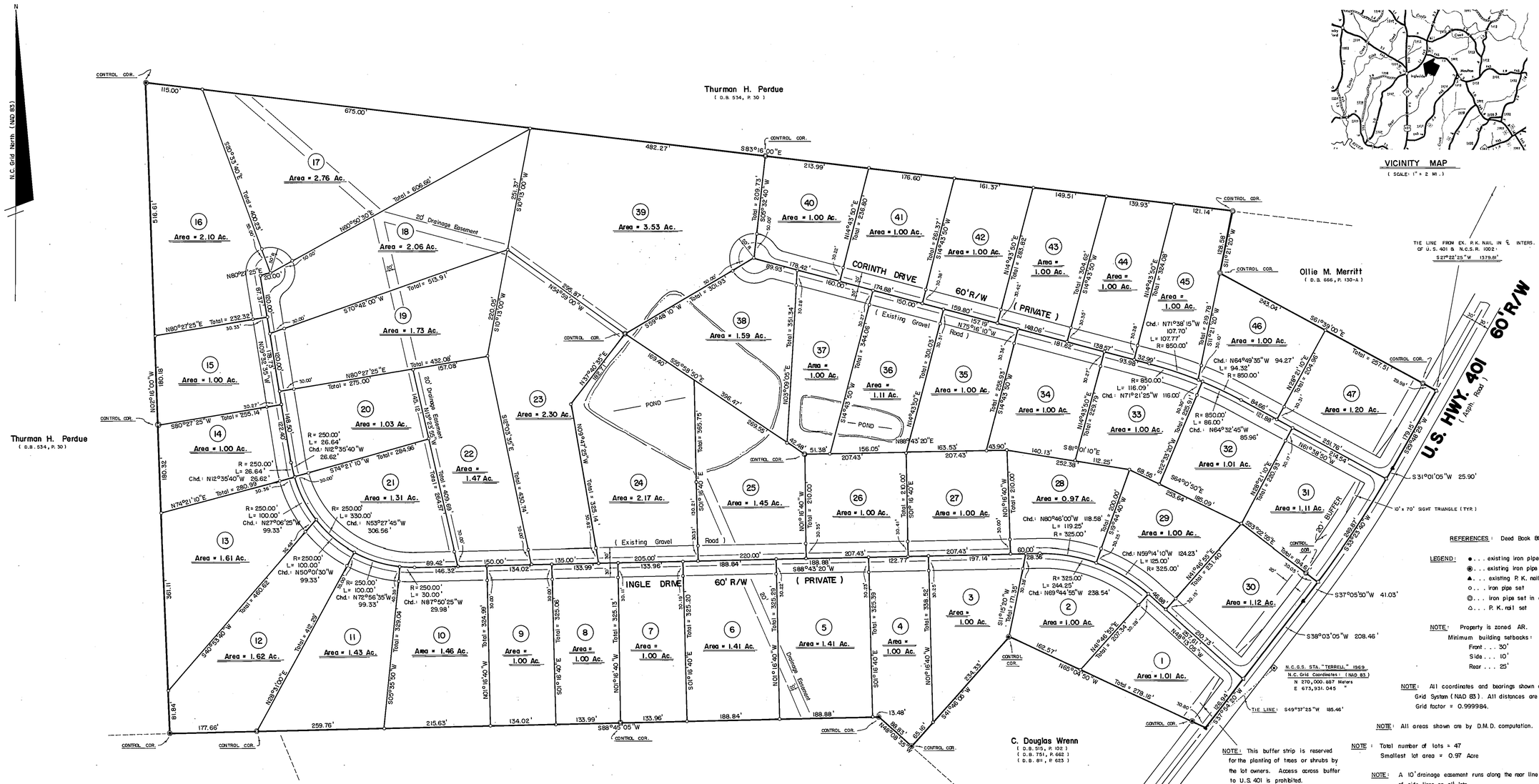
P.R.F. #3
slide 138-D



VICINITY MAP
(SCALE: 1" = 2 MI.)

