

NORTH REF. P.B. 29-08

CALL ALONG CENTER OF CREEK

COURSE BEARING DISTANCE

1	N 07°41'10"W	50.90'
2	N 03°50'11"E	45.52'
3	N 14°19'33"E	50.25'
4	N 27°56'07"E	56.85'
5	S 53°14'56"E	47.63'
6	S 51°56'05"E	45.95'
7	S 58°02'24"E	43.83'
8	S 43°30'09"E	51.00'
9	S 58°11'05"E	33.46'
10	N 60°03'19"E	45.66'
11	N 64°56'27"E	51.64'
12	N 84°14'12"E	47.31'
13	S 85°57'00"E	45.08'
14	N 67°32'56"E	107.13'
15	S 74°44'31"E	43.29'
16	N 77°11'32"E	181.64'
17	N 76°15'45"E	40.73'
18	N 58°22'15"E	35.49'
19	N 22°24'14"E	23.91'
20	N 10°21'48"E	97.03'
21	N 55°18'12"E	123.94'

CHAMPION INTERNATIONAL
D.B. 192-5

MATTIE BELLE S. WHITEHURST
D.B. 132-549

N 89°40'09"E 562.10'

LOT 1
4.000 ACRES

N 88°59'24"E 621.06'

LOT 2
6.000 ACRES

S 89°38'31"E 553.51'

N 81°14'51"W 518.27'

LOT 3
18.987 ACRES

N 87°32'42"W 1506.39'

MILBRED R. JOHNSON
D.B. 178-930

LOT 4
5.000 ACRES

LOT 5
7.000 ACRES

10.0

STATE OF NORTH CAROLINA
COUNTY OF GRANVILLE

I, LESLIE H. SMITH, REVIEW OFFICER OF GRANVILLE COUNTY
CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION
IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING

REVIEW OFFICER

3-10-04
DATE

PRESENTED FOR REGISTRATION THIS 10th DAY OF March 2004
AT 9:57 O'CLOCK A.M. AND REGISTERED IN THE OFFICE OF
REGISTER OF DEEDS FOR GRANVILLE COUNTY, N.C.
BOOK NO. 229 PAGE NO. 167.

Ruthann Crendel Barrett
REGISTER OF DEEDS

By: Becky C. Groch, Asst.

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT AS DEPICTED HEREON
HAS BEEN GRANTED FINAL APPROVAL PURSUANT TO THE GRANVILLE
COUNTY SUBDIVISION REGULATIONS.

3/10/2004
(DATE)

Robby Harris
LAND DEVELOPMENT ADMINISTRATOR

200 0 200 400 600
GRAPHIC SCALE - FEET

NOTES - TAX NO. 0978-00-19-1539

- ZONING AR-40

- MINIMUM SETBACKS ARE FRONT-50' SIDES-15' REAR-25'

- THIS PROPERTY IS NOT LOCATED WITHIN ANY FLOOD
HAZARD AREA AS DEFINED BY HUD. SEE FLOOD MAP
NO. 37077C0025 C EFFECTIVE DATE 09/28/90

- THIS PROPERTY IS NOT LOCATED WITHIN ANY WATERSHED
DISTRICT

CHAMPION INTERNA
D.B. 182-106

LEGEND
EIP -- EX
IPS -- IR
O -- COI

LE S. WHITEHURST
132-549

N 89°46'53"E
37.88'

LOT 1
3 ACRES

24°E 621.06'
0.92'

LOT 2
30 ACRES

30.00'
195.93'
518.27'
IPS
S 72°25'08"W
225.93'

4 ACRES

916.86'
S 79°16'27"W 916.86'

LOT 5
7.000 ACRES

1035.75'
S 80°13'42"W 1066.09'

LOT 6
10.000 ACRES

1139.73'
N 87°45'00"W 1169.99'

