REVIEW OFFICER
FINAL SUBDIVISION PLAT APPROVAL
This is to certify that this plat meets the recording requirements of the Unified Development Ordinance Subdivision Regulations for the Town of Kernersville.

I, Rochelle Joseph Review Officer of the Town of Kernersville, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Approved Joseph

Review Officer This the 14th Day of September 20 17

Forsyth County, North Carolina

I (OR WE) THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT I, (OR WE) AM (ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN AND SUBDIVISION WITH MY (OUR) FREE CONSENT AND HEREBY DEDICATE FOR PUBLIC USE AS ROADS AND EASEMENTS FOREVER ALL AREAS SHOWN OR INDICATED ON SAID PLAT AND UPON APPROVAL BY THE BOARD OF ALDERMEN OF THE TOWN OF KERNERSVILLE AUTHORIZES THAT THIS PLAT BE RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY.

Signature Christopher Parr Date 9/14/17

(Print owner's name) Christopher Parr
(If corporation, print name of corporation and name and title of signer)

PIN #(s) 6874-38-6418

I certify that the plat shown hereon has been approved by the board of aldermen of the watershed review committee of the Town of Kernersville and is approved for recording in the office of the register of deeds. notice: this property is subject to stormwater and/or watershed regulations. watershed and/or stormwater development restrictions may apply.

09-20-2017

DATE: WATERSHED ADMINISTRATOR
FORSYTH COUNTY, NORTH CAROLINA

FINAL SUBDIVISION PLAT APPROVAL

This is to certify that this plat meets the recording requirements of the Subdivision Ordinance and, if applicable, that a certificate of approval has been issued by the Division of Highways pursuant to Article 7, Chapter 136 of the General Statutes, State of North Carolina.

This the 15th day of September, 20__

(Signed) Town Clerk

Filed for registration at 2:42 o'clock P M

September 21, 20 17 and recorded

in Plat Book 166, Page 173.

$21.00 Lynne Johnson, Register of Deeds

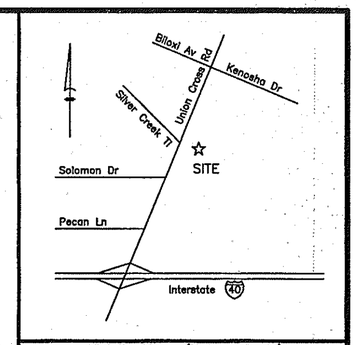
Filing Fee Paid

by DEPUTY-ASSISTANT.

TOWN OF KERNERSVILLE PUBLIC SERVICES DEPARTMENT PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION

APPROVED PUBLIC SERVICES DIRECTOR

DATE 9/20/17



Vicinity Map (Not to Scale)

Plat Book 166 Page 173

I, Jason Morehead, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book as noted, Page , etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book as noted, 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, license number and seal

this 12TH day of September, A.D. 2017

Surveyor
4584
License Number

I, Jason Morehead, Professional Land Surveyor No. 4584, certify that this plat is of 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.

Professional Land Surveyor, No. 4584

Certificate of Global Positioning Systems Surveys

I, Jason C. Morehead, certify that the site control (grid tie only) shown hereon was established under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the GPS survey:

1) Class of survey: Class A
2) Positional accuracy: does not exceed 0.10'
3) Type of GPS field procedure: RTK-Network VRS
4) Date of survey: July 27th, 2017
5) Datum/Epoch: NAD 83 (NSRS 2011)
6) Published/Fixed control: NCGS Network VRS
7) Geiod model: GEOID12A
8) combined grid factor: 0.99994742
9) Units: U.S. Survey Foot

and that this map was prepared in accordance with the standards and practice for land surveying as outlined by the NC Administration Code Title 21, Chapter 56.1607.

Witness my hand and official seal

this 12TH day of September 20 17.

L-4584 License No. Professional Land Surveyor

NORTH CAROLINA PROFESSIONAL SEAL L-4584 9.12.17 LAND SURVEYOR JASON MOREHEAD

Union Cross Station, LLC
PIN: 6874-28-8683
Block 5632, Log 121J
1501 Union Cross Rd.

