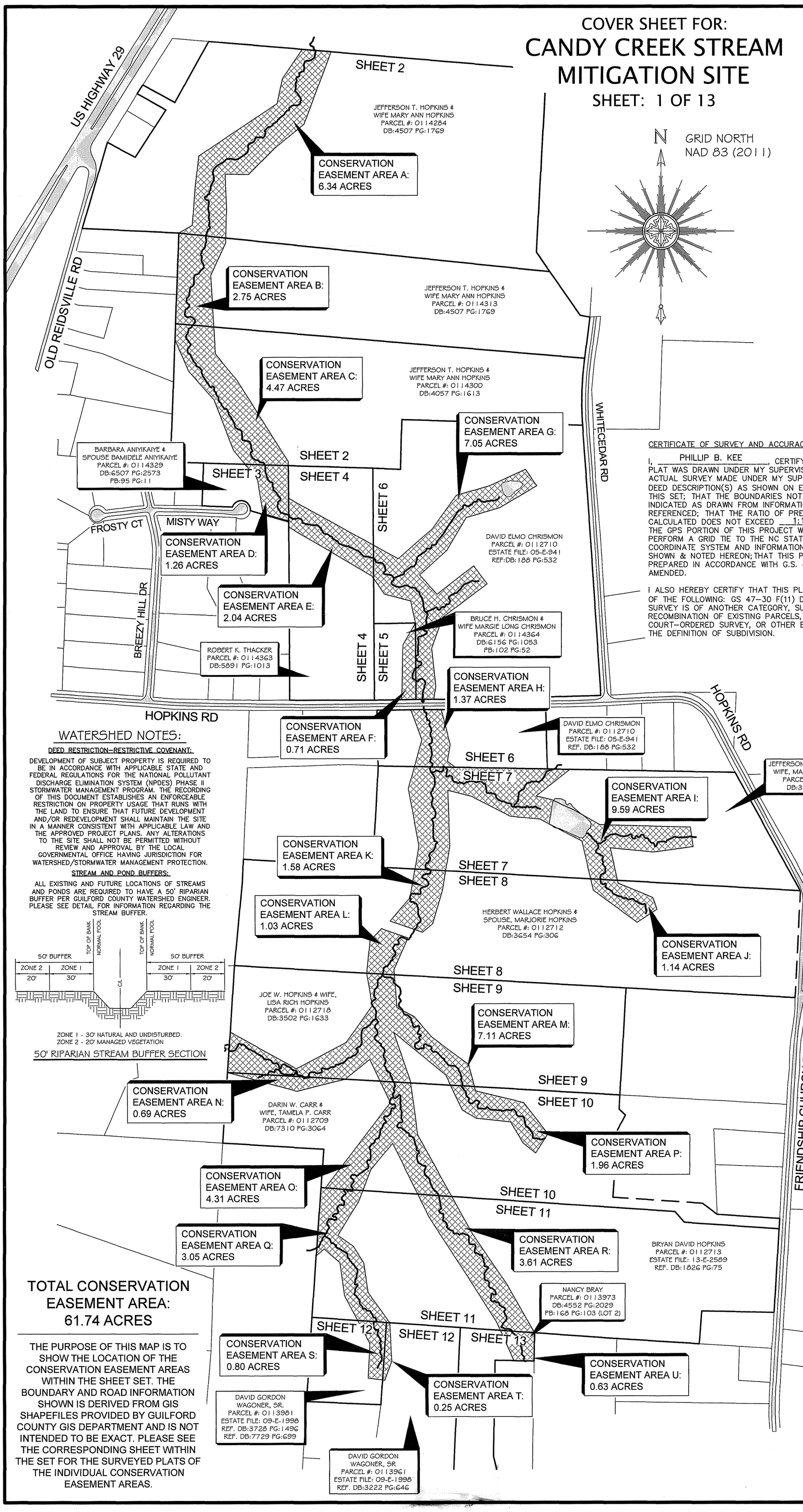
PLAT BOOK: 190 PAGE: 54

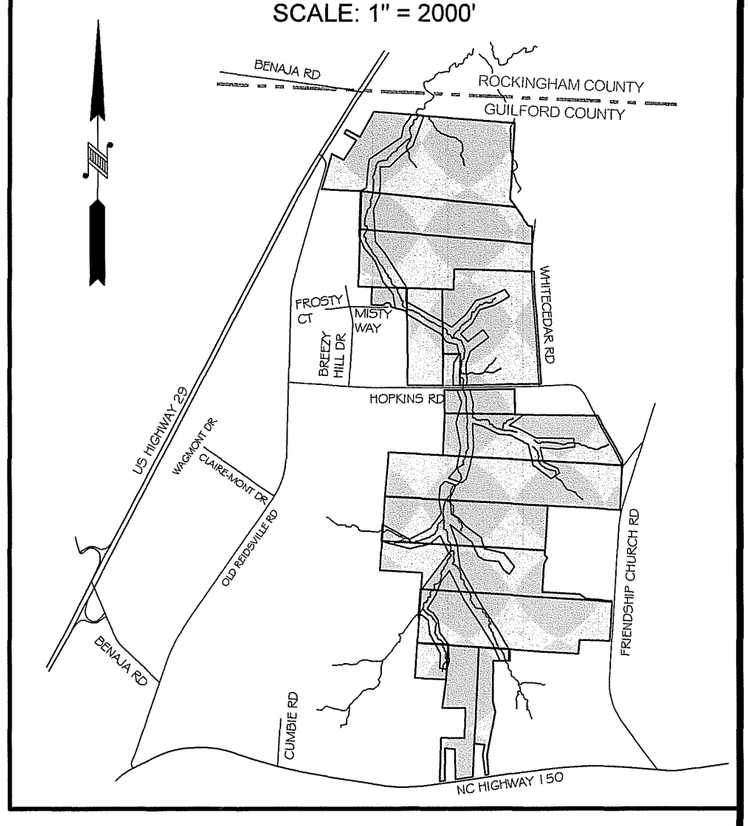
COVER SHEET FOR: CANDY CREEK STREAM MITIGATION SITE

SHEET: 1 OF 13



VICINITY MAP

SCALE: 1" = 2000'



CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) AS SHOWN ON EACH SHEET OF THIS SET; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00

WATERSHED NOTES:

DEED RESTRICTION-RESTRICTIVE COVENANT:

DEVELOPMENT OF SUBJECT PROPERTY IS REQUIRED TO BE IN ACCORDANCE WITH APPLICABLE STATE AND FEDERAL REGULATIONS FOR THE NATIONAL POLLUTANT DISCHARGE ELIMINATION SYSTEM (NPDES) PHASE II STORMWATER MANAGEMENT PROGRAM. THE RECORDING OF THIS DOCUMENT ESTABLISHES AN ENFORCEABLE RESTRICTION ON PROPERTY USAGE THAT RUNS WITH THE LAND TO ENSURE THAT FUTURE DEVELOPMENT AND/OR REDEVELOPMENT SHALL MAINTAIN THE SITE IN A MANNER CONSISTENT WITH APPLICABLE LAW AND THE APPROVED PROJECT PLANS. ANY ALTERATIONS TO THE SITE SHALL NOT BE PERMITTED WITHOUT REVIEW AND APPROVAL BY THE LOCAL GOVERNMENTAL OFFICE HAVING JURISDICTION FOR WATERSHED/STORMWATER MANAGEMENT PROTECTION.

STREAM AND POND BUFFERS:

ALL EXISTING AND FUTURE LOCATIONS OF STREAMS AND PONDS ARE REQUIRED TO HAVE A 50' RIPARIAN BUFFER PER GUILFORD COUNTY WATERSHED ENGINEER. PLEASE SEE DETAIL FOR INFORMATION REGARDING THE STREAM BUFFER.

ZONE 1 - 30' NATURAL AND UNDISTURBED.
ZONE 2 - 20' MANAGED VEGETATION

50' RIPARIAN STREAM BUFFER SECTION

TOTAL CONSERVATION EASEMENT AREA: 61.74 ACRES

THE PURPOSE OF THIS MAP IS TO SHOW THE LOCATION OF THE CONSERVATION EASEMENT AREAS WITHIN THE SHEET SET. THE BOUNDARY AND ROAD INFORMATION SHOWN IS DERIVED FROM GIS SHAPEFILES PROVIDED BY GUILFORD COUNTY GIS DEPARTMENT AND IS NOT INTENDED TO BE EXACT. PLEASE SEE THE CORRESPONDING SHEET WITHIN THE SET FOR THE SURVEYED PLATS OF THE INDIVIDUAL CONSERVATION EASEMENT AREAS.

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

0' 400' 800' 1200'

ONE INCH = FOUR-HUNDRED FEET

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBERS:
41-AAAED, 41-AAAEE, 41-AAAEF, 41-AAAEG, 41-AAAEH, 41-AAAEI, 41-AAAEJ, 41-AAAEK, 41-AAAEL, 41-AAAEM, 41-AAAEN
DMS SITE ID: 96315

MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: PBK
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24"	SHEET #: 1 OF 13	SCALE: 1"=400'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 55

GUILFORD COUNTY, NORTH CAROLINA

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 4507, PG: 1769, AND DB: 4057, PG: 1613; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

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GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September, 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

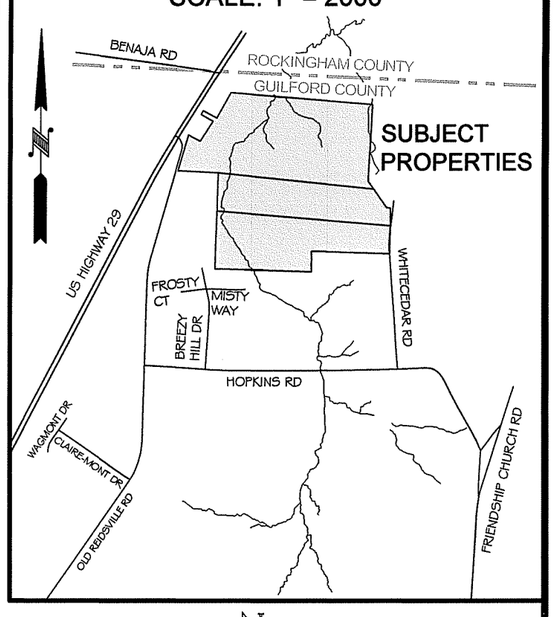
BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

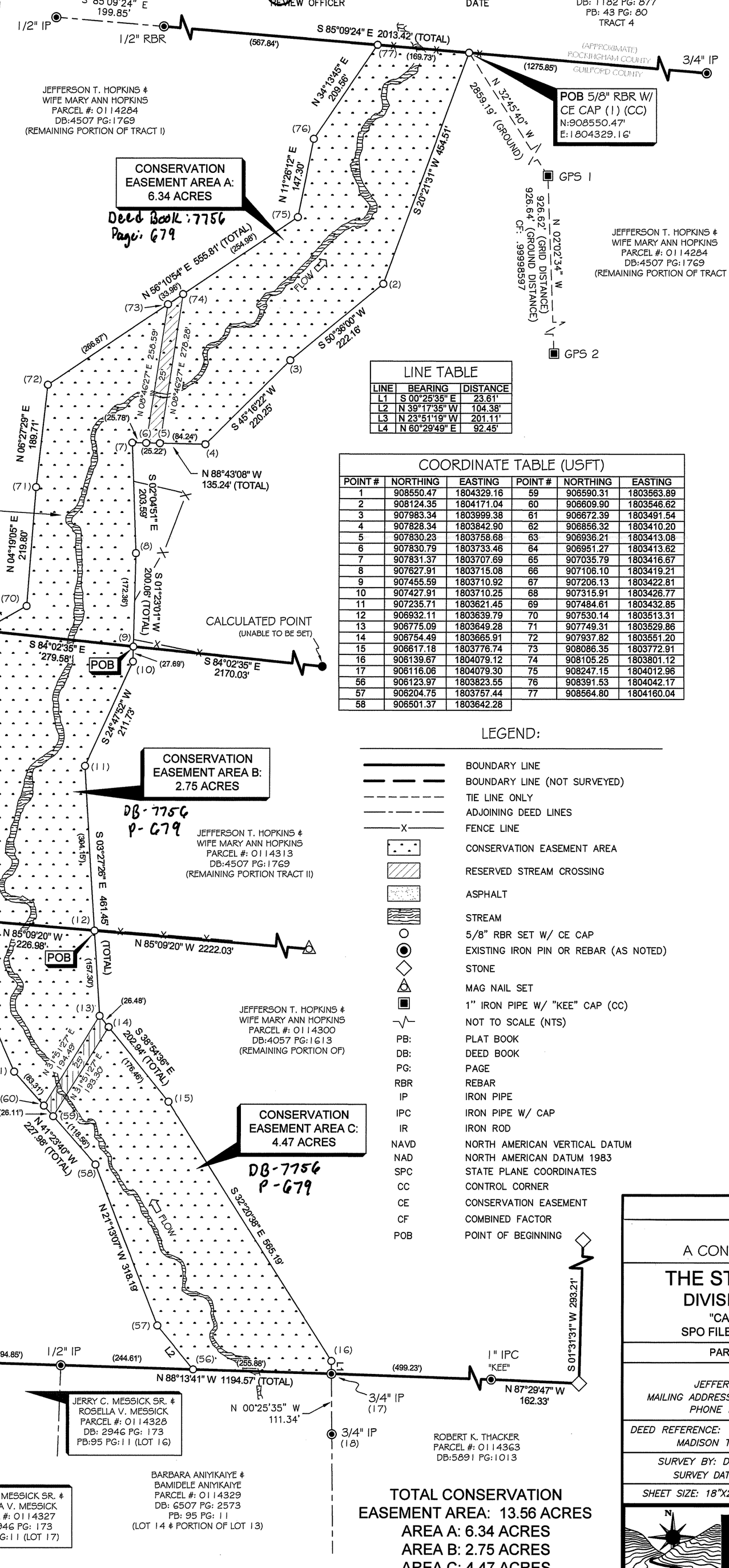
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

NC FEE $273.00

VICINITY MAP

SCALE: 1" = 2000'





GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 00°25'35" E	23.61'
L2	N 39°17'35" W	104.38'
L3	N 23°51'19" W	201.11'
L4	N 60°29'49" E	92.45'

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING
1	908550.47	1804329.16	59	906590.31	1803563.89
2	908124.35	1804171.04	60	906609.90	1803546.62
3	907983.34	1803999.38	61	906672.39	1803491.54
4	907828.34	1803842.90	62	906856.32	1803410.20
5	907830.23	1803758.68	63	906936.21	1803413.08
6	907830.79	1803733.46	64	906951.27	1803413.62
7	907831.37	1803707.69	65	907035.79	1803416.67
8	907627.91	1803715.08	66	907106.10	1803419.21
9	907455.59	1803710.92	67	907206.13	1803422.81
10	907427.91	1803710.25	68	907315.91	1803426.77
11	907235.71	1803621.45	69	907484.61	1803432.85
12	906932.11	1803639.79	70	907530.14	1803513.31
13	906775.09	1803649.28	71	907749.31	1803529.86
14	906754.49	1803665.91	72	907937.82	1803551.20
15	906617.18	1803776.74	73	908086.35	1803772.91
16	906139.67	1804079.12	74	908105.25	1803801.12
17	906116.06	1804079.30	75	908247.15	1804012.96
56	906123.97	1803823.55	76	908391.53	1804042.17
57	906204.75	1803757.44	77	908564.80	1804160.04
58	906501.37	1803642.28			

LEGEND:

- BOUNDARY LINE
- BOUNDARY LINE (NOT SURVEYED)
- TIE LINE ONLY
- ADJOINING DEED LINES
- FENCE LINE
- CONSERVATION EASEMENT AREA
- RESERVED STREAM CROSSING
- ASPHALT
- STREAM
- 5/8" RBR SET W/ CE CAP
- EXISTING IRON PIN OR REBAR (AS NOTED)
- STONE
- MAG NAIL SET
- 1" IRON PIPE W/ "KEE" CAP (CC)
- NOT TO SCALE (NTS)

PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
RBR	REBAR
IP	IRON PIPE
IPC	IRON PIPE W/ CAP
IR	IRON ROD
NAVD	NORTH AMERICAN VERTICAL DATUM
NAD	NORTH AMERICAN DATUM 1983
SPC	STATE PLANE COORDINATES
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
CF	COMBINED FACTOR
POB	POINT OF BEGINNING

TOTAL CONSERVATION EASEMENT AREA: 13.56 ACRES
AREA A: 6.34 ACRES
AREA B: 2.75 ACRES
AREA C: 4.47 ACRES

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

Jefferson T. Hopkins 9-11-15
JEFFERSON T. HOPKINS DATE

Mary Ann Hopkins 9-11-15
MARY ANN HOPKINS DATE

ATTESTED BY:
NAME DATE 9-11-15

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1-800-632-4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

0' 150' 300' 450'
ONE INCH = ONE-HUNDRED FIFTY FEET

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA, DIVISION OF MITIGATION SERVICES

"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEK DMS SITE ID: 96315

PARCEL NUMBER(S): 0114284, 0114313 & 0114300

CURRENT OWNER(S) LISTED AS:
JEFFERSON T. HOPKINS & WIFE, MARY ANN HOPKINS
MAILING ADDRESS: 8255 WHITE CEDAR ROAD, BROWN SUMMIT, NC 27214
PHONE NUMBER(S): (336) 669-3313, (336) 669-3316

DEED REFERENCE: BOOK: 4507 PAGE: 1769 & BOOK: 4057 PAGE: 1613
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 2 OF 13 | SCALE: 1"=150'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 56

GUILFORD COUNTY, NORTH CAROLINA

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 6507, PG: 2573, AND PB: 95, PG: 11; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

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NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

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Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM
BY: MEREDITH APPLE
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2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
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GPS METADATA
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FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

BARBARA ANIYIKAIYE 9/11/15 DATE

BAMIDELE ANIYIKAIYE 9/11/15 DATE

ATTESTED BY:

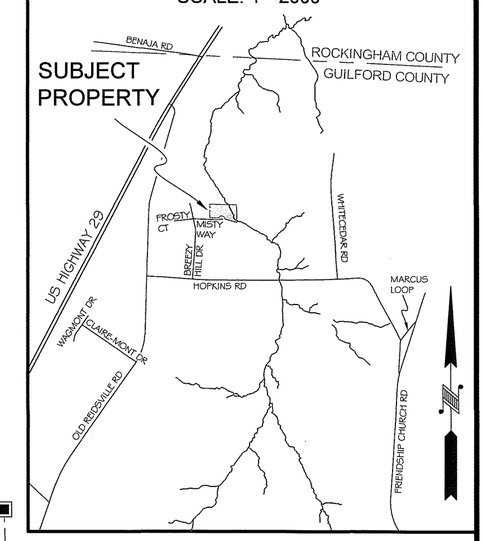
NAME 9-11-15 DATE

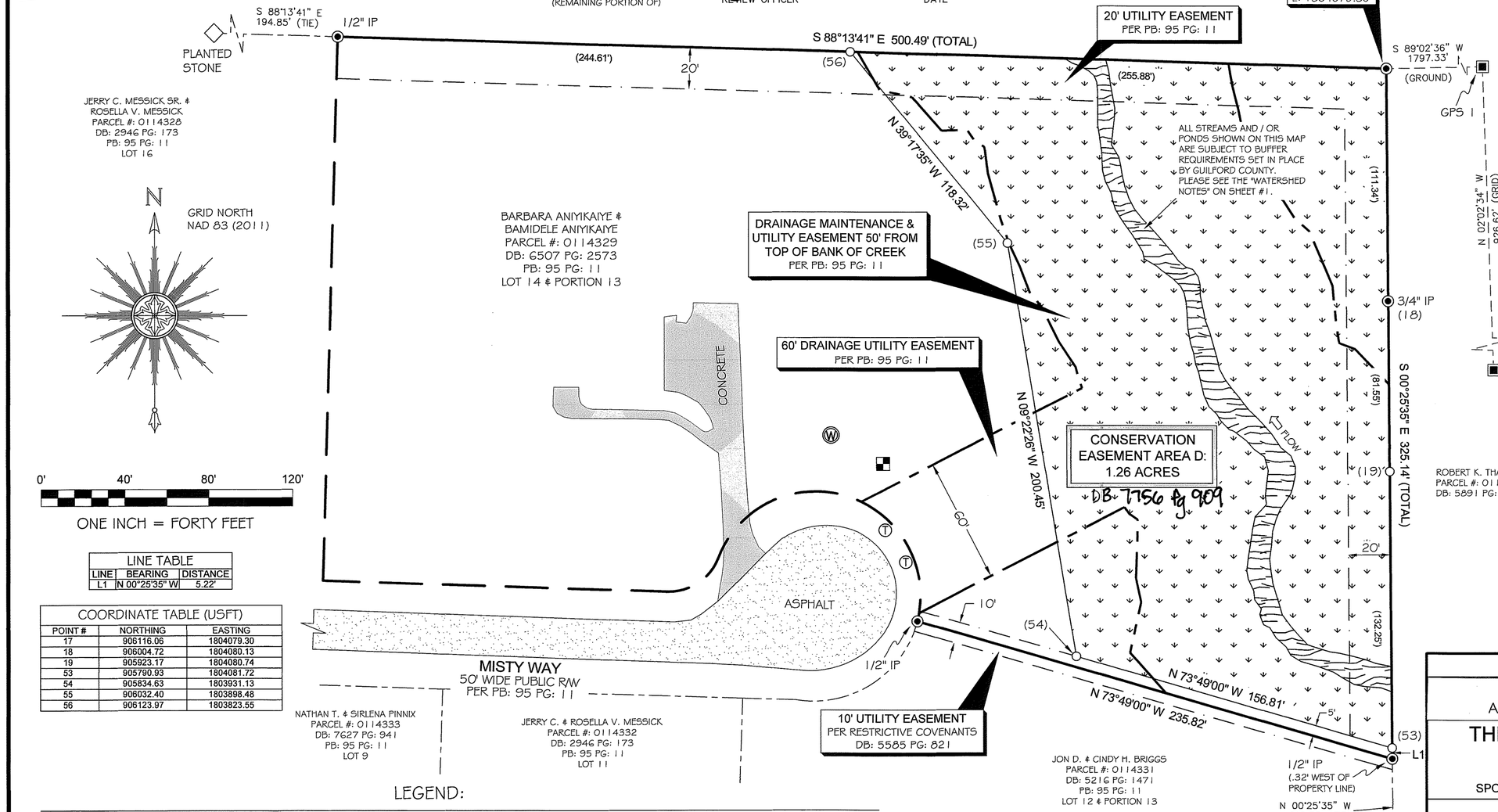
REGISTER OF DEEDS STAMP

CONSERVATION EASEMENT CORNER CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT

VICINITY MAP
SCALE: 1"=2000'





LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 00°25'35" W	5.22'

COORDINATE TABLE (USFT)		
POINT #	NORTHING	EASTING
17	906116.06	1804079.30
18	906004.72	1804080.13
19	905923.17	1804080.74
53	905790.93	1804081.72
54	905834.63	1803931.13
55	906032.40	1803898.48
56	906123.97	1803823.55

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
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7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (RS-30) RESIDENTIAL SINGLE FAMILY DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.
10. ALL STRUCTURES NOT LOCATED WITHIN 100 FEET OF THE CONSERVATION EASEMENT AREA SHOWN ON THIS MAP, HAVE BEEN REMOVED PER GUILFORD COUNTY PLANNING DEPARTMENT REQUIREMENTS.

LEGEND:

	BOUNDARY LINE	○	5/8" RBR W/ "CE" CAP	PG:	PAGE
	BOUNDARY LINE NOT SURVEYED	◉	EXISTING IRON PIN (AS NOTED)	IP	IRON PIPE
	TIE LINE ONLY	▲	EXISTING NAIL (AS NOTED)	IPC	IRON PIPE W/ CAP
	ADJOINING DEED LINES	■	1" IRON PIPE W/ "KEE" CAP (CC)	R/W	RIGHT OF WAY
	CONSERVATION EASEMENT BOUNDARY	◇	PLANTED STONE	N.A.D.	NORTH AMERICAN DATUM 1983
	DRAINAGE & UTILITY EASEMENT	Ⓦ	WELL	N.A.V.D.	NORTH AMERICAN VERTICAL DATUM 1988
	UTILITY EASEMENT	■	TRANSFORMER	SPC	STATE PLANE COORDINATES
—X—	FENCE LINE	Ⓣ	TELEPHONE PEDESTAL	CF	COMBINED FACTOR
	CONSERVATION EASEMENT AREA	√	NOT TO SCALE (NTS)	CC	CONTROL CORNER
	CONCRETE	PB:	PLAT BOOK	POB	POINT OF BEGINNING
	STREAM	DB:	DEED BOOK		
	ASPHALT				

GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"

SPO FILE NUMBER: 41-AAAED DMS SITE ID: 96315

PARCEL NUMBER: 0114329

CURRENT OWNER(S) LISTED AS:
BARBARA ANIYIKAIYE & BAMIDELE ANIYIKAIYE
OWNER MAILING ADDRESS: 5305 MISTY WAY, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 404-8571

DEED REFERENCE: BOOK: 6507 PAGE: 2573
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 3 OF 13 | SCALE: 1"=40'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 57

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 5891, PG: 1013, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

ROBERT K. THACKER 9-11-15 DATE

ATTESTED BY:

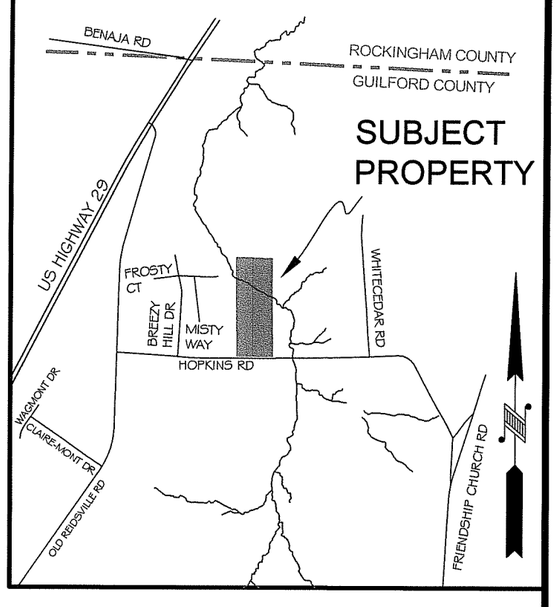
NAME 9-11-15 DATE

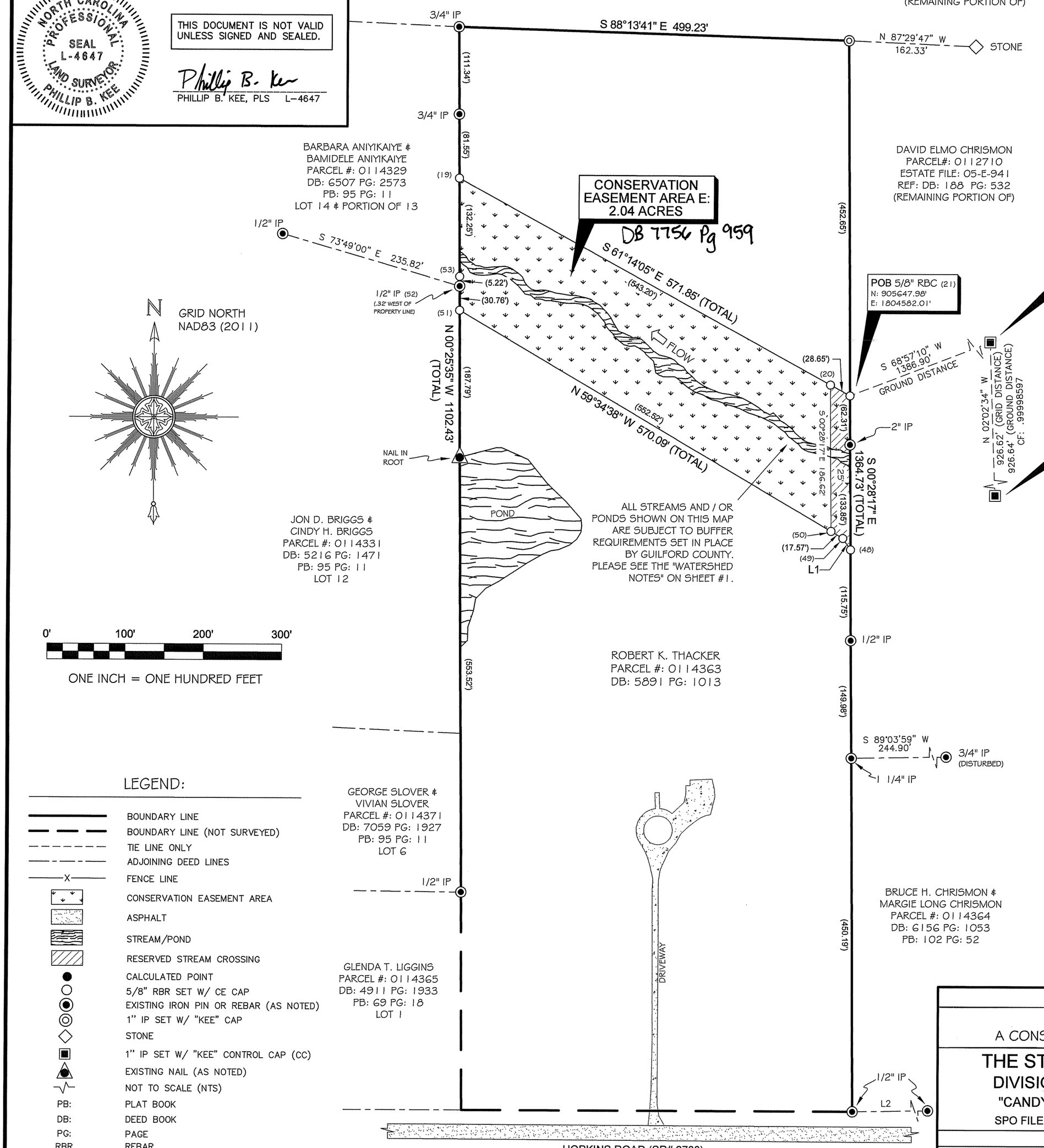
BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

NC FEE $273.00

VICINITY MAP
SCALE: 1"=2000'





SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1-800-632-4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.
10. ALL STRUCTURES NOT LOCATED WITHIN 100 FEET OF THE CONSERVATION EASEMENT AREA SHOWN ON THIS MAP, HAVE BEEN REMOVED PER GUILFORD COUNTY PLANNING DEPARTMENT REQUIREMENTS.

LEGEND:

- BOUNDARY LINE
- BOUNDARY LINE (NOT SURVEYED)
- TIE LINE ONLY
- ADJOINING DEED LINES
- FENCE LINE
- CONSERVATION EASEMENT AREA
- ASPHALT
- STREAM/POND
- RESERVED STREAM CROSSING
- CALCULATED POINT
- 5/8" RBR SET W/ CE CAP
- EXISTING IRON PIN OR REBAR (AS NOTED)
- 1" IP SET W/ "KEE" CAP
- STONE
- 1" IP SET W/ "KEE" CONTROL CAP (CC)
- EXISTING NAIL (AS NOTED)
- NOT TO SCALE (NTS)

PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
RBR	REBAR
IP	IRON PIPE
IPC	IRON PIPE W/ ID CAP
NAVD	NORTH AMERICAN VERTICAL DATUM
NAD	NORTH AMERICAN DATUM 1983
SPC	STATE PLANE COORDINATES
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
CF	COMBINED FACTOR
POB	POINT OF BEGINNING

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 34°49'25" W	17.58'
L2	S 89°03'59" W	244.99'

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING
19	905923.17	1804080.74
20	905661.78	1804556.90
21	905647.99	1804582.01
48	905451.83	1804583.63
49	905466.27	1804573.59
50	905475.17	1804558.43
51	905754.95	1804081.99
52	905785.71	1804081.76
53	905790.93	1804081.72

CONSERVATION EASEMENT CORNER-NC CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEM DMS SITE ID: 96315

PARCEL NUMBER: 0114363

CURRENT OWNER(S) LISTED AS:
ROBERT K. THACKER
MAILING ADDRESS: P.O. BOX 188, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336)-908-7238

DEED REFERENCE: BOOK: 5891 PAGE: 1013
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: PBK
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 4 OF 13 | SCALE: 1"=100'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 6156, PG: 1053, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

GUILFORD COUNTY, NORTH CAROLINA:

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR DATE

I, Paul Lowe, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

DAVID ELMO CHRISMON
PARCEL #: 0112710
ESTATE FILE: 05-E-941
REF: DB: 188 PG: 532
(REMAINING PORTION OF)

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

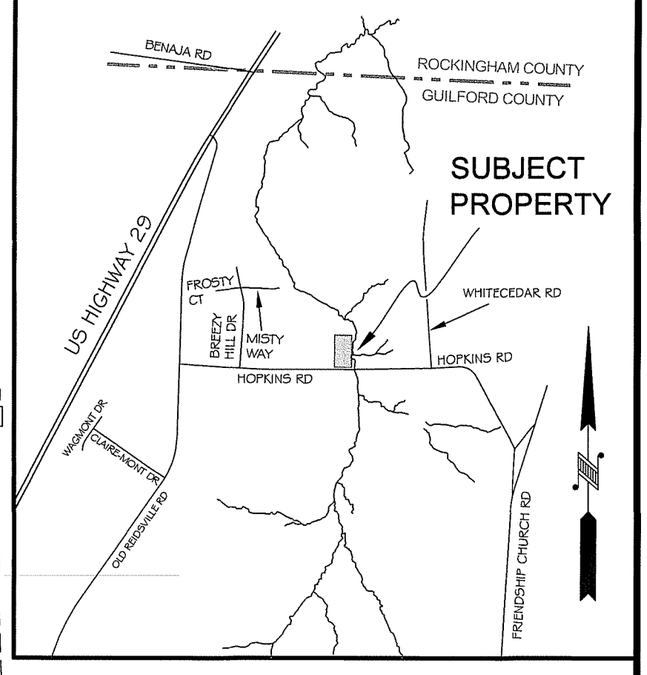
BRUCE H. CHRISMON 9-11-15 DATE

MARGIE LONG CHRISMON 9-11-15 DATE

ATTESTED BY:
NAME 9-11-15 DATE

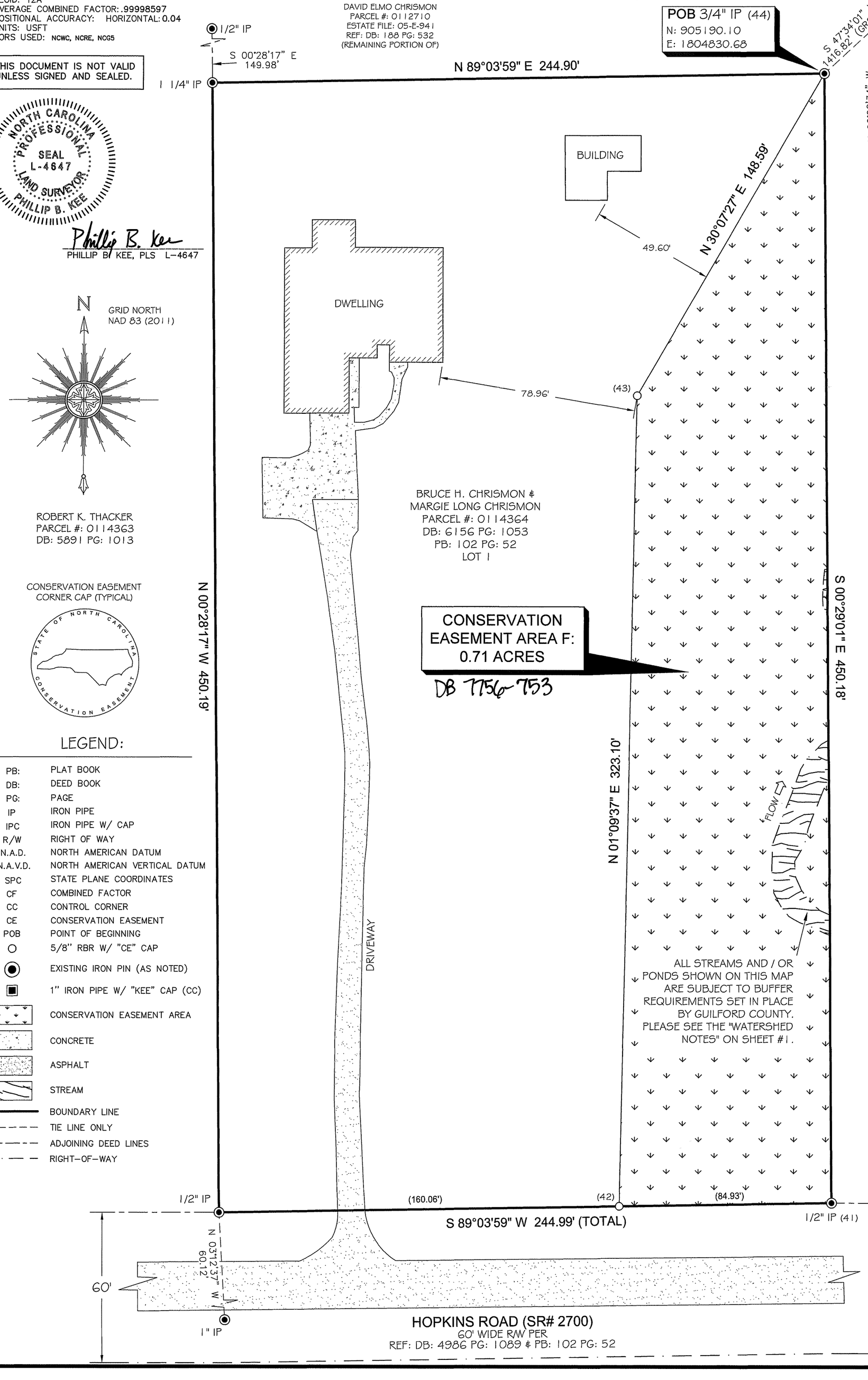
BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00

VICINITY MAP
SCALE 1"=2000'



GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361



N
GRID NORTH
NAD 83 (2011)

ROBERT K. THACKER
PARCEL #: 0114363
DB: 5891 PG: 1013

CONSERVATION EASEMENT CORNER CAP (TYPICAL)
STATE OF NORTH CAROLINA CONSERVATION EASEMENT

LEGEND:

PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
IP	IRON PIPE
IPC	IRON PIPE W/ CAP
R/W	RIGHT OF WAY
N.A.D.	NORTH AMERICAN DATUM
N.A.V.D.	NORTH AMERICAN VERTICAL DATUM
SPC	STATE PLANE COORDINATES
CF	COMBINED FACTOR
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
POB	POINT OF BEGINNING
○	5/8" RBR W/ "CE" CAP
◉	EXISTING IRON PIN (AS NOTED)
■	1" IRON PIPE W/ "KEE" CAP (CC)
	CONSERVATION EASEMENT AREA
	CONCRETE
	ASPHALT
	STREAM
	BOUNDARY LINE
	TIE LINE ONLY
	ADJOINING DEED LINES
	RIGHT-OF-WAY

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING
41	904739.93	1804834.48
42	904738.55	1804749.56
43	905061.58	1804756.10
44	905190.10	1804830.68

0' 30' 60' 90'
ONE INCH = THIRTY FEET

DAVID ELMO CHRISMON
PARCEL #: 0112710
ESTATE FILE: 05-E-941
REF: DB: 188 PG: 532
(REMAINING PORTION OF)

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
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9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES

"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEG DMS SITE ID: 96315

PARCEL NUMBER: 0114364

CURRENT OWNER(S) LISTED AS:
BRUCE H. CHRISMON & MARGIE LONG CHRISMON
OWNER MAILING ADDRESS: 5245 HOPKINS ROAD, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 656-9220

DEED REFERENCE: BOOK: 6156 PAGE: 1053
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

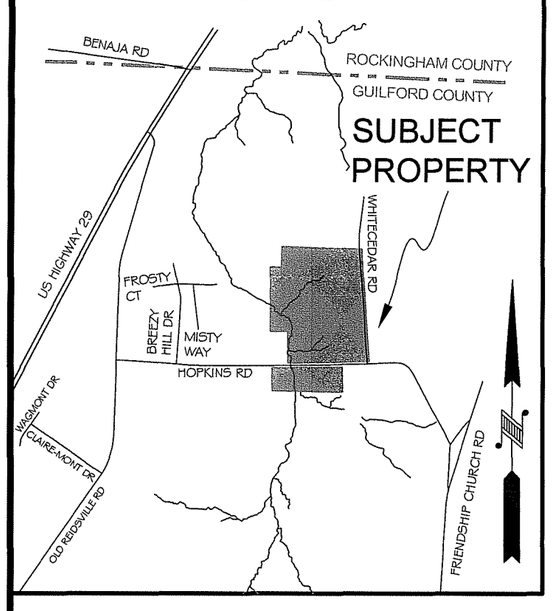
SHEET SIZE: 18"X24" | SHEET #: 5 OF 13 | SCALE: 1"=30'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 59

VICINITY MAP
SCALE: 1"=2000'



CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 188, PG: 532, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

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GPS METADATA
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DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

