

CERTIFICATE OF VRS SURVEY ACCURACY:
 N.C. STATE PLANE GRID COORDINATES SHOWN HEREON WERE ESTABLISHED USING THE LEAST-SQUARES AVERAGE OF THREE INDEPENDENT VRS GPS OBSERVATIONS MADE ON MAY 22, 2017 USING SPECTRA PRECISION SP-60 GPS EQUIPMENT, HOLDING LOCAL CORRS STATIONS AS A FIXED HORIZONTAL AND VERTICAL REFERENCE.
 CLASS OF SURVEY: A
 POSITIONAL ACCURACY: 0.07' HORIZ. / VERT 0.10' AT THE 95% LEVEL
 TYPE OF GPS FIELD PROCEDURE: RAPID STATIC
 DATE OF SURVEY: MARCH 22, 2017
 DATUM/EPOCH: NAD 83 (2011B)
 PUBLISHED/FIXED CONTROL USED: LOCAL CORRS STATIONS (VRS)
 GEOID MODEL: 12B
 COMBINED GRID FACTOR: 0.999935483951
 UNITS: US SURVEY FEET

"I certify that this map was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 3721, page 0010); that the boundaries not surveyed are indicated as drawn from information in Book 3721, page 0010; and that this map meets the requirements of the Standards of Practice for Land Surveying in North Carolina (21 NCAC 56.1600) this 13 day of DECEMBER, 2018.

Anthony D. Lester
 ANTHONY D. LESTER, PLS 4537

OWNER'S CERTIFICATION

I, (WE) HEREBY CERTIFY THAT (I) WE AM (ARE) THE OWNER(S) OF THE PROPERTY, SHOWN AND DESCRIBED HEREON, WHICH WAS CONVEYED TO ME (US) BY DEED AS RECORDED IN DEED BOOK 3721, PAGE 0010, AND THAT I (WE) HEREBY ACKNOWLEDGE THIS PLAT AND ALLOTMENT TO BE MY (OUR) FREE ACT AND DEED AND DO HEREBY DEDICATE TO PUBLIC USE AS STREETS AND EASEMENTS FOREVER, ALL AREAS SHOWN OR INDICATED ON SAID PLAT. FURTHER, I (WE) CERTIFY THAT THE PROPERTY AS SHOWN HEREON IS WITHIN THE SUBDIVISION-REGULATIONS JURISDICTION OF ALAMANCE COUNTY.

Kevin J. Hunt
 DATE 12-11-18

REVIEW OFFICER CERTIFICATION

I, *Tanya Cottle*, Review Officer of Alamance County, certify that this map or plat to which the certification is affixed meets all statutory requirements for recording.

Tanya Cottle
 DATE 1-31-19
 Review Officer

CERTIFICATE OF APPROVAL

THIS SUBDIVISION PLAT HAS BEEN FOUND TO COMPLY WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE OF ALAMANCE COUNTY AND IS APPROVED THIS DATE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF ALAMANCE COUNTY.

ATTEST: *Tanya Cottle*
 SURVEYOR ADMINISTRATOR
 ALAMANCE COUNTY, ADMINISTRATIVE SERVICE DEPT.

CERTIFICATE OF APPROVAL BY DIVISION OF HIGHWAYS OF NORTH CAROLINA DEPARTMENT OF TRANSPORTATION

DEPARTMENT OF TRANSPORTATION DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD(S)
 CONSTRUCTION STANDARDS CERTIFICATE

Cliff
 DATE 12-15-18
 APPLICANT, DIST. CT. ENGINEER

NOTES:

1. AREA DETERMINED BY LEAST SQUARES METHOD.
2. THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT PER PANEL MAP 3710588200J ZONE "X" DATED SEPTEMBER 06, 2006.
3. BOUNDARY LINES NOT SURVEYED ARE SHOWN DASHED.
4. DEED REFERENCES:
 D.B. 3173 PG. 0709 ALAMANCE COUNTY IS SUBJECT PROPERTY.
 SEE ALSO PLAT BOOK 77 PAGE 222 EVANS ENGINEERING HAS NOT PERFORMED ANY TITLE SEARCH.
5. TOTAL AREA= 39.177 ACRES.
6. THIS SURVEY IS OF AN ACTUAL FIELD SURVEY HAVING AN ERROR OF LESS THAN 1/41,715' FEET. VT.
7. ALL DISTANCES SHOWN HEREON ARE IN US SURVEY FEET UNLESS SPECIFIED OTHERWISE.
8. THERE ARE NO NORTH CAROLINA GEODETIC SURVEY MARKERS WITHIN 2000 FEET OF SUBJECT PROPERTY. SEE NOTE OF VRS SURVEY ACCURACY.
9. CONTOUR LINES TAKEN FROM ALAMANCE COUNTY AERIAL TOPOGRAPHIC MAPS.
10. 50 FOOT BUFFER FROM TOP OF CREEK BANK ON STREAM AS SHOWN.
11. ALL LOTS TO HAVE A 10' UTILITY EASEMENT ACROSS THE FRONT OF PROPERTY.
12. LOT 31 SHALL ONLY ACCESS OVERMASTER COURT. NO ACCESS TO BOY WOOD ROAD WILL BE ALLOWED EXISTING DRIVEWAY TO BE REMOVED AND BLOCKED.
13. LOTS 21, 27, 28 AND 33 MUST HAVE DRIVEWAYS ON INTERIOR ROADS.
14. THIS FIRM MAKES NO GUARANTEE AS TO THE EXISTENCE OR LOCATION OF ANY BURIAL SITES, UNDERGROUND IMPROVEMENTS, OR UTILITIES ACROSS THIS PROPERTY. ANY UNDERGROUND UTILITIES OR IMPROVEMENTS SHOWN HEREON HAVE BEEN LOCATED FROM VISIBLE EVIDENCE AND AVAILABLE INFORMATION.

CERTIFICATE OF E-911 ADDRESSING COMPLIANCE OF ALAMANCE COUNTY

THIS SUBDIVISION PLAT HAS BEEN FOUND TO COMPLY WITH THE PROVISIONS OF THE ALAMANCE COUNTY ADDRESSING ORDINANCE AND ALL ADDRESSES AND ROAD NAMES ON THIS PLAT HAVE BEEN APPROVED.
Robert A. Harper
 DATE 1/25/2019
 ADDRESSING ADMINISTRATOR
 ALAMANCE COUNTY

CERTIFICATION OF WASTEWATER DISPOSAL SYSTEMS

I HEREBY CERTIFY THAT ALL LOTS ARE PROVISIONALLY APPROVED FOR SUBSURFACE WASTEWATER DISPOSAL SYSTEMS, EXCEPT AS NOTED ON THE PLAT, SUBJECT TO ISSUANCE OF IMPROVEMENT PERMITS BY THE HEALTH DEPARTMENT, AND TO THE NORTH CAROLINA ADMINISTRATIVE CODE.

Robert A. Harper
 DATE 1-2-19
 HEALTH OFFICER
 ALAMANCE COUNTY

NORTH CAROLINA
 ALAMANCE COUNTY

I, *Rebecca W. McPherson*, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT *Christopher A. Foster* - *RECEIVED* *1/15/19* PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL, THIS 17th DAY OF DECEMBER, 2018.

Rebecca W. McPherson
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: August 1, 2021