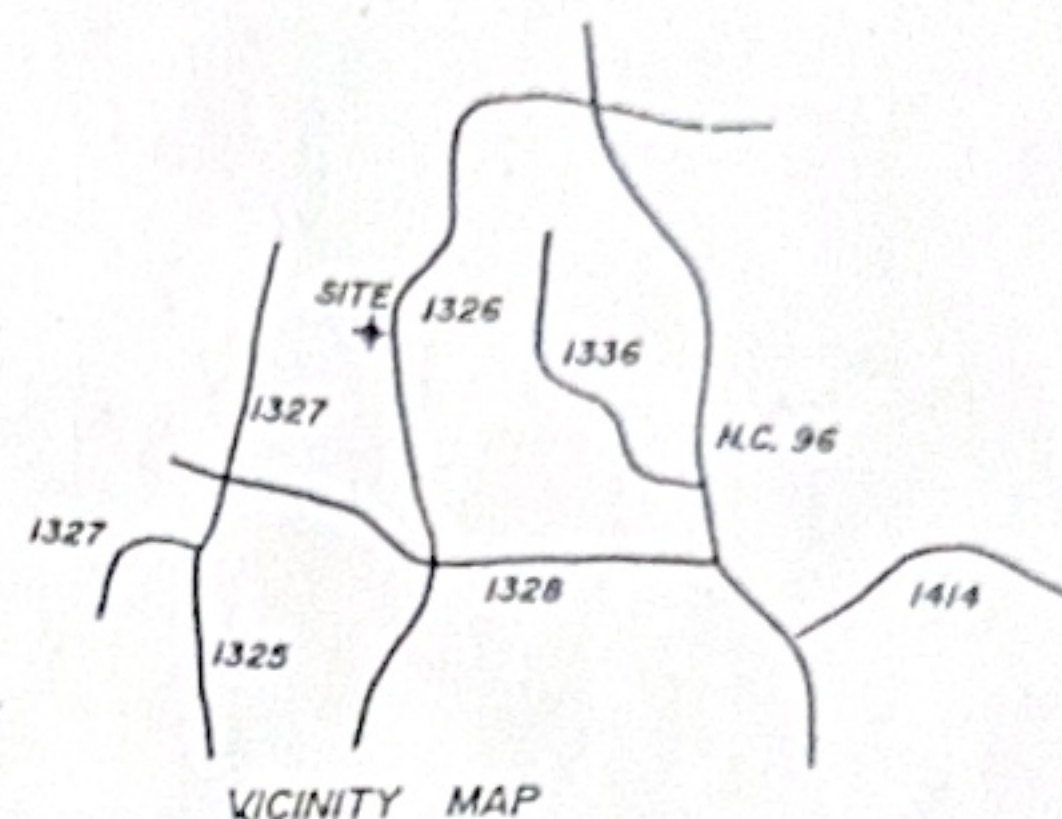
CHAMPION INTERNATIONAL
D.B. 182-106

LEGEND
EIP -- EXISTING IRON PIN
IPS -- IRON PIN SET
O -- COMPUTED CORNER

CALLS ALONG CENTER OF S.R. 1326
COURSE BEARING DISTANCE

1	S 01°33'28"E	52.44'
2	S 02°23'58"E	46.60'
3	S 02°46'09"E	45.24'
4	S 03°16'11"E	43.83'
5	S 06°36'57"E	46.91'
6	S 06°33'25"E	48.55'
7	S 12°08'22"E	48.92'
8	S 12°58'51"E	47.86'
9	S 15°53'20"E	47.99'
10	S 17°38'09"E	62.04'
11	S 17°34'52"E	170.00'
12	S 17°34'52"E	474.20'
13	S 17°05'44"E	90.00'
14	S 17°05'44"E	168.62'
15	S 17°05'44"E	30.00'
16	S 18°33'31"E	133.54'
17	S 18°22'29"E	150.98'
18	S 18°22'29"E	50.00'
19	S 17°19'16"E	53.68'
20	S 15°54'06"E	53.21'
21	S 13°57'12"E	52.02'
22	S 12°08'12"E	52.66'
23	S 08°59'40"E	52.24'
24	S 08°24'39"E	49.93'
25	S 06°02'20"E	54.21'
26	S 05°15'39"E	91.64'