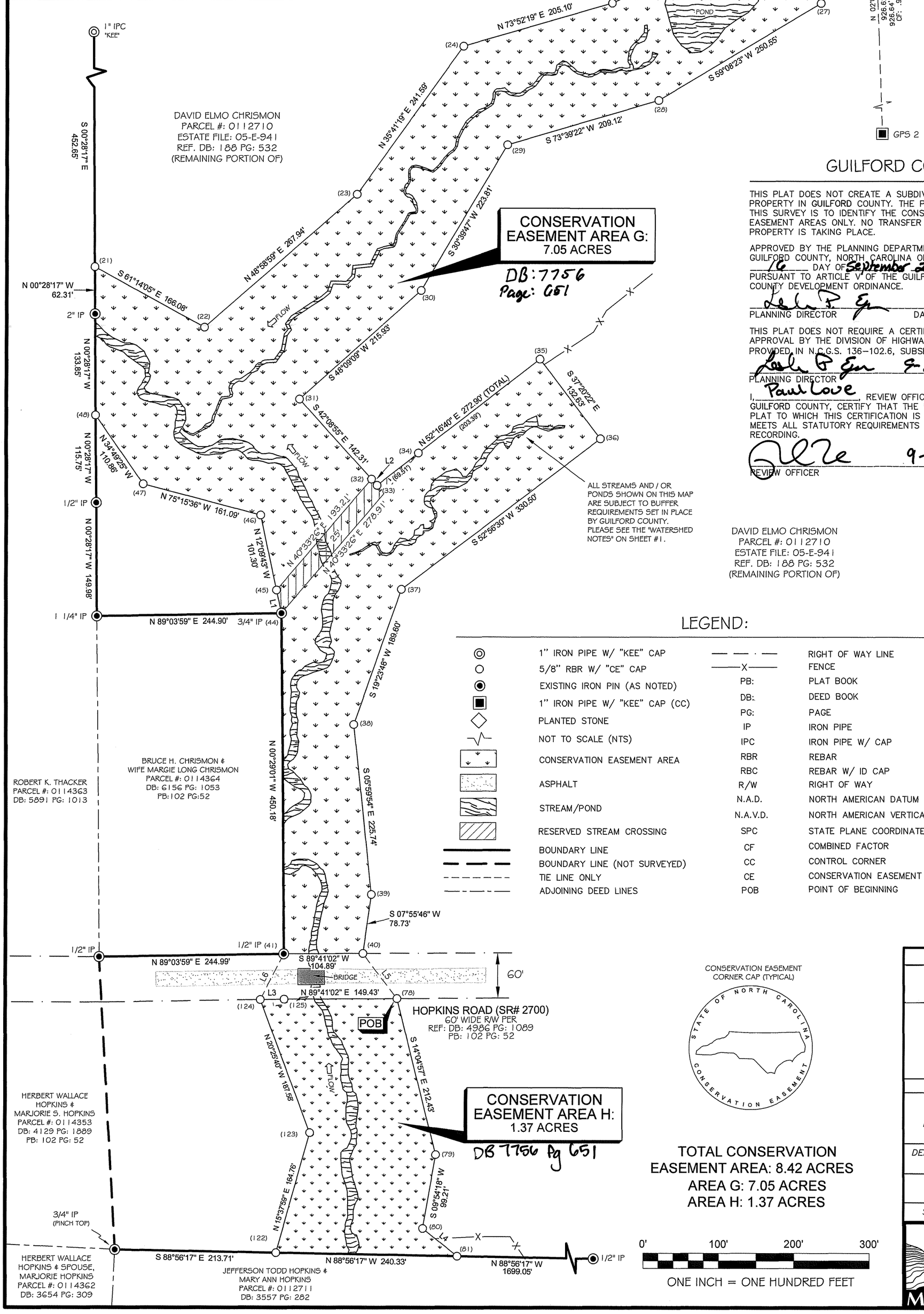
Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07'	N: 905220.04'
E: 1805876.38'	E: 1805909.42'
Z: 778.1' (NAVD88)	Z: 785.9' (NAVD88)
CF: 0.99998833	CF: 0.99998361

N GRID NORTH NAD 83 (2011)

COORDINATE TABLE (USFT)		
POINT #	NORTHING	EASTING
21	905647.99	1804582.01
22	905568.07	1804727.60
23	905743.91	1804929.76
24	905940.13	1805070.70
25	905997.10	1805267.73
26	906093.27	1805478.39
27	905997.06	1805544.92
28	905868.54	1805329.84
29	905809.70	1805129.18
30	905617.18	1805015.03
31	905473.12	1804854.18
32	905367.61	1804949.68
33	905359.48	1804957.04
34	905402.01	1805012.03
35	905526.45	1805172.91
36	905421.00	1805253.35
37	905221.83	1804989.61
38	905042.99	1804926.64
39	904818.49	1804950.23
40	904740.51	1804939.37
41	904739.93	1804834.48
45	905220.82	1804824.06
46	905319.85	1804802.72
47	905360.83	1804646.93
48	905451.83	1804583.63
78	904680.76	1804984.56
79	904474.71	1805036.25
80	904376.98	1805019.18
81	904340.52	1805064.96
122	904344.97	1804824.68
123	904503.64	1804869.08
124	904679.42	1804803.61



LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 12°09'43" W	31.42'
L2	S 42°08'55" E	10.97'
L3	N 89°03'59" E	31.53'
L4	S 51°28'08" E	58.53'
L5	S 37°06'02" E	74.92'
L6	S 27°01'37" W	67.93'

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

David Elmo Chrismon 9-15-15
DAVID ELMO CHRISMON DATE

ATTESTED BY:
Phillip B. Kee 9-15-15
NAME DATE

BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM BY: MEREDITH A APPLE DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1-800-632-4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

LEGEND:

	1" IRON PIPE W/ "KEE" CAP		RIGHT OF WAY LINE
	5/8" RBR W/ "CE" CAP		FENCE
	EXISTING IRON PIN (AS NOTED)	PB:	PLAT BOOK
	1" IRON PIPE W/ "KEE" CAP (CC)	DB:	DEED BOOK
	PLANTED STONE	PG:	PAGE
	NOT TO SCALE (NTS)	IP	IRON PIPE
	CONSERVATION EASEMENT AREA	IPC	IRON PIPE W/ CAP
		RBR	REBAR
	ASPHALT	RBC	REBAR W/ ID CAP
		R/W	RIGHT OF WAY
	STREAM/POND	N.A.D.	NORTH AMERICAN DATUM
		N.A.V.D.	NORTH AMERICAN VERTICAL DATUM
	RESERVED STREAM CROSSING	SPC	STATE PLANE COORDINATES
	BOUNDARY LINE	CF	COMBINED FACTOR
	BOUNDARY LINE (NOT SURVEYED)	CC	CONTROL CORNER
	TIE LINE ONLY	CE	CONSERVATION EASEMENT
	ADJOINING DEED LINES	POB	POINT OF BEGINNING

CONSERVATION EASEMENT CORNER CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT

TOTAL CONSERVATION EASEMENT AREA: 8.42 ACRES
AREA G: 7.05 ACRES
AREA H: 1.37 ACRES

0' 100' 200' 300'
ONE INCH = ONE HUNDRED FEET

EXCLUSION MAP
A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA, DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEH DMS SITE ID: 96315

PARCEL NUMBER: 0112710

CURRENT OWNER(S) LISTED AS:
DAVID ELMO CHRISMON
MAILING ADDRESS: 8225 WHITECEDAR ROAD, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 656-9220

DEED REFERENCE: ESTATE FILE 05-E-941 (DEED BOOK: 188 PAGE: 532)
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 6 OF 13 | SCALE: 1"=100'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 60

GUILFORD COUNTY, NORTH CAROLINA

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 3557, PG: 282 AND DB: NA PG: NA, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

Phillip B Kee
PHILLIP B. KEE, PLS L-4647

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

[signature] 9-16-15
PLANNING DIRECTOR DATE

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

[signature] 9-16-15
PLANNING DIRECTOR DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

[signature] 9-17-15
REVIEW OFFICER DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

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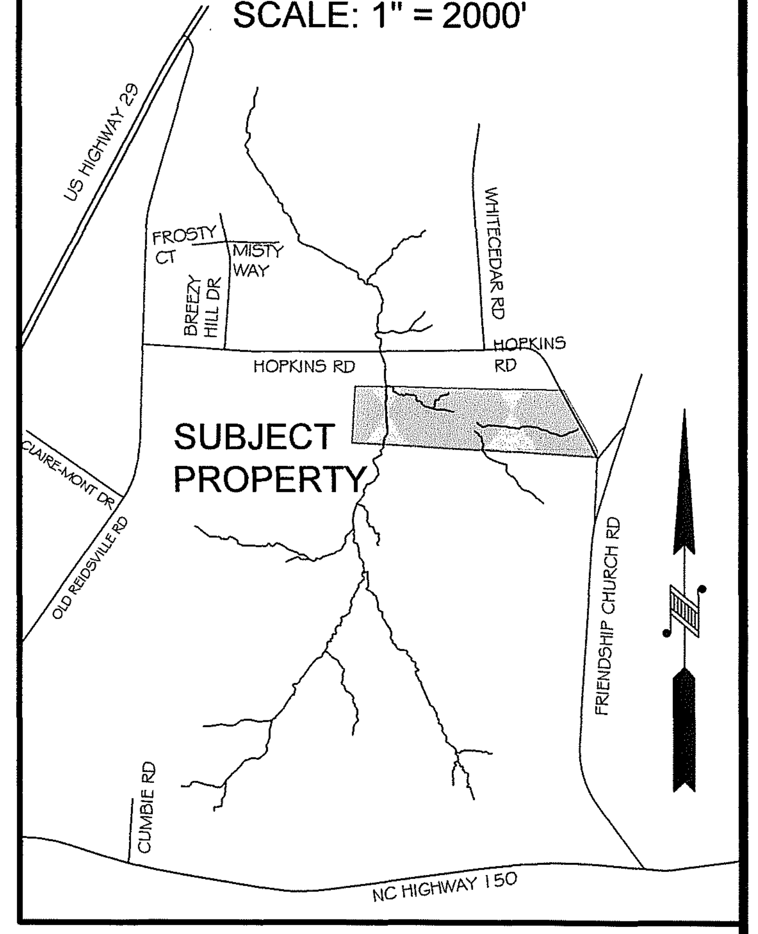
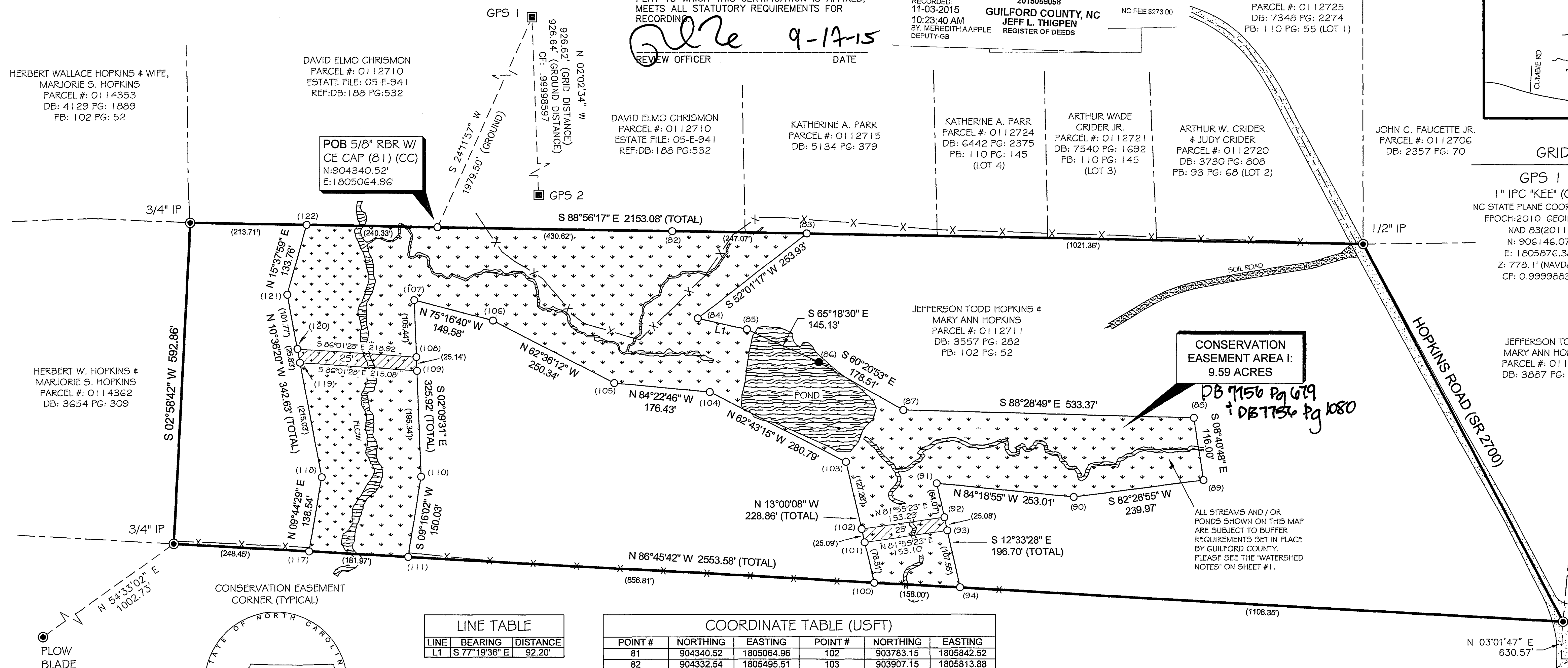
Jefferson T. Hopkins 9-11-15
JEFFERSON T. HOPKINS DATE

Mary Ann Hopkins 9-11-15
MARY ANN HOPKINS DATE

ATTESTED BY:
[signature] 9-11-15
NAME DATE

BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM
BY: MEREDITH A APPLE DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00





GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07'	N: 905220.04'
E: 1805876.38'	E: 1805909.42'
Z: 778.1' (NAVD88)	Z: 785.9' (NAVD88)
CF: 0.99998833	CF: 0.99998361

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 77°19'36" E	92.20'

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING
81	904340.52	1805064.96	102	903783.15	1805842.52
82	904332.54	1805495.51	103	903907.15	1805813.88
83	904327.96	1805742.53	104	904035.85	1805564.32
84	904171.70	1805542.37	105	904053.12	1805388.75
85	904151.47	1805632.33	106	904168.32	1805166.49
86	904090.85	1805764.19	107	904206.33	1805021.82
87	904002.53	1805919.33	108	904100.96	1805025.79
88	903988.38	1806452.51	109	904075.84	1805026.74
89	903873.71	1806470.02	110	903880.64	1805034.10
90	903842.17	1806232.12	111	903732.56	1805009.94
91	903867.23	1805980.36	117	903742.84	1804828.25
92	903804.69	1805994.29	118	903879.39	1804851.69
93	903780.22	1805999.74	119	904090.75	1804812.12
94	903675.24	1806023.12	120	904116.13	1804807.36
100	903684.17	1805865.37	121	904216.16	1804788.63
101	903758.71	1805848.16	122	904344.97	1804824.68

0' 150' 300' 450'
ONE INCH = ONE-HUNDRED FIFTY FEET

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1-800-632-4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.
10. ALL STRUCTURES NOT LOCATED WITHIN 100 FEET OF THE CONSERVATION EASEMENT AREAS SHOWN ON THIS MAP, HAVE BEEN REMOVED PER GUILFORD COUNTY PLANNING DEPARTMENT REQUIREMENTS.

