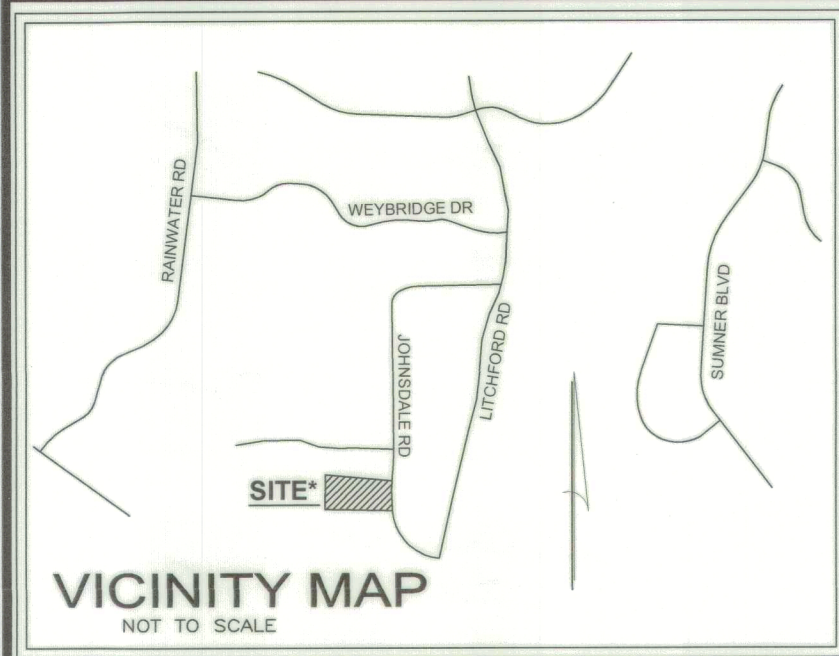




This certifies and warrants that the undersigned is (are) the sole owner(s) of the property shown on this map or plat and any accompanying sheets having acquired the property in fee simple by deed(s) recorded in the county register of deeds office where the property is located and as such has (have) the right to convey the property in fee simple and that the dedicator(s) hereby agree to warrant and defend the title against any claims of all persons whomsoever excepted as specifically listed herein and that by recording this map or plat I (we) do irrevocably dedicate to the City of Raleigh for public use all streets, easements, rights-of-way, parks, and greenways (as those interests are defined in the City Code) and as the same are shown on the plat for all lawful purposes to which the City may devote or allow the same to use and upon acceptance thereof, in accordance with all City policies, ordinances, regulations or conditions of the City of Raleigh, for the benefit of the public provided any dedication of easements for storm drainage not specifically labeled City of Raleigh or public are not made to the City of Raleigh, but are irrevocably made to the subsequent owners of any and all properties shown hereon for their use and benefit.

Book No.: 19093

Page No.: 1583

Signature(s) & title / position of property owner(s):

Edward W. Whitehorn, Manager of Windtrek Ventures, LLC

STATE OF NC

COUNTY OF Wake

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose stated therein and in the capacity indicated:

Edward W. Whitehorn, Manager of Windtrek Ventures, LLC

Date: 3/18/24

Signature: Meghan A. Few, Notary Public

Printed Name: Meghan A. Few

My commission expires: 6/27/2026



NOTES:

- All distances are horizontal ground distances in U.S. survey feet unless otherwise noted. Area(s) computed by coordinate geometry.
- This survey does not include nor depict any environmental evaluations by this office. Stream flags shown hereon (SA-01 thru SA-08) were marked by others prior to our field survey.
- Field survey performed September 5, 2022.
- Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence or any other facts that an accurate and current title search may disclose.
- The locations of underground utilities as shown hereon (if any) are based on aboveground structures & aboveground visual evidence only. Locations of underground utilities/structures may vary from location shown hereon. Additional buried utilities/structures may be encountered. No excavations were made during the progress of this survey to locate buried utilities/structures nor any utility locate tickets called in for marking of said utilities.
- Subject property is not located within a special flood hazard zone per FEMA Flood Insurance Rate Map (FIRM) #3720171700K, effective date July 19, 2022.
- The State Plane Coordinates for this project were produced with RTK GPS observations and processed using the North Carolina VRS network. The network positional accuracy of the derived positional information is $\pm 0.07'$.