I-40 Union Cross RE, LLC
PIN: 6874-39-1037
DB 65, Pg 134

Common Area (for Stormwater Management)

Reserve at Smith Crossing, LLC
PIN: 6874-49-0242
Block 5632, Lot 167
DB 3324, Pg 4156

LINE TABLE		
LINE	LENGTH	BEARING
L1	13.30	N89°21'33"W
L2	20.71	N89°21'33"W
L3	59.88	N89°21'33"W
L4	48.47	S15°43'22"W
L5	24.19	N90°00'00"E
L6	172.11	S00°00'00"E
L7	88.53	N90°00'00"W
L8	172.11	N00°00'00"E
L9	43.57	N90°00'00"E
L10	48.71	N15°43'22"E

Ch Brg: S72°32'22"E
Ch Dist: 272.00'
Radius: 470.00'
Arc Len: 275.95'

Ch Brg: S72°32'22"E
Ch Dist: 306.72'
Radius: 530.00'
Arc Len: 311.17'

1
110,868 sq. ft.
2.55 acres

2
651,139 sq. ft.
14.95 acres

Association Covenants Note:
The current and future owners of property shown on this recorded plat shall be subject to the terms and conditions of the (Homeowner's/Property Owner's) Associational Covenants, Conditions and Restrictions are recorded in Deed Book 3324, Pages 1629-1668 in the offices of the Forsyth County Register of Deeds.

Should the (Homeowner's/Property Owner's) Association cease to exist, or fail to provide adequate maintenance of the Association's permanent storm water control structure(s), or be dissolved, the owners of record title to any property within the Development at the time of required maintenance shall be jointly and severally liable for maintaining the required permanent storm water control structure(s) in accordance with requirements of the Town of Kernersville Watershed Protection Ordinance and the laws of the State of North Carolina.

NOTE:
This property is subject to all easements, right-of-ways, streets and assessments, if any, as the same may appear of record in the office of the Register of Deeds, Clerk of Court, Town or County Tax Office or which may have been acquired by prescriptive use, and were or were not visible at the time of my inspection. This survey is subject to any facts that may be disclosed by a full and accurate title search, NOT furnished as of this date.

NAD83 (2011)

LEGEND

R/W - Right-of-Way
EIP - Existing Iron Pipe
EIR - Existing Iron Rebar
P - Point
CM - Concrete Monument
IRS - Iron Rebar Set
P/L - Property Line
C A - Controlled Access
CP - Concrete Pipe
CMP - Corrugated Metal Pipe
CPP - Corrugated Plastic Pipe
-F- 100 year Flood Boundary
-O- Overhead Utilities
-X- Fence
SF. - Square Feet
(S) - Sanitary/Storm Manhole
WV - Water Valve
(XXX) - Address
C/A - Controlled Access

℄ - Center Line
CPL - Center Line
EOP - Edge of Pavement
EOC - Face of Curb
PP - Power Pole
LP - Light Pole
MH - Man Hole
R - Radius
CH - Chord Distance
P/O - Part of
SE - Sight Easement, 10'x70'
DB - Deed Book
PB - Plat Book
CB - Catch Basin
FP - Fence Post
-SL- Sewer Line
SnE - Sign Easement, 10'x20'
BC - Back of Curb
A.U.D. - Access, Utility, and Drainage Easement
NAE - Negative Access Easement
HYD - Fire Hydrant
WM - Water Meter

GRAPHIC SCALE
100 0 50 100 200 400
(IN FEET)
1 inch = 100 ft.

Interstate 40
Public R/W Varies

"SMITH CROSSING"

Subdivision Plat for:
I 40 Union Cross RE, LLC

Owner: I 40 UNION CROSS RE, LLC
SOLOMON DR.
KERNERSVILLE, NC 27284
Phone: 336.272.9827

PIN: 6874-38-6418
Tax Block 5632, Lot 166C
Deed Book 65, Page 134
18.546 AC.± Total
Area by computer

SCALE	TOWNSHIP	COUNTY	STATE	DATE
1" = 100'	Kernersville	Forsyth	North Carolina	09/12/17

SURVEYED: JN/crew
MAPPED: JCM/nfz

Allied Land Surveying Co., P.A. JOB NO. 10-786
Corporate Number: C-0721
4720 Kester Mill Road Phone (336) 765-2377 MAP NO.
Winston-Salem, N.C. 27103 FAX 760-8886 survey.dwg
e-mail- Info@Allied-EngSurv.com