LEGEND:

- BOUNDARY LINE
- BOUNDARY LINE (NOT SURVEYED)
- TIE LINE ONLY
- ADJOINING DEED LINES
- FENCE LINE
- CONSERVATION EASEMENT AREA
- RESERVED STREAM CROSSING
- ASPHALT
- STREAM/POND
- 5/8" RBR SET W/ CE CAP
- EXISTING IRON PIN OR REBAR (AS NOTED)
- CALCULATED POINT (CP)
- 1" IRON PIPE W/ "KEE" CAP (CC)
- NOT TO SCALE (NTS)
- PB: PLAT BOOK
- DB: DEED BOOK
- PG: PAGE
- RBR REBAR
- IP IRON PIPE
- IPC IRON PIPE W/ CAP
- NAVD NORTH AMERICAN VERTICAL DATUM
- NAD NORTH AMERICAN DATUM 1983
- SPC STATE PLANE COORDINATES
- CC CONTROL CORNER
- CE CONSERVATION EASEMENT
- CF COMBINED FACTOR
- POB POINT OF BEGINNING

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEK DMS SITE ID: 96315

PARCEL NUMBER: 0112711

CURRENT OWNER(S) LISTED AS:
JEFFERSON TODD HOPKINS & WIFE, MARY ANN HOPKINS
MAILING ADDRESS: 8255 WHITE CEDAR RD, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 669-3313, (336) 669-3316

DEED REFERENCE: BOOK: 3557 PAGE: 282
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" SHEET #: 7 OF 13 SCALE: 1"=150'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 61

GUILFORD COUNTY, NORTH CAROLINA

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 3654, PG: 306 AND DB: XXX PG: XXX, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000 ; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

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GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5
WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

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HERBERT WALLACE HOPKINS 9-11-15 DATE

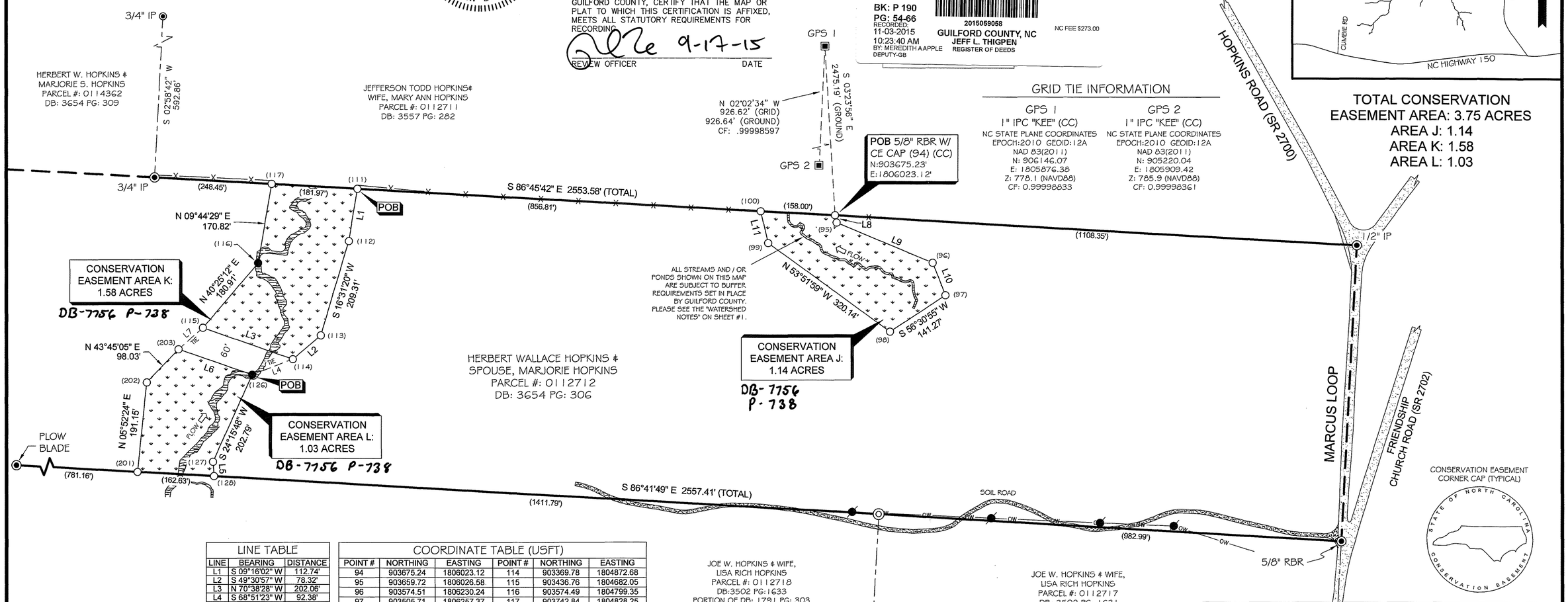
MARJORIE HOPKINS 9-15-15 DATE

ATTESTED BY:

NAME 9-15-15 DATE

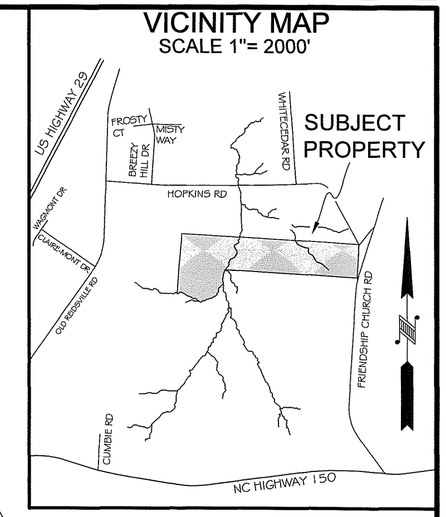
BK: P 190
PG: 54-66
RECORDED: 11-03-2015 10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00

N
GRID NORTH
NAD 83 (2011)



GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361



TOTAL CONSERVATION EASEMENT AREA: 3.75 ACRES
AREA J: 1.14
AREA K: 1.58
AREA L: 1.03

CONSERVATION EASEMENT CORNER CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 09°16'02" W	112.74'
L2	S 49°30'57" W	78.32'
L3	N 70°38'28" W	202.06'
L4	S 68°51'23" W	92.38'
L5	S 04°26'19" E	30.75'
L6	S 70°38'28" E	165.31'
L7	S 48°31'55" W	68.72'
L8	S 12°33'28" E	15.91'
L9	S 67°17'45" E	220.76'
L10	S 21°31'25" E	73.95'
L11	N 13°00'08" W	69.39'

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING
94	903675.24	1806023.12	114	903369.78	1804872.68
95	903659.72	1806026.58	115	903436.76	1804682.05
96	903574.51	1806230.24	116	903574.49	1804799.35
97	903505.71	1806257.37	117	903742.84	1804828.25
98	903427.77	1806139.55	126	903336.46	1804786.52
99	903616.55	1805880.99	127	903151.58	1804703.19
100	903684.17	1805865.37	128	903120.93	1804705.57
111	903732.56	1805009.94	201	903130.30	1804543.21
112	903621.29	1804991.78	202	903320.44	1804562.77
113	903420.63	1804932.26	203	903391.25	1804630.56

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
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7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

LEGEND:

	BOUNDARY LINE		1" IRON PIPE W/ "KEE" CAP (CC)
	BOUNDARY LINE (NOT SURVEYED)		NOT TO SCALE (NTS)
	TIE LINE ONLY	PB:	PLAT BOOK
	ADJOINING DEED LINES	DB:	DEED BOOK
X	FENCE LINE	PG:	PAGE
	CONSERVATION EASEMENT AREA	RBR	REBAR
	ASPHALT	IP	IRON PIPE
	STREAM	IPC	IRON PIPE W/ ID CAP
	CALCULATED POINT	NAVD	NORTH AMERICAN VERTICAL DATUM
	5/8" RBR SET W/ CE CAP	NAD	NORTH AMERICAN DATUM 1983
	EXISTING IRON PIN OR REBAR (AS NOTED)	SPC	STATE PLANE COORDINATES
	STONE	CC	CONTROL CORNER
	1" IP SET W/ "KEE" CAP	CE	CONSERVATION EASEMENT
		CF	COMBINED FACTOR
		POB	POINT OF BEGINNING

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEI DMS SITE ID: 96315

PARCEL NUMBER: 0112712

CURRENT OWNER(S) LISTED AS:
HERBERT WALLACE HOPKINS & SPOUSE, MARJORIE HOPKINS
MAILING ADDRESS: 8066 OLD REIDSVILLE RD, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 382-2692

DEED REFERENCE: BOOK: 3654 PAGE: 306
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: PBK
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" SHEET #: 8 OF 13 SCALE: 1"=150'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 62

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 3502 ,PG: 1633 ; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000 ; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47–30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47–30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT–ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L–4647

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14–07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCC5

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September, 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT–OF–WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

JOE W. HOPKINS 9-11-15 DATE

LISA RICH HOPKINS Joe W. Hopkins for power of Attorney 9-11-15 DATE

ATTESTED BY:

NAME 9-11-15 DATE

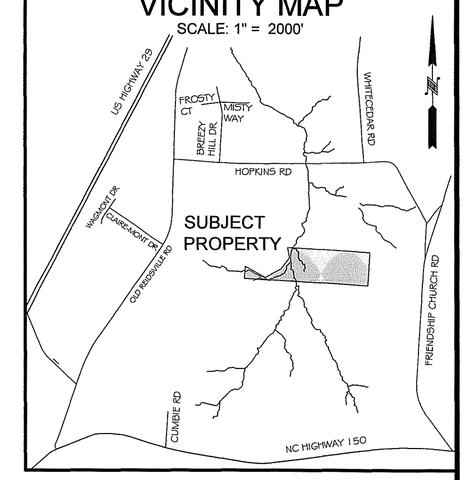
BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

NC FEE $273.00

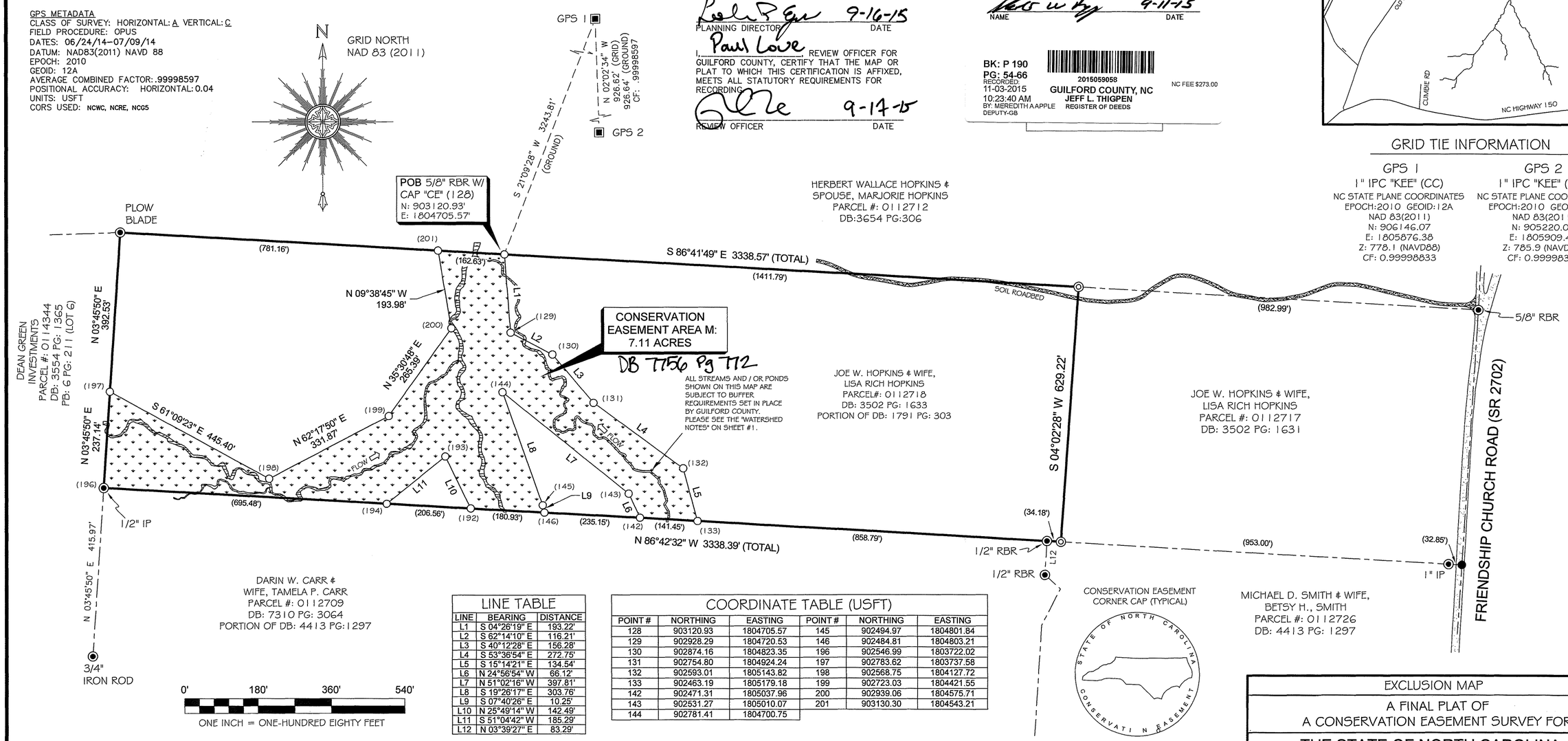
VICINITY MAP

SCALE: 1" = 2000'



GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361



LINE TABLE

LINE	BEARING	DISTANCE
L1	S 04°26'19" E	193.22'
L2	S 62°14'10" E	116.21'
L3	S 40°12'28" E	156.28'
L4	S 53°36'54" E	272.75'
L5	S 15°14'21" E	134.54'
L6	N 24°56'54" W	66.12'
L7	N 51°02'16" W	397.81'
L8	S 19°26'17" E	303.76'
L9	S 07°40'26" E	10.25'
L10	N 25°49'14" W	142.49'
L11	S 51°04'42" W	185.29'
L12	N 03°39'27" E	83.29'

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING	POINT #	NORTHING	EASTING
128	903120.93	1804705.57	145	902494.97	1804801.84
129	902928.29	1804720.53	146	902484.81	1804803.21
130	902874.16	1804823.35	196	902546.99	1803722.02
131	902754.80	1804924.24	197	902783.62	1803737.58
132	902593.01	1805143.82	198	902568.75	1804127.72
133	902463.19	1805179.18	199	902723.03	1804421.55
142	902471.31	1805037.96	200	902939.06	1804575.71
143	902531.27	1805010.07	201	903130.30	1804543.21
144	902781.41	1804700.75			

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1–800–632–4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG–TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III–A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

LEGEND:

	BOUNDARY LINE
	BOUNDARY LINE (NOT SURVEYED)
	TIE LINE ONLY
	ADJOINING DEED LINES
—X—	FENCE LINE
	CONSERVATION EASEMENT AREA
	ASPHALT
	STREAM
●	CALCULATED POINT
○	5/8" RBR SET W/ CE CAP
◉	EXISTING IRON PIN OR REBAR (AS NOTED)
◎	1" IP SET W/ "KEE" CAP
◇	STONE
▣	1" IRON PIPE W/ "KEE" CAP (CC)
∿	NOT TO SCALE (NTS)
PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
RBR	REBAR
IP	IRON PIPE
NAVD	NORTH AMERICAN VERTICAL DATUM
NAD	NORTH AMERICAN DATUM 1983
SPC	STATE PLANE COORDINATES
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
CF	COMBINED FACTOR
POB	POINT OF BEGINNING

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA, DIVISION OF MITIGATION SERVICES

"CANDY CREEK STREAM MITIGATION SITE"

SPO FILE NUMBER: 41-AAAEL DMS SITE ID: 96315

PARCEL NUMBER: 0112718

CURRENT OWNER(S) LISTED AS:
JOE W. HOPKINS & WIFE, LISA RICH HOPKINS
MAILING ADDRESS: 7541 FRIENDSHIP CHURCH RD BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 656–7314, (336) 681–2228

DEED REFERENCE: BOOK: 3502 PAGE: 1633
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: PBK
SURVEY DATE: 06/24/14–04/10/15 JOB #140431–CE

SHEET SIZE: 18"X24" *SHEET #: 9 OF 13* *SCALE: 1"=180'*

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575–9021
www.keemap.com
License # C–3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 63

GUILFORD COUNTY, NORTH CAROLINA

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 7310, PG: 3064; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47–30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47–30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT–ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14–07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L–4647

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT–OF–WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

DARIN W. CARR 9/11/15 DATE

TAMELA P. CARR 9-11-2015 DATE

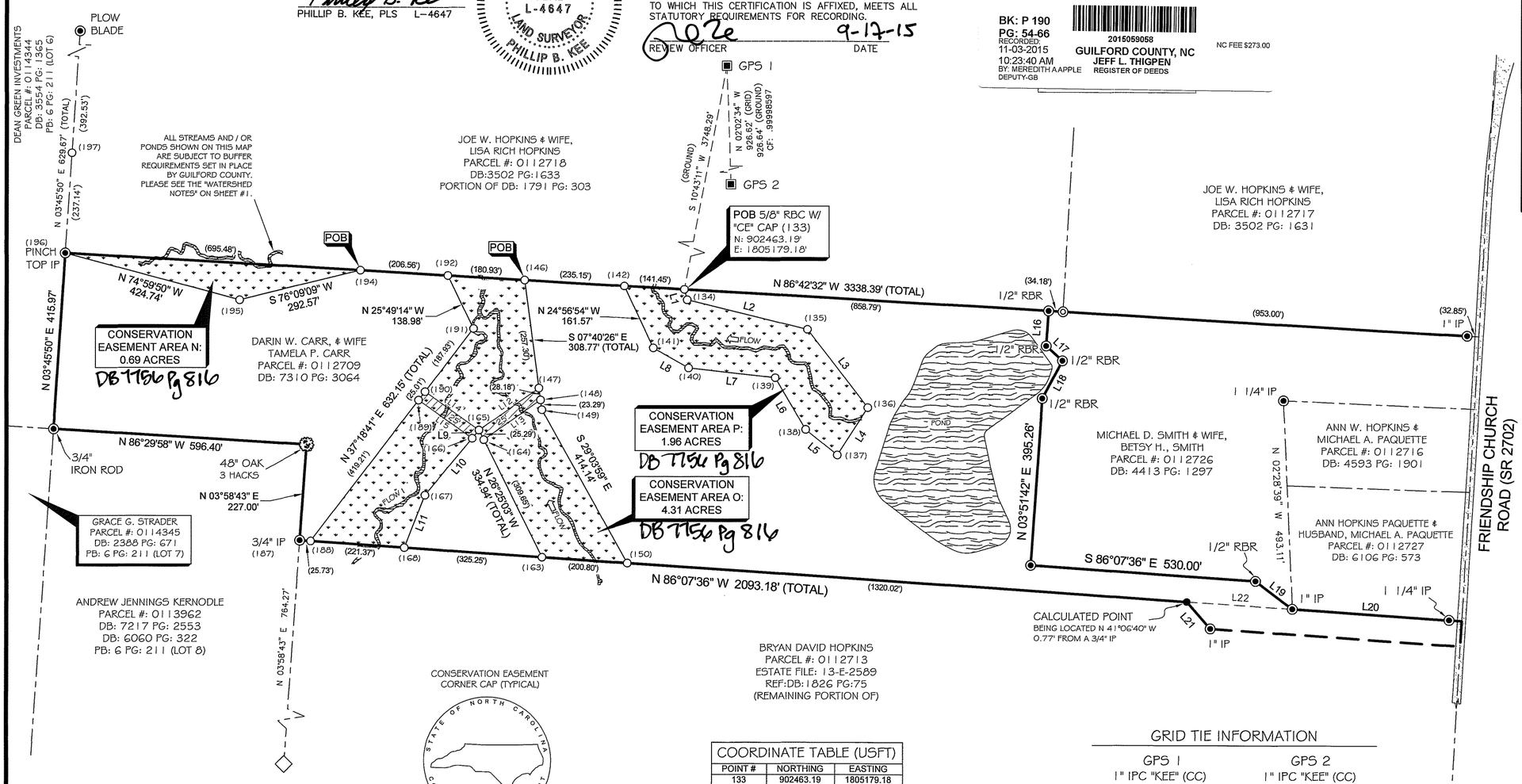
ATTESTED BY:

NAME 9-11-2015 DATE

BK: P 190
PG: 54-66
RECORDED
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

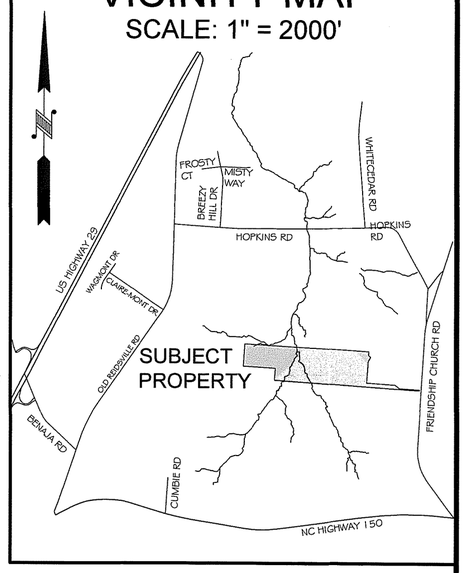
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

NC FEE $273.00



VICINITY MAP

SCALE: 1" = 2000'



SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
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7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG–TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III–A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

CONSERVATION EASEMENT CORNER CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT

LEGEND:

- BOUNDARY LINE
- BOUNDARY LINE (NOT SURVEYED)
- TIE LINE ONLY
- ADJOINING DEED LINES
- FENCE LINE
- CONSERVATION EASEMENT AREA
- ASPHALT
- STREAM
- RESERVED STREAM CROSSING
- CALCULATED POINT
- 5/8" RBR SET W/ CE CAP
- EXISTING IRON PIN OR REBAR (AS NOTED)
- TREE (AS NOTED)
- STONE
- 1" IRON PIPE W/ "KEE" CAP (CC)
- NOT TO SCALE (NTS)

PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
RBR	REBAR
IP	IRON PIPE
IPC	IRON PIPE W/ ID CAP
NAVD	NORTH AMERICAN VERTICAL DATUM
NAD	NORTH AMERICAN DATUM 1983
SPC	STATE PLANE COORDINATES
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
CF	COMBINED FACTOR
POB	POINT OF BEGINNING

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING
133	902463.19	1805179.18
134	902438.59	1805185.89
135	902368.78	1805469.25
136	902184.68	1805611.73
137	902072.21	1805539.59
138	902132.53	1805465.43
139	902254.56	1805393.44
140	902277.69	1805189.58
141	902324.82	1805106.12
142	902471.31	1805037.96
143	902531.27	1805010.07
144	902781.41	1804700.75
145	902494.97	1804801.84
146	902484.81	1804803.21
147	902229.82	1804837.57
148	902201.89	1804841.33
149	902178.81	1804844.44
150	901816.82	1805045.64
163	901830.38	1804845.29
164	902107.70	1804707.53
165	902130.35	1804696.27
166	902111.02	1804680.32
167	901976.27	1804569.10
168	901852.36	1804520.78
188	901867.31	1804299.92
189	902200.73	1804554.02
190	902220.62	1804569.19
191	902370.10	1804683.10
192	902495.20	1804622.57
193	902623.47	1804560.50
194	902507.06	1804416.35
195	902437.04	1804132.28
196	902546.99	1803722.02

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 15°14'21" E	25.50'
L2	S 76°09'38" E	291.83'
L3	S 37°44'09" E	232.80'
L4	S 32°40'25" W	133.61'
L5	N 50°52'43" W	95.60'
L6	N 30°32'19" W	141.68'
L7	N 83°31'34" W	205.17'
L8	N 60°32'53" W	95.85'
L9	S 39°32'09" W	25.07'
L10	S 39°32'09" W	174.72'
L11	S 21°18'00" W	133.00'
L12	S 54°51'23" W	172.79'
L13	S 54°51'23" W	163.63'
L14	N 54°36'49" W	155.88'
L15	N 54°36'49" W	154.91'
L16	N 03°39'27" E	83.29'
L17	N 47°55'44" W	51.73'
L18	N 27°59'12" E	100.82'
L19	N 52°45'40" W	109.24'
L20	N 86°07'36" W	369.88'
L21	N 41°06'40" W	84.29'
L22	N 86°07'36" W	249.39'

GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07'	N: 905220.04'
E: 1805876.38'	E: 1805909.42'
Z: 778.1' (NAVD88)	Z: 785.9' (NAVD88)
CF: 0.99998833	CF: 0.9999836 1

TOTAL CONSERVATION EASEMENT AREA: 6.96 ACRES

AREA N: 0.69 ACRES
AREA O: 4.31 ACRES
AREA P: 1.96 ACRES

0' 200' 400' 600'

ONE INCH = TWO HUNDRED FEET

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"

SPO FILE NUMBER: 41-AAAEF DMS SITE ID: 96315

PARCEL NUMBER: 0112709

CURRENT OWNER(S) LISTED AS:
DARIN W. CARR & WIFE, TAMELA P. CARR
MAILING ADDRESS: 7543 FRIENDSHIP CHURCH RD BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 404–0741

DEED REFERENCE: BOOK: 7310 PAGE: 3064
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: EC CHECKED BY: PBK
SURVEY DATE: 06/24/14–04/10/15 JOB #140431–CE

SHEET SIZE: 18"X24" SHEET #: 10 OF 13 SCALE: 1"=200'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575–9021
www.keemap.com
License # C–3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 64

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 1826, PG: 75, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47-30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14-07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L-4647

GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07'	N: 905220.04'
E: 1805876.38'	E: 1805909.42'
Z: 778.1' (NAVD88)	Z: 785.9' (NAVD88)
CF: 0.99998633	CF: 0.99998361

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

BRYAN DAVID HOPKINS DATE

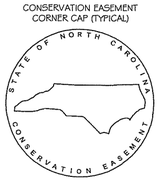
ATTESTED BY:
NAME 9-11-15 DATE

BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

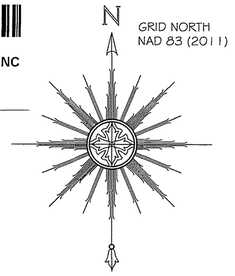
NC FEE $273.00

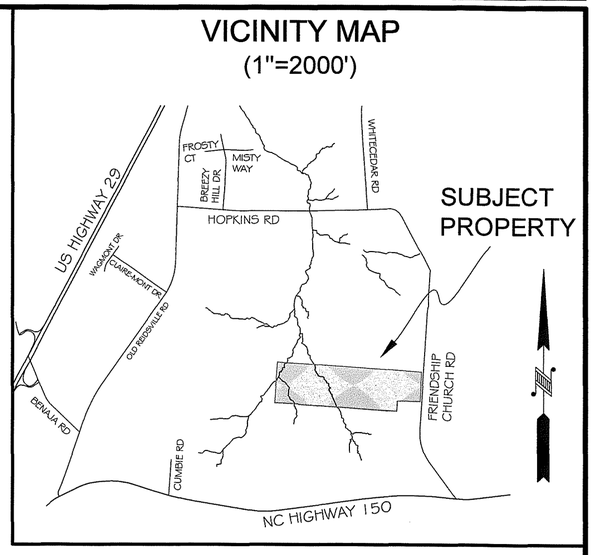
CONSERVATION EASEMENT CORNER CAP (TYPICAL)