Horizontal Datum = NAD 83/2011

POSITIONAL ACCURACY CERTIFICATION:

I, Justin L. Luther, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:

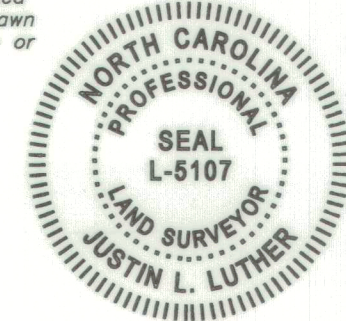
- Class of survey: Urban Land Class (A)
- Positional accuracy: 0.07'
- Type of GPS field procedure: Real-time VRS network
- Date(s) of survey: September 5, 2022
- Datum / Epoch: NAD 83 (NSRS 2011)
- Published / Fixed-control used: NC Real-time Kinematic network
- Geoid model: Geoid 12B
- Combined grid factor(s): 0.99990447
- Units: U.S. Survey Feet

THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND

I, Justin L. Luther, certify that this plat was drawn under my supervision from an actual survey made under my supervision from references as noted on said plat; that the boundaries not surveyed are clearly indicated as drawn from information as indicated under references; that the ratio of precision or positional accuracy as calculated is greater than 1:10,000; that this plat was prepared in accordance with NCGS 47-30 as amended.

Witness my original signature, license number and seal this 19 day of March, 2024.

Professional Land Surveyor (L-5107)



NEWCOMB land surveyors, LLC, 7008 Harps Mill Road, Ste. 105, Raleigh, NC 27615, (919) 847-1800, NC License #P-0203

I, the undersigned Planning and Development Officer of the City of Raleigh, and Review Officer for Wake County, do hereby certify that this map or plat meets all statutory requirements for recording, and that the City of Raleigh, as provided by its City Code, on the 26 day of March, in the year 2024, approved this plat or map and accompanying sheets and accepted for the City of Raleigh the dedications as shown thereon, but on the further condition that the City assumes no responsibility to open or maintain the same until in the discretion and opinion of the governing body of the City of Raleigh it is in the public interest to do so.

Beggy & Sooda
Planning and Development Officer / Wake County Review Officer 3/26/2024

LOT DATA TABLE		
LOT #	OLD AREA	NEW AREA
4	31,403 S.F.—0.72 AC.	N/A
1	N/A	15,800 S.F.—0.36 AC.
2	N/A	15,603 S.F.—0.36 AC.

OWNER INFORMATION:

WINDTREK VENTURES, LLC
PO BOX 1218
MORRISVILLE, NC 27560

MILLBROOK HIGH SCHOOL
WAKE COUNTY BOARD
OF EDUCATION
DB 1630, PG 512
BM 2005, PG 195
PIN: 1717-70-6320

LEGEND and NOMENCLATURE

SYMBOLS

- Ex. iron pipe/rod or nail
- Ex. concrete monument
- New iron pipe
- Calculated point
- Cable pedestal
- Telephone pedestal
- Electric pedestal
- Septic tank lid
- Hotbox (water)
- Water meter
- Fire hydrant
- Valve (water or gas)
- Sanitary sewer manhole
- Sanitary sewer cleanout
- Storm curb inlet
- Drainage inlet (w/ grate)
- Storm drain manhole
- Electric manhole
- Water manhole
- Utility pole
- Lamp post
- Sign post
- XXXX New address(s)

LINETYPES

- X — Fence
- OU — Overhead utility
- W — Waterline (blue paint)
- SS — Sanitary sewer
- SD — Storm drain

