THIS IS AN IMPORTANT SURVEY DOCUMENT: SAFEGUARD IT

Certificate of Ownership and Dedication

I hereby certify that I am the owner of the property shown and described hereon, which is located in the subdivision jurisdiction of Iredell County and that I hereby adopt this plan of subdivision with my free consent and establish minimum lot size and building setback lines as noted.

Owner _____ Date _____

Certificate of Approval of Final Plat

This final plat has been approved in accordance with the provisions of the Iredell County Subdivision Ordinance on

_____, 1999.

Iredell County Subdivision Administrator _____

I, Richard A. Brandon, Professional Land Surveyor, L-3263, certify to one or more of the following as indicated:

☒ A. That this plat is a survey that creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

☒ B. That this plat is of a survey of an existing parcel or parcels of land.

Richard A. Brandon

Conveyance Plat
A Division Of Property For:

Donald Ray Bentley
928 Patterson Farm Road
(Near) Mooresville, North Carolina

Township: Coddle Creek **Iredell County**

Date: November 9, 1999
Job Number: 99326
Revisions:

Field Work: GWK
Drawn by: RAB
Checked By: RAB

A Division Of:
PIN 4685 18 7247
Prior Deed Reference:
Deed Book 901 Page 309
Deed Book 975 Page 573
Current Owner:
Donald R. Bentley
928 Patterson Farm Rd.
Mooresville, NC 28115
Current Zoning:
RA

Reference: NAD '83 NORTH SOUTH

Graphic Scale: 1" = 60'
0 30' 60' 120'

N/F
Carolyn Freeze
DB 828 P 641
PIN 4685 28 4962

S 89°13'14" E
27.84'

EM Nail
EM ⅝"IRod
S 88°50'21" E 280.69'
Barbed Wire Fence
SM ⅝"Rebar
S 88°50'21" E
392.06'
Tie
EM ⅝"IRod

15' MBSL
PP
Chain Link Fence

N 01°02'35" W 168.02'
Right of Way
35' MBSL

NEW TRACT
51,311 Sq. Ft.
1.1779 Acres
5,043 Sq. Ft.
0.1157 Acres
Outside of Right of Way

6.0'
14.0'
One Story Frame

168.08'
35' MBSL
S 01°09'39" W

N/F
Donald R. Bentley
DB 975 P 573
DB 901 P 309
A Portion Of:
PIN 4685 18 7247

N 658,231.23 Ft.
E 1,481,315.88 Ft.
15' Minimum Building Setback Line

30.02'
SM ⅝"Rebar
272.04'
SM ⅝"Rebar
CP
POB
N 88°50'21" W 302.07' Total

N 59°15'01" W
1412.13'
Tie

N 85°32'48" W
Reference Bearing

NCGS 'Eastfork'
N 657,522.75 Ft.
E 1,482,539.12 Ft.

NCGS 'Presley'
N 657,428.20 Ft.
E 1,483,753.10 Ft.

S 01°11'41" E
446.15'
Tie

N/F
Donald R. Bentley
DB 975 P 573
DB 901 P 309
A Portion Of:
PIN 4685 18 7247

Set PK nail near the centerline of the intersection of Linwood Rd. & Patterson Farm Rd.

Patterson Farm Road
SR 1143; 60' Right of Way, 18.2' Paved Width

Linwood Road SR 1150
Patterson Farm Road SR 1143
*Site

Vicinity Map
(Not To Scale)

LEGEND
EM–Existing
SM–Set Monmt (w/Description)
N/F–Now or w/Description)
PP–Power Pol
LP–Light Pole
WM–Water Met
CP–Computed
POB–Point of B Monumentation)

LINETYPE LEGEND
Property Line (Subject Property)
Property Line (Adjoining/Surveyed)
Property Line (Adjoining/Not Surveyed) (From source noted)
Edge of Pavement
Overhead Power Lines
Original Subdivision Lines

NOTES
1. This property c Emergency Mallie in a special flood hazard area as determined by the Federal May 15, 1999. Agency, Community Panel No. 370313 0220 B Effective Date:
2. This property is date of survey. any rights-of-way, easements or agreements of record prior to
3. Monument dimens
4. This survey is pr outer extremities.
5. This is not an offi existing physical evidence located at or near the site.
6. Area by computer nless signed in RED ink.
7. Adjustment by Com
8. No horizontal contr
9. Error of closure is within 2,000 feet of property. fore adjustment.

State of North Carolina
County of Iredell

I, _____, Review Officer of Iredell county certify that the map or plat to which this certification is affixed meets all requirements for recording.

Review Officer _____ Date _____

12, 1999

NORTH CAROLINA PROFESSIONAL SEAL L-3263 LAND SURVEYOR RICHARD A. BRANDON

Meridian Land Company, L rveyors
1413 Sedan Ave., Kannapolis, NC 28083-6075. (704) 93 (704) 857-7700