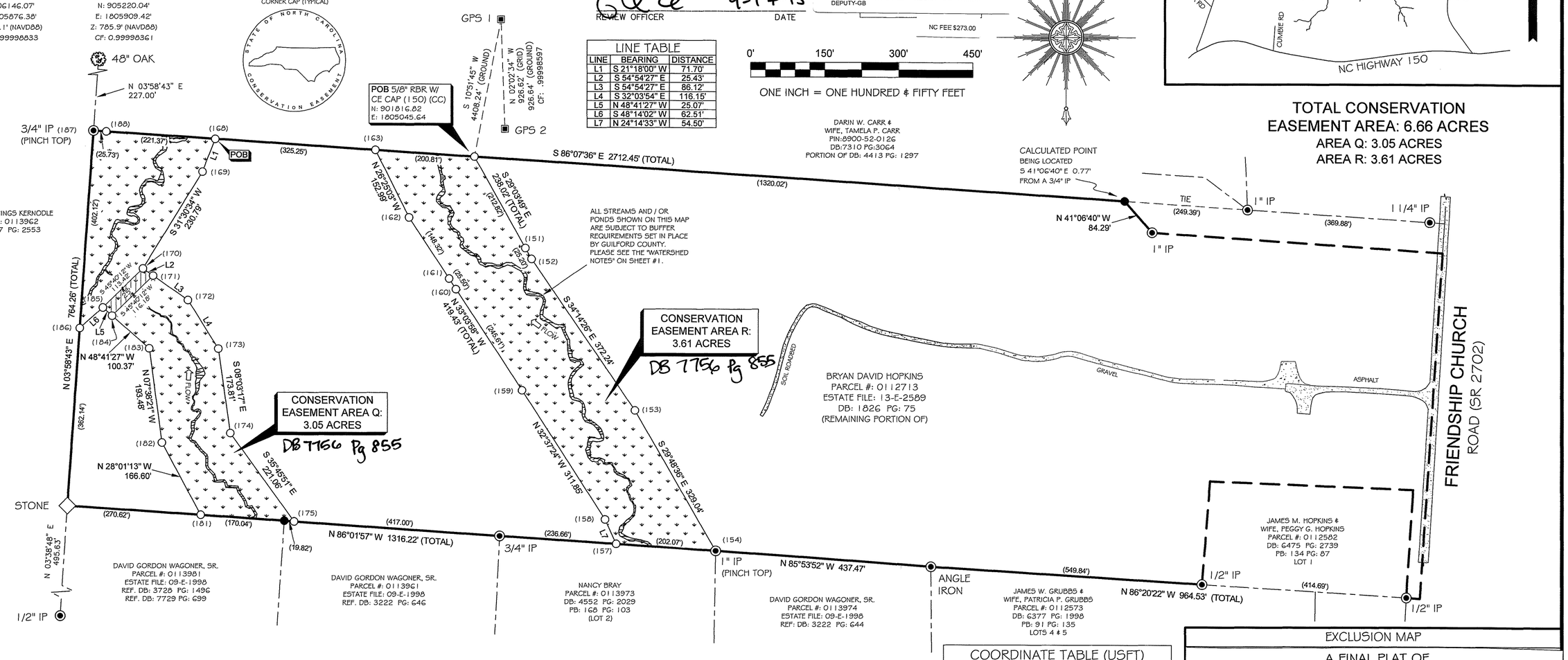
LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 21°18'00" W	71.70'
L2	S 54°54'27" E	25.43'
L3	S 54°54'27" E	86.12'
L4	S 32°03'54" E	116.15'
L5	N 48°41'27" W	25.07'
L6	S 48°14'02" W	62.51'
L7	N 24°14'33" W	54.50'

0' 150' 300' 450'
ONE INCH = ONE HUNDRED & FIFTY FEET





TOTAL CONSERVATION EASEMENT AREA: 6.66 ACRES
AREA Q: 3.05 ACRES
AREA R: 3.61 ACRES



SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED, UNRECORDED, WRITTEN AND UNWRITTEN.
4. GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
6. UTILITIES WERE LOCATED BASED ON VISIBLE ABOVE GROUND STRUCTURES, THEREFORE THE LOCATION OF UNDERGROUND UTILITIES ARE APPROXIMATE OR MAY BE PRESENT AND NOT SHOWN HEREON. CALL 1-800-632-4949 BEFORE DIGGING.
7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG-TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III-A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.
10. ALL STRUCTURES NOT LOCATED WITHIN 100 FEET OF THE CONSERVATION EASEMENT AREAS SHOWN ON THIS MAP, HAVE BEEN REMOVED PER GUILFORD COUNTY PLANNING DEPARTMENT REQUIREMENTS.

LEGEND:

- CALCULATED POINT NOT SET
- 5/8" RBR W/ "CE" CAP
- EXISTING IRON PIN (AS NOTED)
- 1" IRON PIPE W/ "KEE" CAP (CC)
- PLANTED STONE
- TREE (AS NOTED)
- BOUNDARY LINE
- BOUNDARY LINE NOT SURVEYED
- TIE LINE ONLY
- ADJOINING DEED LINES
- CONSERVATION EASEMENT AREA
- STREAM
- ASPHALT
- RESERVED STREAM CROSSING
- GRAVEL
- SOIL ROADBED

PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
IP	IRON PIPE
IPC	IRON PIPE W/ CAP
R/W	RIGHT OF WAY
N.A.D.	NORTH AMERICAN DATUM
N.A.V.D.	NORTH AMERICAN VERTICAL DATUM
SPC	STATE PLANE COORDINATES
NGS	NATIONAL GEODETIC SURVEY
CF	COMBINED FACTOR
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
POB	POINT OF BEGINNING

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING
150	901816.82	1805045.64
151	901630.80	1805149.02
152	901608.77	1805161.27
153	901301.05	1805370.71
154	901015.55	1805534.28
157	901029.53	1805332.70
158	901079.22	1805310.32
159	901341.87	1805142.20
160	901547.70	1805008.20
161	901569.07	1804994.29
162	901693.37	1804913.36
163	901830.38	1804845.29
168	901852.36	1804520.78
169	901785.55	1804494.74
170	901588.79	1804374.12
171	901574.17	1804394.93
172	901524.66	1804465.39
173	901426.23	1804527.05
174	901254.13	1804551.40
175	901074.76	1804680.60
181	901087.90	1804491.19
182	901234.96	1804412.93
183	901426.73	1804387.21
184	901492.98	1804311.82
185	901509.53	1804292.98
186	901467.89	1804246.36
187	901869.05	1804274.25
188	901867.31	1804299.92

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES

"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEJ DMS SITE ID: 96315

PARCEL NUMBER: 0112713

CURRENT OWNER(S) LISTED AS:
BRYAN DAVID HOPKINS
MAILING ADDRESS: 7541 FRIENDSHIP CHURCH RD, BROWNS SUMMIT, NC 27214
PHONE NUMBER(S): (336) 978-8680

DEED REFERENCE: ESTATE FILE: 05-E-941 (BOOK: 1826 PAGE: 75)
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: NC
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 11 OF 13 | SCALE: 1"=150'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 65

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 3728, PG: 1496 AND DB: 3222, PG: 646, THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47–30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS PLAT IS OF ONE OF THE FOLLOWING: GS 47–30 F(11) D; THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT–ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

GPS METADATA
CLASS OF SURVEY: HORIZONTAL: A VERTICAL: C
FIELD PROCEDURE: OPUS
DATES: 06/24/14–07/09/14
DATUM: NAD83(2011) NAVD 88
EPOCH: 2010
GEOID: 12A
AVERAGE COMBINED FACTOR: .99998597
POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 10TH DAY OF SEPTEMBER, 2015, A.D.

NORTH CAROLINA PROFESSIONAL SEAL L-4647 LAND SURVEYOR PHILLIP B. KEE

THIS DOCUMENT IS NOT VALID UNLESS SIGNED AND SEALED.

Phillip B. Kee
PHILLIP B. KEE, PLS L–4647

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF September 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT–OF–WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

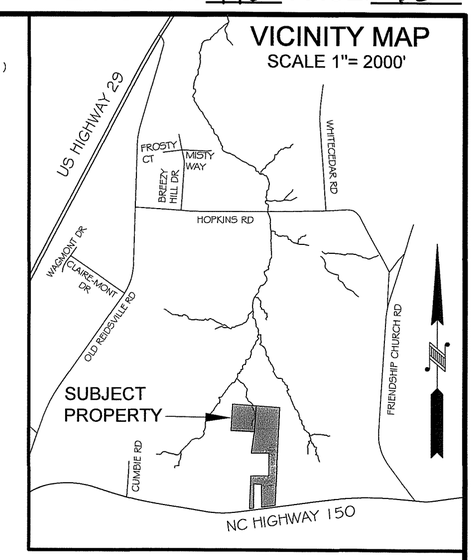
DAVID GORDON WAGONER, SR. 9-15-15 DATE
THERESA R. WAGONER 9-15-15 DATE
DAVID GORDON WAGONER, JR. POA 9-15-15 DATE
HEATHER W. WAGONER POA 9-15-15 DATE
BRIAN PORTER WAGONER POA 9-15-15 DATE
BRANDY M. WAGONER POA 9-15-15 DATE

ATTESTED BY:
Phillip B. Kee 9-15-15
NAME DATE

N GRID NORTH NAD 83 (2011)

CONSERVATION EASEMENT CORNER-NC CAP (TYPICAL)

STATE OF NORTH CAROLINA CONSERVATION EASEMENT



0' 50' 100' 150'
ONE INCH = FIFTY FEET

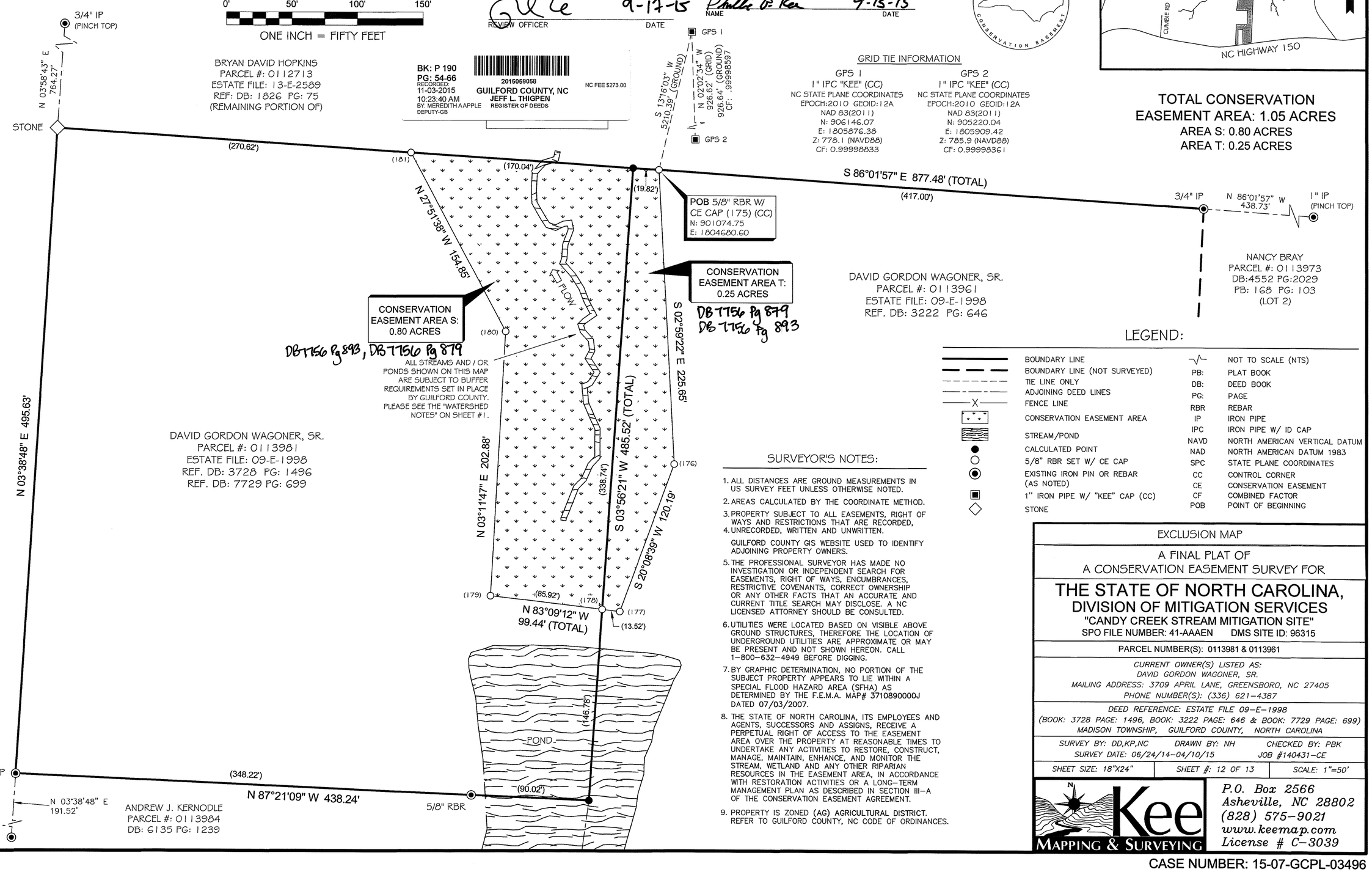
BRYAN DAVID HOPKINS
PARCEL #: 0112713
ESTATE FILE: 13-E-2589
REF: DB: 1826 PG: 75
(REMAINING PORTION OF)

BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB
2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS
NC FEE $273.00

