

KEY HOMES, INC., IN RECORDING THIS PLAT OF YESTER OAKS, SECTION 1 PHASE 3, HAS DESIGNATED CERTAIN AREAS OF LAND SHOWN ON SAID PLAT AS "COMMON AREA" (WHICH CONSIST OF ALL LAND SHOWN EXCEPT NUMBERED LOTS INTENDED FOR USE OF HOMEOWNERS OF YESTER OAKS AND FOR RECREATION AND FOR OWNER RELATED ACTIVITIES.

THE "COMMON AREAS" ARE EXPRESSLY NOT DEDICATED HEREBY FOR USE BY THE GENERAL PUBLIC BUT ARE TO BE CONVEYED BY KEY HOMES, INC. TO YESTER OAKS ASSOCIATION, INC. FOR THE USE AND ENJOYMENT OF THE HOMEOWNER IN YESTER OAKS, AS MORE FULLY PROVIDED IN THE DECLARATION COVENANTS, CONDITIONS AND RESTRICTIONS APPLICABLE TO YESTER OAKS DATED JULY 10, 1981, SAID DECLARATION IS HEREBY INCORPORATED AND MADE PART OF THIS PLAT.

KEY HOMES, INC., BY RECORDATION OF THIS PLAT, HEREBY GIVES, GRANTS, AND CONVEYS TO SOUTHERN BELL TELEPHONE & TELEGRAPH COMPANY, CAROLINA POWER & LIGHT COMPANY, CABLEVISION OF RALEIGH, INC., AND THE CITY OF RALEIGH, THEIR RESPECTIVE SUCCESSORS AND ASSIGNS RIGHT-OF-WAYS AND EASEMENTS TO MAINTAIN AND SERVICE THEIR RESPECTIVE LINES, WIRES, CONDUITS, AND PIPES IN THEIR PRESENT LOCATION WITHIN THE "COMMON AREAS" AS SHOWN HEREON TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS, OVER AND UPON SAID "COMMON AREAS" FOR THE PURPOSE OF MAINTAINING AND SERVICING SAID LINES, WIRES, PIPES AND CONDUITS, BUT SUCH RIGHT-OF-WAY AND EASEMENT MUST BE USED SO AS TO INTERFERE AS LITTLE AS POSSIBLE WITH THE USE OF SAID "COMMON AREAS" BY YESTER OAKS ASSOCIATION, INC., TOWHOM THE "COMMON AREAS" ARE TO BE CONVEYED AND THE MEMBERS THEREOF, ANY DAMAGE TO THE "COMMON AREA" OCCASIONED BY THE MAINTENANCE AND SERVICE OF SAID LINES, WIRES, PIPES, AND CONDUITS SHALL BE REPAIRED AND RESTORED BY THE PERSON, FIRM, OR CORPORATION CAUSING SAID DAMAGE IN SO FAR AS PRACTICAL.

THE UNDERSIGNED CORPORATION HEREBY ACKNOWLEDGES THIS PLAT TO BE THEIR FREE ACT AND DEED AND HEREBY DEDICATES TO PUBLIC USE THE DRAINAGE AND SANITARY SEWER EASEMENTS AS SHOWN OR INDICATED ON SAID PLAT.

KEY HOMES, INC.

BY: Harry Morgan, Agent

ATTEST: Richard M. Westmoreland, Jr.

"I, RICHARD T. EVANS, certify that this map was drawn (by me) (under my supervision) from an actual (survey by me) (survey made under my supervision) deed description recorded in Book 2267, Page 627; etc.; (other); that the error of closure as calculated by latitudes and departures is 1/1000; that the boundaries not surveyed are shown as broken lines plotted from information found in Book 2267, Page 627; that this map was prepared in accordance with G.S. 47-30 as amended. Witness my hand and seal this 6th day of JULY, 1982.

Signed: A.T. Evans L.S. 1721

STATE OF NORTH CAROLINA
I, RICHARD M. WESTMORELAND, JR., NOTARY PUBLIC DO HEREBY CERTIFY THAT RICHARD T. EVANS PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL, THIS 6th DAY OF JULY, 1982.

Richard M. Westmoreland, Jr. NOTARY PUBLIC
MY COMMISSION EXPIRES JULY 28, 1984

This certifies that the undersigned is (are) the owner(s) of the property shown on this map having acquired title thereto by deed(s) recorded in the Office of the Register of Deeds of Wake County, North Carolina, or otherwise, as shown below and that by submission of this plat or map for approval I (we) do dedicate to the City of Raleigh for public use all streets, easements, rights of way and parks shown thereon for all lawful purposes to which the City may devote or allow the same to be used and upon acceptance thereof in accordance with all city policies, ordinances and regulations or conditions of the City of Raleigh for the benefit of the public, said dedication shall be irrevocable; provided, any dedication of easements for storm drainage 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 subject to conditions of subsections (b) (c) (d) and (f) of Section 1 and Section 4 of the "City Storm Drainage Policy" (Resolution 1970-742 as the same may be from time to time amended).

