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08/11/2021 03:36:13 PM

Fee $21.00

Caldwell County North Carolina
Wayne L. Rash, Register of Deeds

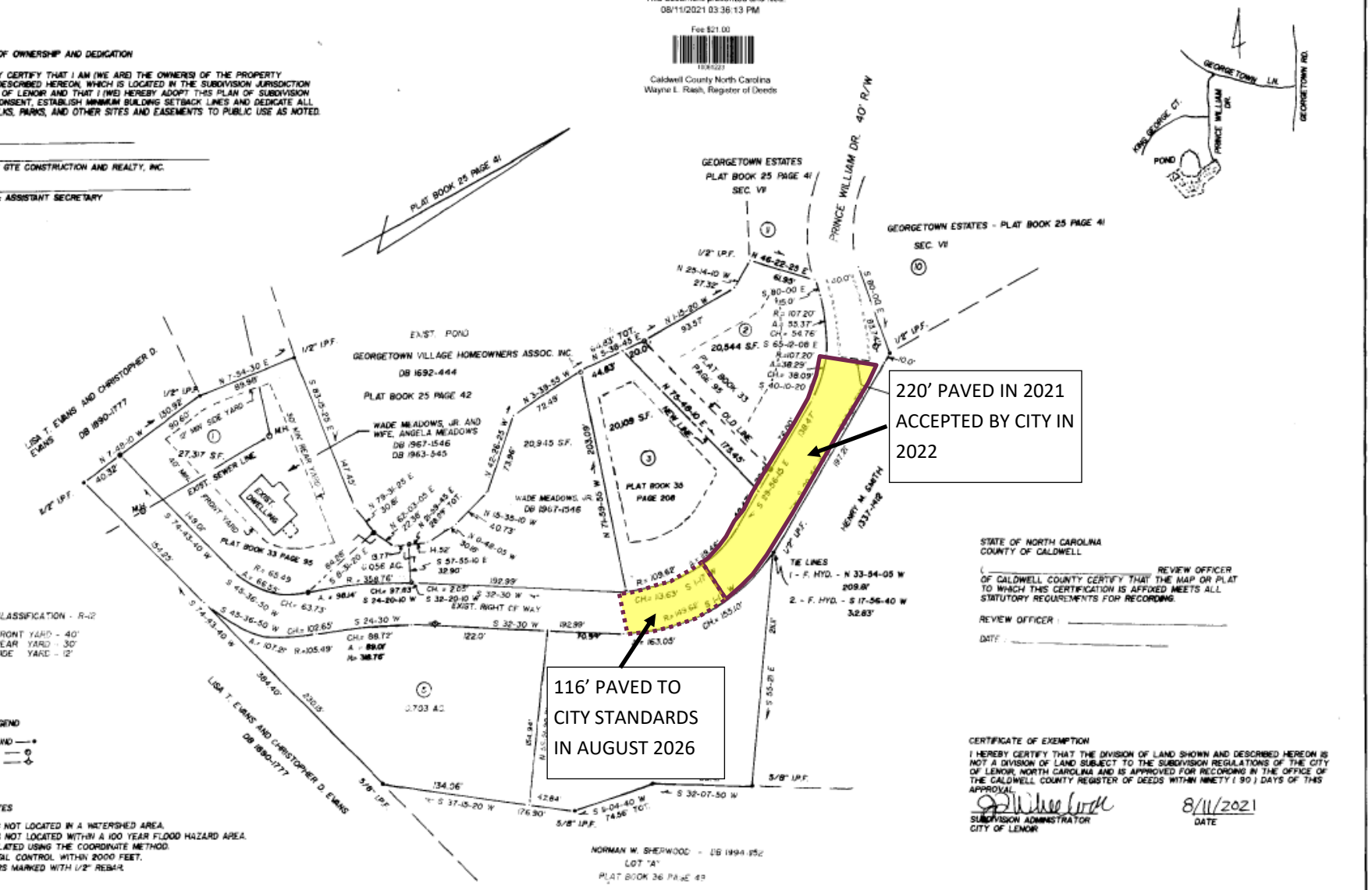
CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE), HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF LENOIR AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES AND DEDICATE ALL STREETS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC USE AS NOTED.

DATE : _____

_____
PRESIDENT OF GTE CONSTRUCTION AND REALTY, INC.

_____
ATTESTED BY : ASSISTANT SECRETARY



ZONING CLASSIFICATION - R-12

MIN. FRONT YARD - 40'
MIN. REAR YARD - 30'
MIN. SIDE YARD - 12'

LEGEND

IRON PIN FOUND —•
MANHOLE —Ⓜ
FIRE HYD. —⊕

NOTES

PROPERTY IS NOT LOCATED IN A WATERSHED AREA.
PROPERTY IS NOT LOCATED WITHIN A 100 YEAR FLOOD HAZARD AREA.
AREA CALCULATED USING THE COORDINATE METHOD.
NO HORIZONTAL CONTROL WITHIN 2000 FEET.
NEW CORNERS MARKED WITH 1/2" REBAR.

STATE OF NORTH CAROLINA
COUNTY OF CALDWELL

I, _____ REVIEW OFFICER OF CALDWELL COUNTY CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER : _____

DATE : _____

CERTIFICATE OF EXEMPTION

I HEREBY CERTIFY THAT THE DIVISION OF LAND SHOWN AND DESCRIBED HEREON IS NOT A DIVISION OF LAND SUBJECT TO THE SUBDIVISION REGULATIONS OF THE CITY OF LENOIR, NORTH CAROLINA AND IS APPROVED FOR RECORDING IN THE OFFICE OF THE CALDWELL COUNTY REGISTER OF DEEDS WITHIN NINETY (90) DAYS OF THIS APPROVAL.

_____ 8/11/2021
SUBDIVISION ADMINISTRATOR — DATE
CITY OF LENOIR

I, JAMES D. FERGUSON CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION. DEED DESCRIPTION RECORDED IN BOOK 1555 PAGE 213 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 12TH DAY OF MAY A.D. 2017

SURVEYOR : _____

REGISTRATION NO. 1302

NORTH CAROLINA PROFESSIONAL SEAL L-1302 LAND SURVEYOR JAMES D. FERGUSON

THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE CITY OF LENOIR THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

SURVEYOR : _____

0' 60' 120' 180'

REVISED AUG. 4, 2021 (ADDED LOT NOS. 4 AND 5)
REVISED APRIL 15, 2020 (REVISED LOT NO. 2 AND 3)
REVISED NOV. 25, 2020 (ADDED LOT NOS. 4 AND 5

MINOR SUBDIVISION

PROPERTY OF
GTE CONSTRUCTION AND REALTY, INC. - PRINCE WILLIAM DRIVE

SCALE : 1" = 60'		DRAWN BY : J.D.F.
DATE : MAY 15, 2017		F.B. : 250

SURVEYED BY :
JAMES D. FERGUSON - P.O. BOX 433 - GRANITE FALLS, NC 28630

CALDWELL COUNTY - LOWER CREEK TOWNSHIP | FILE NO.