GRID TIE INFORMATION

GPS 1	GPS 2
1" IPC "KEE" (CC)	1" IPC "KEE" (CC)
NC STATE PLANE COORDINATES	NC STATE PLANE COORDINATES
EPOCH:2010 GEOID:12A	EPOCH:2010 GEOID:12A
NAD 83(2011)	NAD 83(2011)
N: 906146.07	N: 905220.04
E: 1805876.38	E: 1805909.42
Z: 778.1 (NAVD88)	Z: 785.9 (NAVD88)
CF: 0.99998833	CF: 0.99998361

TOTAL CONSERVATION EASEMENT AREA: 1.05 ACRES
AREA S: 0.80 ACRES
AREA T: 0.25 ACRES



LEGEND:

	BOUNDARY LINE		NOT TO SCALE (NTS)
	BOUNDARY LINE (NOT SURVEYED)	PB:	PLAT BOOK
	TIE LINE ONLY	DB:	DEED BOOK
	ADJOINING DEED LINES	PG:	PAGE
—X—	FENCE LINE	RBR	REBAR
	CONSERVATION EASEMENT AREA	IP	IRON PIPE
	STREAM/POND	IPC	IRON PIPE W/ ID CAP
	CALCULATED POINT	NAVD	NORTH AMERICAN VERTICAL DATUM
	5/8" RBR SET W/ CE CAP	NAD	NORTH AMERICAN DATUM 1983
	EXISTING IRON PIN OR REBAR (AS NOTED)	SPC	STATE PLANE COORDINATES
		CC	CONTROL CORNER
	1" IRON PIPE W/ "KEE" CAP (CC)	CE	CONSERVATION EASEMENT
	STONE	CF	COMBINED FACTOR
		POB	POINT OF BEGINNING

SURVEYOR'S NOTES:

1. ALL DISTANCES ARE GROUND MEASUREMENTS IN US SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS CALCULATED BY THE COORDINATE METHOD.
3. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHT OF WAYS AND RESTRICTIONS THAT ARE RECORDED,
4. UNRECORDED, WRITTEN AND UNWRITTEN.
   GUILFORD COUNTY GIS WEBSITE USED TO IDENTIFY ADJOINING PROPERTY OWNERS.
5. THE PROFESSIONAL SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS, RIGHT OF WAYS, ENCUMBRANCES, RESTRICTIVE COVENANTS, CORRECT OWNERSHIP OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE. A NC LICENSED ATTORNEY SHOULD BE CONSULTED.
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7. BY GRAPHIC DETERMINATION, NO PORTION OF THE SUBJECT PROPERTY APPEARS TO LIE WITHIN A SPECIAL FLOOD HAZARD AREA (SFHA) AS DETERMINED BY THE F.E.M.A. MAP# 3710890000J DATED 07/03/2007.
8. THE STATE OF NORTH CAROLINA, ITS EMPLOYEES AND AGENTS, SUCCESSORS AND ASSIGNS, RECEIVE A PERPETUAL RIGHT OF ACCESS TO THE EASEMENT AREA OVER THE PROPERTY AT REASONABLE TIMES TO UNDERTAKE ANY ACTIVITIES TO RESTORE, CONSTRUCT, MANAGE, MAINTAIN, ENHANCE, AND MONITOR THE STREAM, WETLAND AND ANY OTHER RIPARIAN RESOURCES IN THE EASEMENT AREA, IN ACCORDANCE WITH RESTORATION ACTIVITIES OR A LONG–TERM MANAGEMENT PLAN AS DESCRIBED IN SECTION III–A OF THE CONSERVATION EASEMENT AGREEMENT.
9. PROPERTY IS ZONED (AG) AGRICULTURAL DISTRICT. REFER TO GUILFORD COUNTY, NC CODE OF ORDINANCES.

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA, DIVISION OF MITIGATION SERVICES

"CANDY CREEK STREAM MITIGATION SITE"
SPO FILE NUMBER: 41-AAAEN DMS SITE ID: 96315

PARCEL NUMBER(S): 0113981 & 0113961

CURRENT OWNER(S) LISTED AS:
DAVID GORDON WAGONER, SR.
MAILING ADDRESS: 3709 APRIL LANE, GREENSBORO, NC 27405
PHONE NUMBER(S): (336) 621–4387

DEED REFERENCE: ESTATE FILE 09–E–1998
(BOOK: 3728 PAGE: 1496, BOOK: 3222 PAGE: 646 & BOOK: 7729 PAGE: 699)
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: PBK
SURVEY DATE: 06/24/14–04/10/15 JOB #140431–CE

SHEET SIZE: 18"X24"	SHEET #: 12 OF 13	SCALE: 1"=50'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575–9021
www.keemap.com
License # C–3039

CASE NUMBER: 15-07-GCPL-03496

PLAT BOOK: 190 PAGE: 66

CERTIFICATE OF SURVEY AND ACCURACY:

I, PHILLIP B. KEE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION(S) RECORDED IN DB: 4552, PG: 2029, AND PB: 168, PG: 103; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS REFERENCED; THAT THE RATIO OF PRECISION AS CALCULATED DOES NOT EXCEED 1:10,000; THAT THE GPS PORTION OF THIS PROJECT WAS TO PERFORM A GRID TIE TO THE NC STATE PLANE COORDINATE SYSTEM AND INFORMATION USED IS SHOWN & NOTED HEREON; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

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POSITIONAL ACCURACY: HORIZONTAL: 0.04
UNITS: USFT
CORS USED: NCWC, NCRE, NCG5
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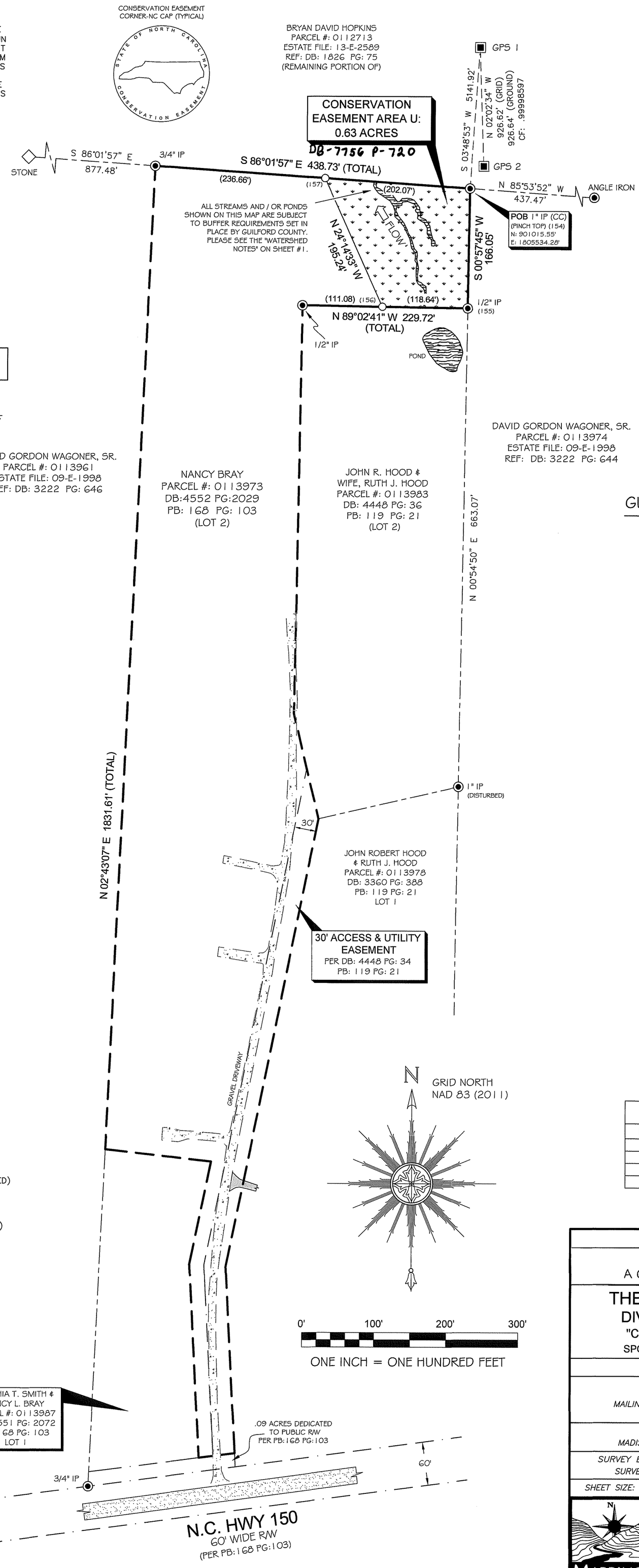
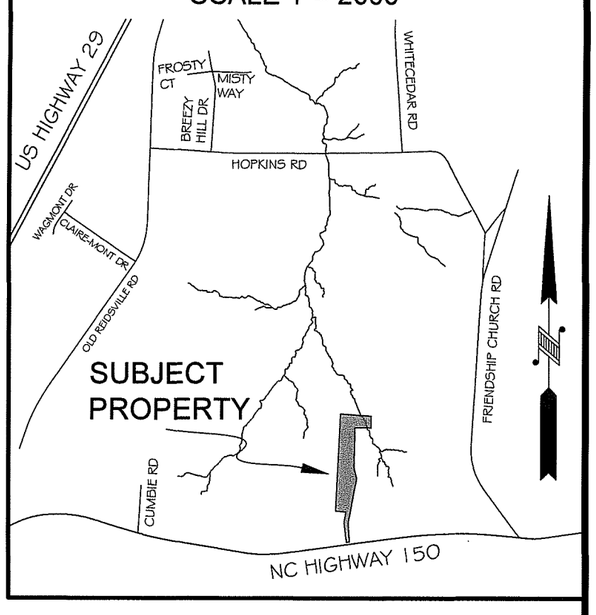
Phillip B. Kee
PHILLIP B. KEE, PLS L-4647



VICINITY MAP
SCALE 1"= 2000'



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10. ALL STRUCTURES NOT LOCATED WITHIN 100 FEET OF THE CONSERVATION EASEMENT AREA SHOWN ON THIS MAP, HAVE BEEN REMOVED PER GUILFORD COUNTY PLANNING DEPARTMENT REQUIREMENTS.

LEGEND:

	BOUNDARY LINE
	BOUNDARY LINE (NOT SURVEYED)
	TIE LINE ONLY
	ADJOINING DEED LINES
X	FENCE LINE
	RIGHT OF WAY (R/W)
	CONSERVATION EASEMENT AREA
	ASPHALT
	STREAM/POND
	CALCULATED POINT
	5/8" RBR SET W/ CE CAP
	EXISTING IRON PIN OR REBAR (AS NOTED)
	1" IP SET W/ "KEE" CAP
	STONE
	1" IP SET W/ "KEE" CONTROL CAP (CC)
	NOT TO SCALE (NTS)
PB:	PLAT BOOK
DB:	DEED BOOK
PG:	PAGE
RBR	REBAR
IP	IRON PIPE
IPC	IRON PIPE W/ ID CAP
NAVD	NORTH AMERICAN VERTICAL DATUM
NAD	NORTH AMERICAN DATUM 1983
SPC	STATE PLANE COORDINATES
CC	CONTROL CORNER
CE	CONSERVATION EASEMENT
CF	COMBINED FACTOR
POB	POINT OF BEGINNING

GUILFORD COUNTY, NORTH CAROLINA

THIS PLAT DOES NOT CREATE A SUBDIVISION OF PROPERTY IN GUILFORD COUNTY. THE PURPOSE OF THIS SURVEY IS TO IDENTIFY THE CONSERVATION EASEMENT AREAS ONLY. NO TRANSFER OF PROPERTY IS TAKING PLACE.

APPROVED BY THE PLANNING DEPARTMENT OF GUILFORD COUNTY, NORTH CAROLINA ON THE 16 DAY OF SEP. 2015 PURSUANT TO ARTICLE V OF THE GUILFORD COUNTY DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR 9-16-15 DATE

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

PLANNING DIRECTOR 9-16-15 DATE

I, Paul Love, REVIEW OFFICER FOR GUILFORD COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED, MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER 9-17-15 DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY AS SHOWN AND DESCRIBED HEREON. I ALSO HEREBY ACCEPT AND ADOPT THIS RECORD PLAT AND CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATED ALL EASEMENTS, RIGHT-OF-WAYS, AND ACCESS ROADS TO PUBLIC AND/OR PRIVATE USE AS NOTED ON SAID PLAT.

NANCY BRAY 9/11/2015 DATE

ATTESTED BY:

NAME 9-11-15 DATE

BK: P 190
PG: 54-66
RECORDED:
11-03-2015
10:23:40 AM
BY: MEREDITH A APPLE
DEPUTY-GB

2015059058
GUILFORD COUNTY, NC
JEFF L. THIGPEN
REGISTER OF DEEDS

NC FEE $273.00

COORDINATE TABLE (USFT)

POINT #	NORTHING	EASTING
154	901015.55	1805534.28
155	900849.53	1805531.49
156	900851.50	1805412.87
157	901029.53	1805332.70

EXCLUSION MAP

A FINAL PLAT OF
A CONSERVATION EASEMENT SURVEY FOR

THE STATE OF NORTH CAROLINA,
DIVISION OF MITIGATION SERVICES
"CANDY CREEK STREAM MITIGATION SITE"

SPO FILE NUMBER: 41-AAAEE DMS SITE ID: 96315

PARCEL NUMBER: 0113973

CURRENT OWNER(S) LISTED AS:
NANCY BRAY
MAILING ADDRESS: P.O. BOX 14323, GREENSBORO, NC 27415
PHONE NUMBER(S): (336)-656-4919

DEED REFERENCE: BOOK: 4552 PAGE: 2029
MADISON TOWNSHIP, GUILFORD COUNTY, NORTH CAROLINA

SURVEY BY: DD,KP,NC DRAWN BY: NH CHECKED BY: PBK
SURVEY DATE: 06/24/14-04/10/15 JOB #140431-CE

SHEET SIZE: 18"X24" | SHEET #: 13 OF 13 | SCALE: 1"=100'

Kee MAPPING & SURVEYING
P.O. Box 2566
Asheville, NC 28802
(828) 575-9021
www.keemap.com
License # C-3039

CASE NUMBER: 15-07-GCPL-03496