Book No. 2267 Page No. 627 Signature(s) of Property Owner(s) Harry Morgan, Agent

NORTH CAROLINA - WAKE COUNTY

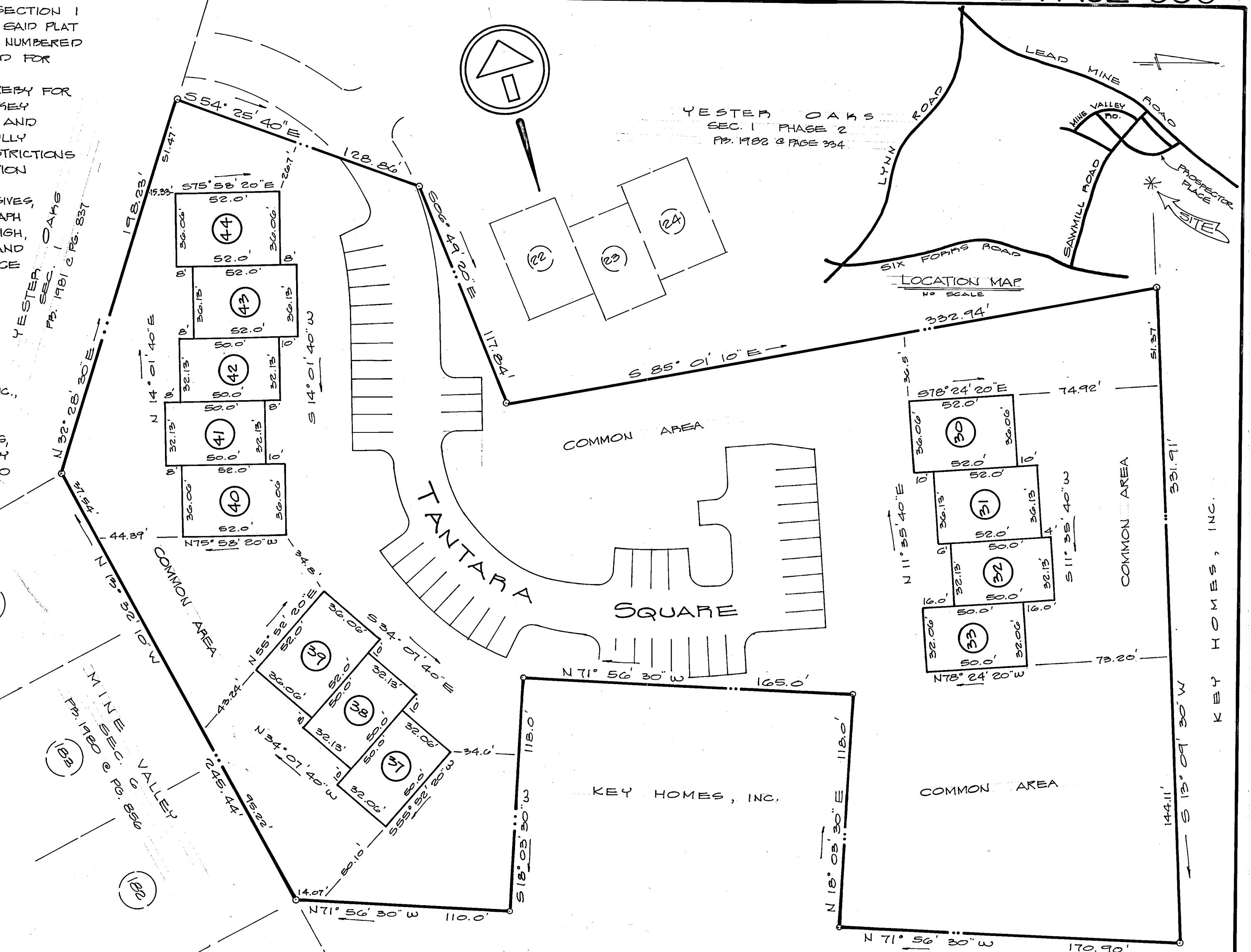
The foregoing certificate of Richard M. Westmoreland, Jr. Notary Public (ies) (are) certified to be correct. This instrument was presented for registration and recorded in this office.

This 7 day of July, 1982 at 12:20 o'clock P. M.

R. B. McKenzie, Jr. Register of Deeds
Maya S. Rogers Deputy Register of Deeds

"I, the undersigned City Clerk and Treasurer of the City of Raleigh, do hereby certify that the City of Raleigh, as provided by its City Code, on the 17th day of MARCH, 1981, approved this plat or map and accepted 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.
Brandon Anderson
City Clerk and Treasurer 7-7-82

RECORDED IN BOOK OF MAPS 1982, PAGE 550, WAKE COUNTY REGISTRY.



TOTAL AREA = 3.31 ACRES

SECTION 1 PHASE 3

YESTER OAKS

RALEIGH, NORTH CAROLINA

KEY HOMES, INC. OWNER & DEVELOPER

SCALE: 1" = 40'

DATE: JULY, 1982

EVANS ENGINEERING, INC. ENGINEERS & PLANNERS & SURVEYORS
1020 EAST WENDOVER AVENUE GREENSBORO, N. CAROLINA 27405