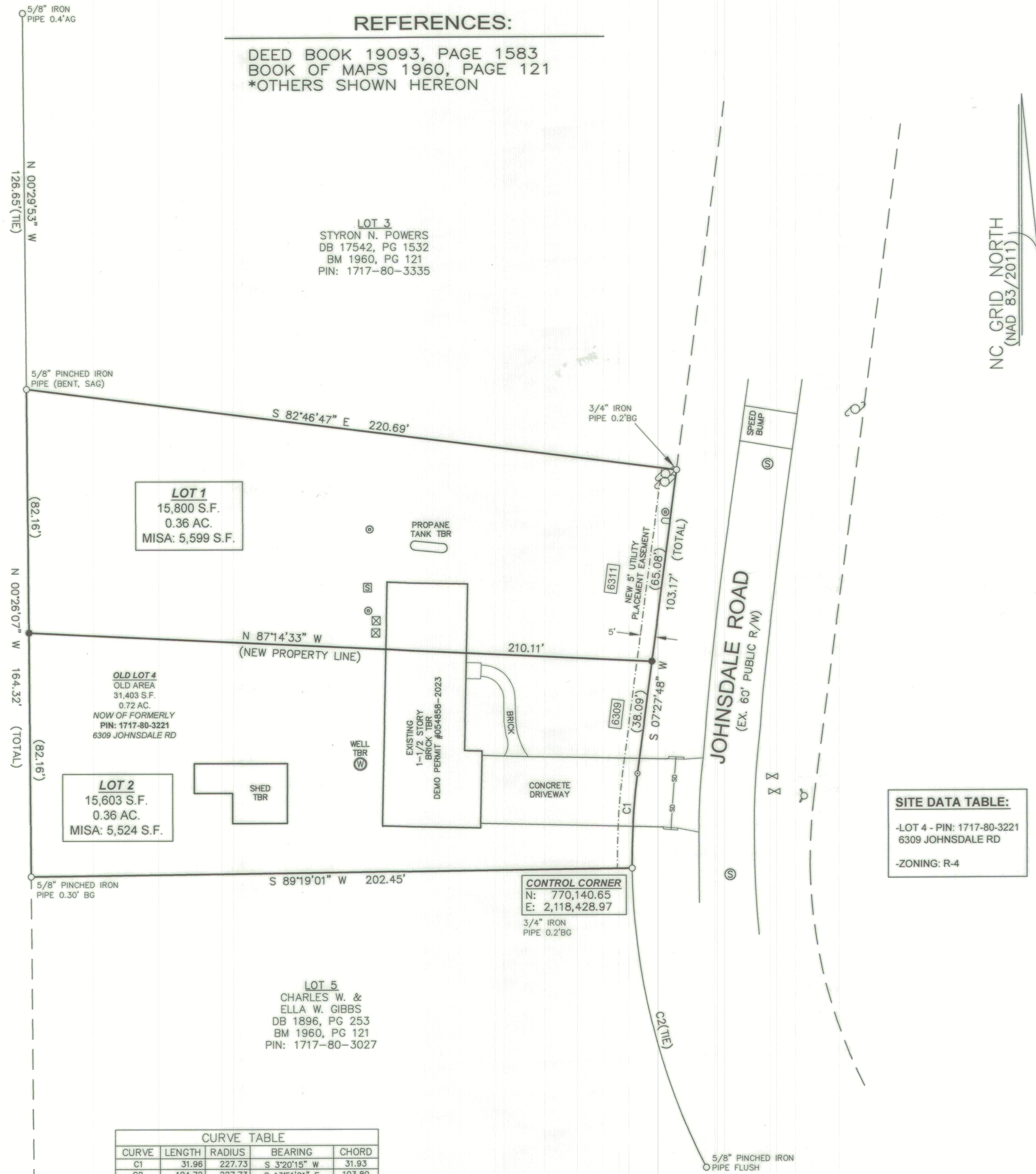
ABBREVIATIONS

- DB Deed Book
- PB or BM Plat Book / Book of Maps
- P/L Now or formerly
- PG Page
- S.F. Square feet
- AC Acres
- R/W Right-of-way
- SAG Shot at ground
- EX Existing
- RCP Reinforced concrete pipe
- AG Above ground
- BG Below ground
- C/L Centerline
- TBR To be removed
- MISA Max. impervious surface allowable

CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	31.96	227.73	S 3°20'15" W	31.93
C2	104.72	227.73	S 13°51'21" E	103.80

REFERENCES:

DEED BOOK 19093, PAGE 1583
BOOK OF MAPS 1960, PAGE 121
*OTHERS SHOWN HEREON



SITE DATA TABLE:

-LOT 4 - PIN: 1717-80-3221
6309 JOHNSDALE RD
-ZONING: R-4

6309 JOHNSDALE ROAD
SUBDIVISION & EASEMENT PLAT

PROPERTY OF
WINDTREK VENTURES, LLC

NEUSE TOWNSHIP WAKE COUNTY NORTH CAROLINA

30 15 0 30 60
SCALE: 1"=30'

SPR-0144-2023
SUB-0005-2023
RCMP-0300-2023

THIS PLAT IS NOT TO BE RECORDED
AFTER 10 DAY OF April 2024
ONE (1) COPY TO BE RETAINED FOR THE
CITY.
THIS PLAT IS IN X OUT OF THE CITY
LIMITS.

WAKE COUNTY, NC 40
TAMMY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
03/27/2024 13:37:02
BOOK: BM2024 PAGE: 00706

JOB NO.: 229144
FILE NAME: RM
PLOT DATE: 3/18/24