REFERENCES: Deed Book 808, Page 593

LEGEND:
- ● . . . existing iron pipe
- ◉ . . . existing iron pipe in concrete
- ▲ . . . existing P. K. nail
- ○ . . . iron pipe set
- ◎ . . . iron pipe set in concrete
- △ . . . P. K. nail set

NOTE: Property is zoned AR.
Minimum building setbacks:
Front . . . 30'
Side . . . 10'
Rear . . . 25'

NOTE: All coordinates and bearings shown are based on the N.C. Grid System (NAD 83). All distances are horizontal ground. Grid factor = 0.999984.

NOTE: All areas shown are by D.M.D. computation.

NOTE: Total number of lots = 47
Smallest lot area = 0.97 Acre

NOTE: A 10' drainage easement runs along the rear line and along both sides of side lines on all lots.

NOTE: This buffer strip is reserved for the planting of trees or shrubs by the lot owners. Access across buffer to U.S. 401 is prohibited.

I, William T. Dement, Jr., certify that this map was drawn by me from an actual field survey made by me; that the ratio of precision as calculated by latitudes and departures is 1/20,000; that this map was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal, this 31st day of March, 1988.

Registered Land Surveyor L-1456

NORTH CAROLINA, FRANKLIN COUNTY
I, a Notary Public of the County and State aforesaid, certify that William T. Dement, Jr., a registered land surveyor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and original stamp or seal, this 31st day of March, 1988.

My commission expires 7-16-90 — Notary Public

We hereby certify that we are the owners of the property shown and described hereon which was conveyed to us by deed recorded in Book 808, Page 593, and that we hereby adopt this plan of subdivision with our free consent, establish the minimum building lines, and dedicate all streets, alleys, walks, parks, drainageways, and other open spaces to public or private use as noted. Further, we certify that the land as shown hereon is within the subdivision regulations jurisdiction of Franklin County.

Date — Owner

NORTH CAROLINA REGISTERED SEAL L-1456 LAND SURVEYOR WILLIAM T. DEMENT, JR.

I hereby certify that the private streets and roads shown hereon meet the construction standards of the Franklin County Subdivison Regulations.

Date — Registered Land Surveyor L-1456

NORTH CAROLINA REGISTERED SEAL L-1456 LAND SURVEYOR WILLIAM T. DEMENT, JR.

GEORGE ANNE EDDY NOTARY PUBLIC FRANKLIN COUNTY, N.C.

I hereby certify that this subdivision, entitled "Birchwood Subdivision", is generally suitable for the use of individual septic tank systems and individual water supplies. However, this certification does not constitute "blanket approval" of all lots in the subdivision and is issued subject to the approval of each individual lot by the Franklin County Health Department and the issuance of an improvements permit for each lot as required by the General Statute of North Carolina. Any artifical drainage measures installed or proposed for installation in this subdivision to control water table must be properly maintained. Lots must be properly landscaped to control surface water in order to decrease the chances of septic tank system malfunctions.

Date — Franklin County Health Director or Authorized Representative

I hereby certify that the subdivision as depicted hereon has been granted final approval pursuant to the Franklin County Subdivision Regulations.

Date — Chairman, Franklin County Planning Board

I hereby certify that streets, utilities, and other improvements have been installed in an acceptable manner and according to County specifications in the subdivision entitled "Birchwood" or that a security bond or irrevocable letter of credit in the amount of $_____ has been posted with Franklin County to ensure the installation thereof.

Date April 13, 1988 — Raymond G. Boitnotte, County Manager

BIRCHWOOD SUBDIVISION

(Owners: Roger G. Edwards & Raymond W. Foster)
LOUSBURG TOWNSHIP, FRANKLIN COUNTY, N. C.

Scale: 1" = 100' Date: March 31, 1988

BAR SCALE
0' 50' 100' 150' 200' 300' 400'

Surveyed and Mapped By
WILLIAM T. DEMENT, JR., Registered Land Surveyor, P.A.
L-1456
211 Court Street Louisburg, N. C.

NORTH CAROLINA, FRANKLIN COUNTY
The foregoing certificate(s) of GEORGE ANNE EDDY
Notary(y) (ies) Public (is-are) certified to be correct. This instrument was presented for registration and recorded in this office in Plat Record File # 3, Slide 138-D.
This 15th day of April, 1988 at 10:30 o'clock A M.
MARTHA D. SHEARIN, REGISTER OF DEEDS
By: Gladys Aycock Deputy
Register of Deeds

RECORDED IN PLAT RECORD FILE 3, SLIDE 138-D

FILE NO. 961-2