NEW BRANCH HOME & LAND, LLC.
71.976 ACRES REMAIN
P.B. 29-158 D.T. 1017-0711



I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER (S)
OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH WAS
CONVEYED TO ME (US) BY DEED RECORDED IN THE GRANVILLE
COUNTY REGISTER OF DEEDS OFFICE IN BOOK PAGE
....., AND THAT I (WE) HEREBY ADOPT THIS PLAN OF
SUBDIVISION WITH MY (OUR) FREE CONSENT. FURTHER, I (WE)
HEREBY CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN
THE SUBDIVISION REGULATION JURISDICTION OF GRANVILLE
COUNTY, N.C. 18...

M. F. Ford 3/10/04
OWNER (S)
MBR/MGR NEW BRANCH HOME & LAND, LLC

I, BENJAMIN L. BRYAN, REGISTERED LAND SURVEYOR NO. L-2679, CERTIFY TO ONE
OR MORE OF THE FOLLOWING AS INDICATED THUS, ✓ OR :

- ✓ a. THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND
WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE
THAT REGULATES PARCELS OF LAND;
b. THAT THIS PLAT IS OF A SURVEY THAT IS LOCATED IN SUCH PORTION OF A
COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT
REGULATES PARCELS OF LAND;
c. 1. THAT THE SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF
LAND AND DOES NOT CREATE A NEW STREET OR CHANGE IN AN EXISTING
STREET.
2. THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE
OR NATURAL FEATURE, SUCH AS A WATER COURSE.
3. THAT THE SURVEY IS A CONTROL SURVEY.
d. THAT THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE
RECOMBINATION OF EXISTING PARCELS, A COURT ORDERED SURVEY OR OTHER
EXCEPTION TO THE DEFINITION OF SUBDIVISION.
e. THAT THE INFORMATION AVAILABLE TO THIS SURVEYOR IS SUCH THAT
I AM UNABLE TO MAKE A DETERMINATION TO THE BEST OF MY PROFESSIONAL
ABILITY AS TO THE PROVISIONS CONTAINED IN (a) THROUGH (d) ABOVE.

Benjamin L. Bryan
BENJAMIN L. BRYAN, RLS. L-2679

STATE OF NORTH CAROLINA, GRANVILLE CO.

I, BENJAMIN L. BRYAN CERTIFY THAT THIS
MAP WAS DRAWN UNDER MY SUPERVISION, FROM
AN ACTUAL SURVEY, MADE UNDER MY SUPER-
DEED DESCRIPTION RECORDED IN BOOK 1017
PAGE 111. THAT THE RATIO OF PRECISION AS
CALCULATED BY LATITUDES AND DEPARTURES
IS 1: 20,169. THAT THE BOUNDARIES
NOT SURVEYED ARE SHOWN AS BROKEN LINES
PLOTTED FROM INFORMATION FOUND IN BOOK
_____ PAGE _____. THAT THIS MAP WAS PRE-
PARED IN ACCORDANCE WITH G.S. 47-30 AS
AMENDED. WITNESS MY ORIGINAL SIGNATURE,
REGISTRATION NUMBER AND SEAL THIS 10th
DAY OF MARCH 2004
Benjamin L. Bryan
REGISTERED LAND SURVEYOR L-2679

MINOR SUBDIVISION
SURVEY FOR

NEW BRANCH HOME & LAND, LLC.
OAK HILL TOWNSHIP - GRANVILLE CO., N.C.
DATE MARCH 10, 2004
SCALE 1" = 200'
FILE NO. 2004105

SURVEY BY
BEN L. BRYAN, P.A.
4017 U.S. HIGHWAY 15 SOUTH
OXFORD, NORTH CAROLINA 27565
PH. 919-690-1026 FAX 690-1055