

NOTES

- 1) All road construction shall be built to NCDOT specifications
- 2) All lots shall have public sewer and water
- 3) All surrounding properties are AR-40
- 4) Utilities to be underground for all lots not already served by existing overhead utilities
- 5) Sewer easements are 15' wide center of manhole to center of manhole, unless noted
- 6) Zoned AR-25 Watershed WS-IV-GW

MINIMUM BUILDING SETBACKS

- Front 25'
Rear 25'
Side 15'
Corner Lots 25'
Minimum lot width (except Cul-de-sac lots) 100'
All lots shall have 10' utility easements side and rear

LEGEND

- ----- IRON PIN
S ----- SANITARY SEWER/MANHOLE

WATERSHED CERTIFICATE OF APPROVAL
I certify that the subdivision of property shown herein complies with the Watershed Protection Ordinance of Granville County

Granville County Watershed Administrator _____ Date _____

NOTICE

This property is located within a Public Water Supply Watershed and development restrictions may apply. Any further subdivision and/or development of this property shall meet the requirements of the Granville County Watershed Protection Ordinance.

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described herein which was conveyed to me (us) by deed recorded in the Granville County Register of Deeds Office in Book 137, Page 406 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 herein is within the subdivision jurisdiction of Granville County, North Carolina

Owner: O. M. Radford Date: 1-15-2002
Owner: David D. Radford Date: 1-15-2002

OWNERS' ADDRESS:

O. M. & GRACE RADFORD
2104 W. B. CLARK RD.
CREEDMOOR, NC 27522

CURVE	RADIUS	LENGTH	CHORD	BEARING
C1	285.00'	76.41'	76.18'	S 72°44'10" E
C2	235.00'	84.86'	84.64'	N 72°18'45" W
C3	25.00'	19.76'	19.25'	S 56°55'22" E
C4	50.00'	51.19'	48.99'	N 63°36'25" W
C5	50.00'	54.66'	51.98'	S 55°44'44" W
C6	50.00'	91.63'	79.34'	S 28°04'23" E
C7	50.00'	43.59'	42.23'	N 74°26'52" E
C8	25.00'	22.24'	21.61'	S 74°37'01" W
C9	285.00'	72.20'	72.00'	S 72°18'45" W
C10	335.00'	89.81'	89.55'	S 72°44'10" E
C11	25.00'	45.78'	39.65'	N 27°57'33" W

NOTE "A"

THE LOCATION OF UNDERGROUND UTILITIES AS SHOWN ARE BASED ON VISIBLE EVIDENCE AND DRAWINGS PROVIDED TO THE SURVEYOR. LOCATION OF UNDERGROUND UTILITIES AND STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON. AND ADDITIONAL BURIED UTILITIES MAY EXIST. CONTACT THE APPROPRIATE UTILITY COMPANIES FOR INFORMATION REGARDING BURIED UTILITIES.

NOTE "B"

EXCEPT AS SPECIFICALLY STATED OR SHOWN, THIS SURVEY DOES NOT REPORT ANY OF THE FOLLOWING EASEMENTS, OTHER THAN THOSE VISIBLE DURING FIELD EXAMINATION, BUILDING SETBACKS, RESTRICTIVE COVENANTS, ZONING OR LAND USE REGULATIONS AND ANY FACTS WHICH A TITLE SEARCH MAY DISCLOSE.

NOTE "C"

THIS SURVEY WAS DONE WITHOUT A TITLE SEARCH AND IS BASED ON REFERENCED INFORMATION THERE MAY EXIST OTHER DOCUMENTS OF RECORD WHICH COULD AFFECT THIS PROPERTY.

NOTE "D"

ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS, CEMETERIES OR BURIAL GROUNDS ON AND ADJACENT TO THE SITE ARE NOT NECESSARILY SHOWN HEREON.

NOTE "E"

SEE PLAT "PARKHILL SUBDIVISION, PHASE 2 FOR O. MAYNARD & GRACE RADFORD" BY S. T. CURRIN, APRIL 15, 1996.

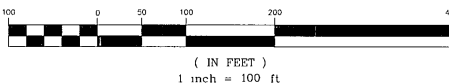
NOTE "F"

SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED DURING THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND CONTAINERS WHICH MAY AFFECT THE USE OF THIS TRACT.

NOTE "G"

ALL DISTANCES ARE HORIZONTAL GROUND AND AREA BY COORDINATE COMPUTATION.

- A COORDINATE SURVEY -
GRAPHIC SCALE



I hereby certify that the subdivision as depicted herein has been granted final approval pursuant to the Granville County Subdivision Regulations and requirements cited therein.

Date: 3/20/2002 By: Billy Harris
Date: _____ By: _____
Chairman, Granville County Planning Board

I hereby certify that the subdivision shown herein entitled PARKHILL SUBDIVISION PHASE 4 has been granted final approval by the Granville County Planning Board, pursuant to the Granville County Subdivision Ordinance and that it has been approved for recording in the Office of Registrar of Deeds of Granville County.

