDENTIFICATION NUMBER


Baker
Baker Engineering NY, Inc.
8000 Regency Parkway
Suite 200
Cary, North Carolina 27518
Phone: 919.463.5488
Fax: 919.463.5490


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SHEET 2 of 2