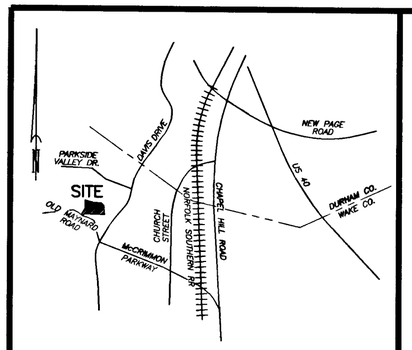


VICINITY MAP NO SCALE

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF MORRISVILLE, AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

CERTIFICATE OF OWNERSHIP AND DEDICATION

5-18-01 DATE

OWNER(S)

NORTH CAROLINA
WAKE COUNTY
I, DEBORAH MASSAUD, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT Gray Mehrhum PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT.
WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 18th DAY OF May, 2001.

NOTARY PUBLIC

MY COMMISSION EXPIRES July 4 2004

DEBORAH MASSAUD NOTARY PUBLIC WAKE COUNTY, NC

☒ 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.
☐ b. THIS SURVEY IS LOCATED IN SUCH PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND.
☐ c. THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND.
☐ d. THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.
☐ e. THE INFORMATION AVAILABLE TO THE SURVEYOR IS SUCH THAT THE SURVEYOR IS UNABLE TO MAKE A DETERMINATION TO THE BEST OF HIS OR HER PROFESSIONAL ABILITY AS TO PROVISIONS CONTAINED IN (A) THROUGH (D) ABOVE.

PROFESSIONAL LAND SURVEYOR 3-18-01 DATE

NOTE:
THE SURVEYOR RELIED UPON THE CITY AND/OR COUNTY FOR APPROVAL OF ALL APPLICABLE ORDINANCES AND HAS MADE NO INTERPRETATION OF THE ORDINANCES.

NORTH CAROLINA
WAKE COUNTY
I MARK E. WOOD CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, DEED DESCRIPTION RECORDED IN BOOK ____ PAGE ____ THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK ____ PAGE ____; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000 +; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 13th DAY OF APRIL, A.D., 2001.

LAND SURVEYOR
REGISTRATION No. L-3773

NORTH CAROLINA PROFESSIONAL SEAL L-3773 LAND SURVEYOR MARK E. WOOD

STATE OF NORTH CAROLINA
COUNTY OF WAKE
I, RODNEY WATKINS REVIEW OFFICER OF MORRISVILLE CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER
DATE 5/21/01

ACCEPTANCE OF PUBLIC DEDICATION
THE TOWN OF MORRISVILLE HEREBY ACCEPTS, FOR THE USE OF THE GENERAL PUBLIC, THE OFFER OF PUBLIC DEDICATION OF ALL RIGHT-OF-WAY PUBLIC EASEMENTS, PUBLIC STREETS, PUBLIC RECREATION AREAS, PUBLIC OPEN SPACE, PUBLIC UTILITIES, AND OTHER PUBLIC IMPROVEMENTS SHOWN ON THIS PLAT.

TOWN MANAGER 5/22/01 DATE

FILED FOR REGISTRATION

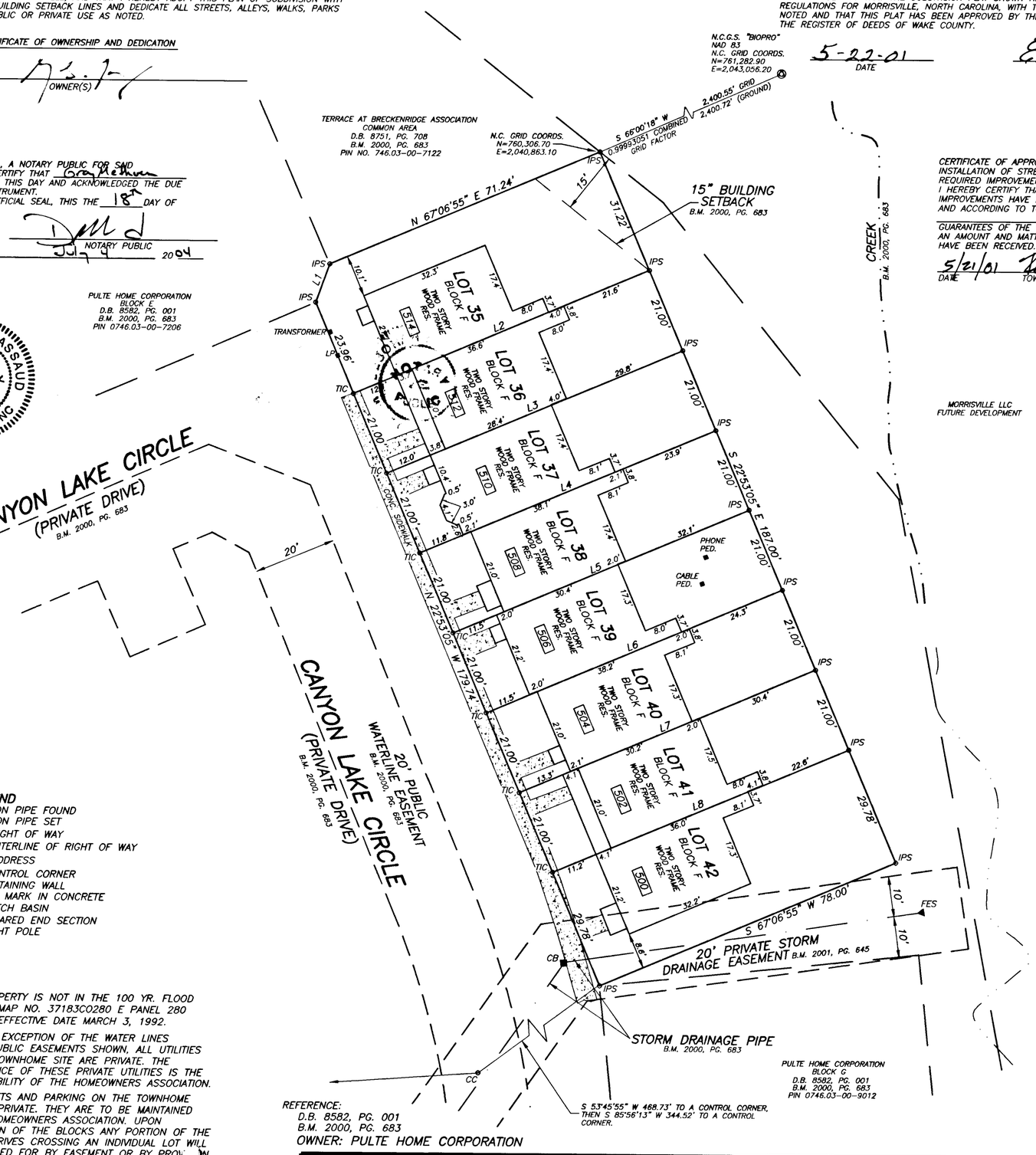
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY

BY ____
ASST/DEPUTY

TIME ____

Wake County,NC 340
Laura M Riddick, Register Of Deeds
Presented & Recorded 05/24/2001 14:04:21
Book : BM2001 Page : 00963

Book 2001 Page ~~962~~ 963



CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS FOR MORRISVILLE, NORTH CAROLINA, WITH THE EXCEPTION OF SUCH VARIANCES, IF ANY, AS ARE NOTED AND THAT THIS PLAT HAS BEEN APPROVED BY THE TOWN OF MORRISVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

5-22-01 DATE

TOWN CLERK, TOWN OF MORRISVILLE, N.C.

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS.
I HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO TOWN SPECIFICATIONS AND STANDARDS IN THE ____ SUBDIVISIONS OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MATTER SATISFACTORY TO THE TOWN OF MORRISVILLE HAVE BEEN RECEIVED.

5/21/01 DATE TOWN OFFICIAL

LEGEND
(IPF) IRON PIPE FOUND
(IPS) IRON PIPE SET
(R/W) RIGHT OF WAY
(CL) CENTERLINE OF RIGHT OF WAY
ADDRESS
(CC) CONTROL CORNER
RETAINING WALL
(TIC) TIC MARK IN CONCRETE
(CB) CATCH BASIN
(FES) FLARED END SECTION
(LP) LIGHT POLE

NOTE:
- THIS PROPERTY IS NOT IN THE 100 YR. FLOOD BY FIRM MAP NO. 37183C0280 E PANEL 280 OF 810, EFFECTIVE DATE MARCH 3, 1992.
- WITH THE EXCEPTION OF THE WATER LINES IN THE PUBLIC EASEMENTS SHOWN, ALL UTILITIES ON THE TOWNHOME SITE ARE PRIVATE. THE MAINTENANCE OF THESE PRIVATE UTILITIES IS THE RESPONSIBILITY OF THE HOMEOWNERS ASSOCIATION.
- ALL STREETS AND PARKING ON THE TOWNHOME SITE ARE PRIVATE. THEY ARE TO BE MAINTAINED BY THE HOMEOWNERS ASSOCIATION. UPON SUBDIVISION OF THE BLOCKS ANY PORTION OF THE PRIVATE DRIVES CROSSING AN INDIVIDUAL LOT WILL BE PROVIDED FOR BY EASEMENT OR BY PROV W IN THE HOMEOWNERS DOCUMENTS.

NOTE:
RAW ERROR OF CLOSURE WAS 10,000+, MI LOSURE WAS DISTRIBUTED BY THE COMPASS METHOD. THE DISTANCES ON THIS MAP ARE ADJUSTED HORIZONTAL GROUND DISTANCES UNLESS NOTED OTHERWISE. ALL AREA CALCULATED BY COORDINATE COMPUTATION.

20' 10' 0' 20' 40' 60'
SCALE IN FEET

REFERENCE:
D.B. 8582, PG. 001
B.M. 2000, PG. 683
OWNER: PULTE HOME CORPORATION

LINE TABLE

LINE #	BEARING	DISTANCE
L1	N 20°04'03" E	9.92'
L2	S 67°06'55" W	78.00'
L3	S 67°06'55" W	78.00'
L4	S 67°06'55" W	78.00'
L5	S 67°06'55" W	78.00'
L6	S 67°06'55" W	78.00'
L7	S 67°06'55" W	78.00'
L8	S 67°06'55" W	78.00'

LOT AREAS

LOT #	SQUARE FEET	ACRES
LOT 35	2411	0.055
LOT 36	1638	0.038
LOT 37	1638	0.038
LOT 38	1638	0.038
LOT 39	1638	0.038
LOT 40	1638	0.038
LOT 41	1638	0.038
LOT 42	2323	0.053

FILE: 3542BR

REVISIONS	FINAL PLAT FOR BLOCK F, LOTS 35-42 THE TERRACE AT BRECKENRIDGE PHASE TWO		KENNETH CLOSE, INC. Land Surveying 970 TRINITY ROAD - RALEIGH, NC 27607 PHONE: (919)851-2344 FAX: (919)851-5201	
	TOWNSHIP: MORRISVILLE	COUNTY: WAKE	SURVEY DATE: 4-2-01	SURVEYED BY: BW
	STATE: NORTH CAROLINA		SCALE: 1" = 20'	DRAWN BY: MJB
	ZONE:	P.I.N: 0746.03-00-8261	CHECKED & CLOSURE BY: MW	