Date: _____ Chairman, Granville County Planning Board

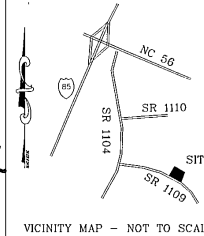
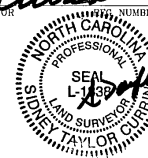
TAX MAP/PARCEL No 088603142878

AREA NOT LOCATED IN ANY SPECIAL FLOOD HAZARD AREA AS REFLECTED ON FEMA/FIRM No 37077C0175 C

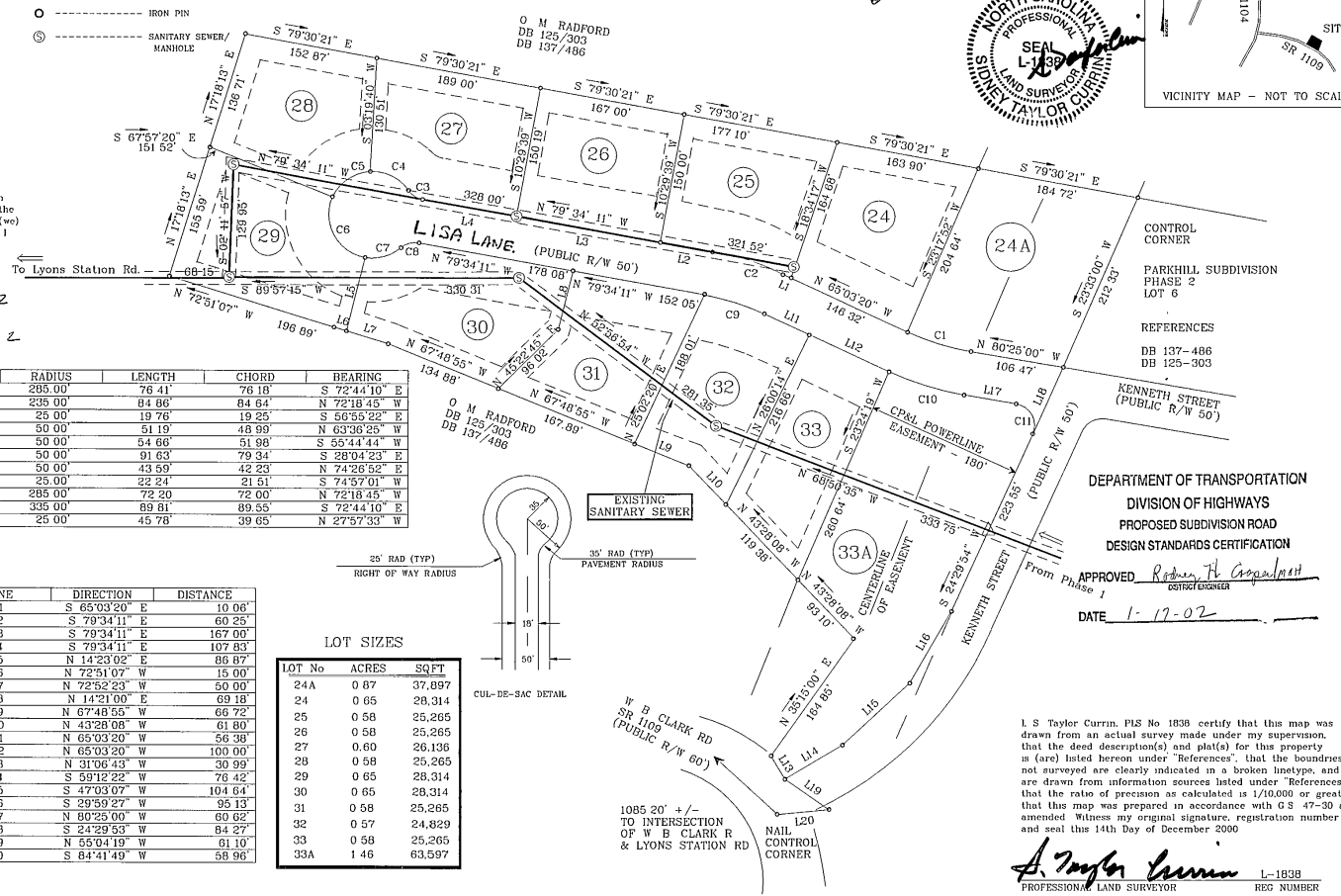
I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE

GS 47-30 (1)(1)(a) This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

S. Taylor Currin
PROFESSIONAL LAND SURVEYOR



VICINITY MAP - NOT TO SCALE



LOT SIZES

LOT No	ACRES	SQFT
24A	0.87	37,897
24	0.65	28,314
25	0.58	25,265
26	0.58	25,265
27	0.60	26,136
28	0.58	25,265
29	0.65	28,314
30	0.65	28,314
31	0.58	25,265
32	0.57	24,829
33	0.58	25,265
33A	1.46	63,597

Granville County
North Carolina

I, Danny Johnson, Review Officer for Granville County hereby certify that this map or plat meets all statutory requirements for recordation.

Date: 3/20/2002 By: Danny Johnson
Date: _____ By: _____
Review Officer

Presented for registration this 20th day of March 2002 at 3:30 O'Clock PM and registered in the Office of Registrar of Deeds for Granville County, NC Book No 27 Page No 52

Kathryn Cresswell by: Kathryn M. Orlick Deputy Registrar of Deeds

I, S. Taylor Currin, PLS No. 11838, certify that this map was drawn from an actual survey made under my supervision, that the deed description(s) and plat(s) for this property as (are) listed herein under "References", that the boundaries not surveyed are clearly indicated in a broken line type, and are drawn from information sources listed under "References", that the ratio of precision as calculated is 1/10,000 or greater, that this map was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 14th day of December 2000.

S. Taylor Currin L-1838
PROFESSIONAL LAND SURVEYOR REG. NUMBER

FINAL PLAT - - PHASE 4
PARKHILL SUBDIVISION
DUTCHVILLE TWP., GRANVILLE COUNTY, NC

SCALE: 1 INCH = 100 FEET

FIELD WORK PERFORMED JUNE 15, 1998

PROPERTY AS DESCRIBED IN DB 137, PG 486

STANDING IN THE NAME OF
O. M. & GRACE RADFORD

CURRIN ENGINEERING & SURVEYING COMPANY

3138 NC HIGHWAY 96
OXFORD, NORTH CAROLINA 27565-7202
VOICE/FAX (919) 528-1780