SITE DATA PROPERTY INFORMATION

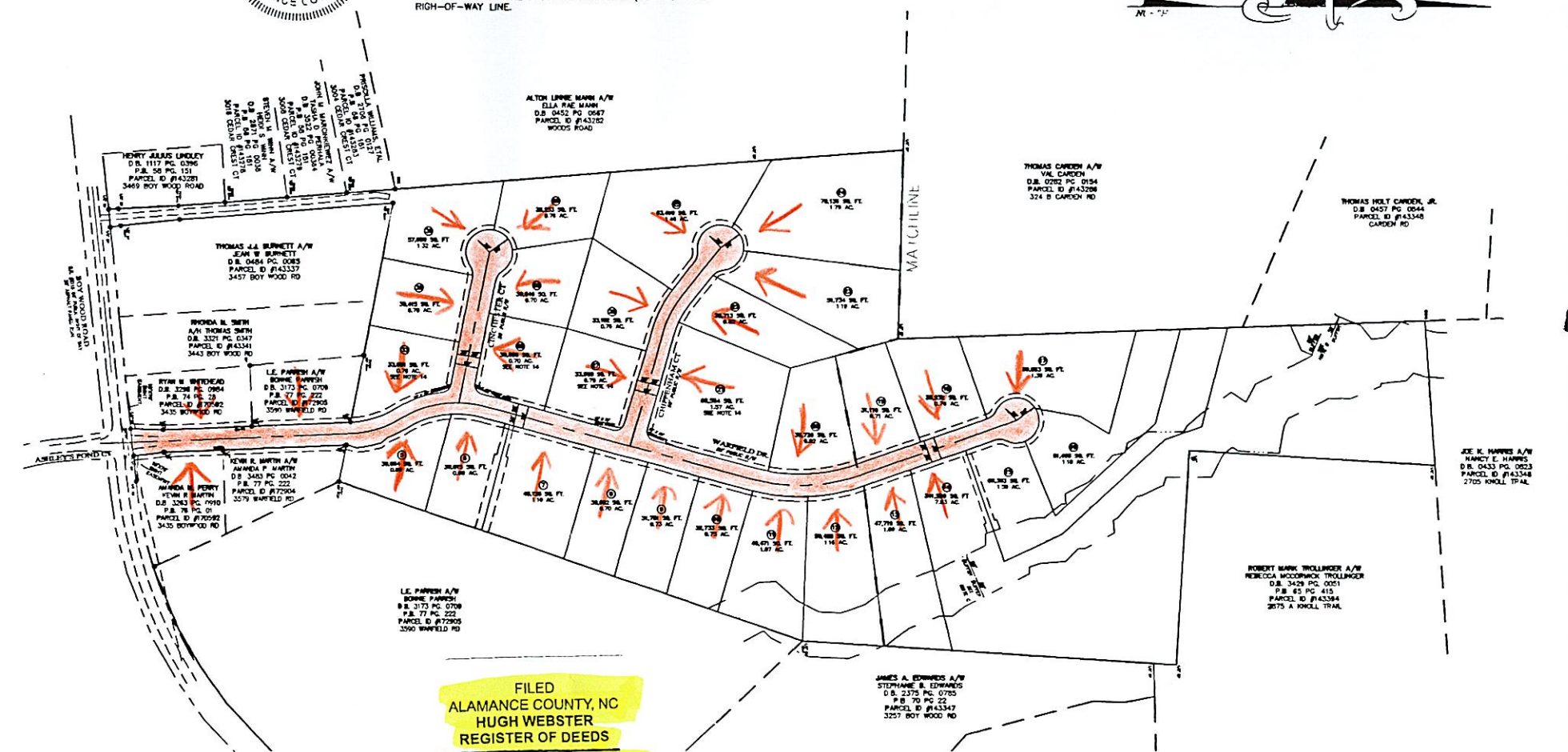
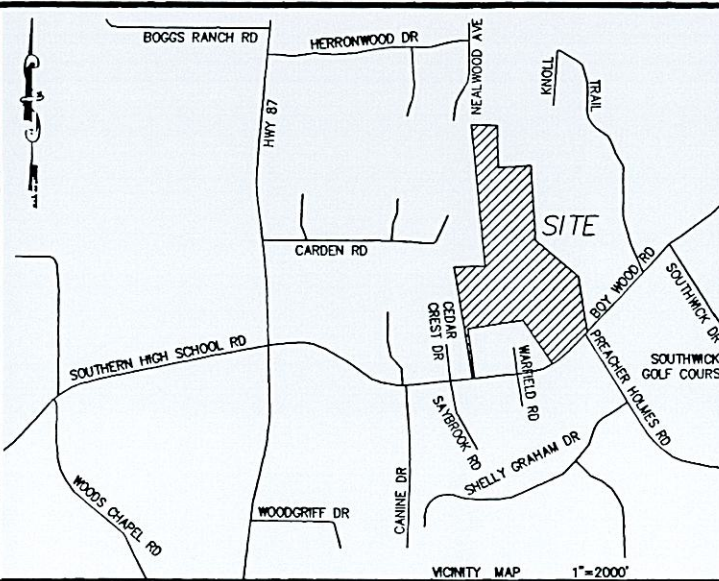
PARCEL 1: OWNER: SGRM, INC.
 TAX PARCEL: 7-1-116, CPIN #8882725350
 7-1-15, CPIN #8882724152
 DEED REFERENCE: DB 3721, PG 0010

TOTAL ACREAGE=39.177 ACRES.
 CURRENT USE: RESIDENTIAL
 PROPOSED USE: RESIDENTIAL
 TOTAL NUMBER OF LOTS: 29
 MUNICIPALITY: ALAMANCE COUNTY UNINCORPORATED
 BOUNDARY LINES NOT SURVEYED ARE SHOWN DASHED.
 ALL LOTS TO BE SERVED BY PRIVATE WELL AND PRIVATE SEPTIC SYSTEMS.
 ALL ROADS TO BE N.C.D.O.T. PUBLIC ROADWAYS, 50' PUBLIC RIGHT OF WAYS.

DEVELOPMENT REQUIREMENTS

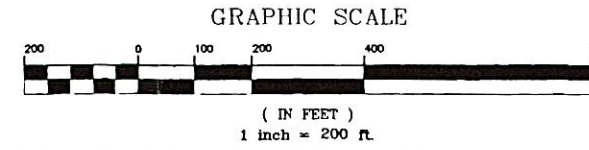
- MINIMUM LOT SIZE.....30,000 SF
- MINIMUM LOT WIDTH.....40% OF LOT DEPTH
- INTERIOR LOT.....20% OF LOT DEPTH
- MINIMUM STREET FRONTAGE.....60 FEET
- STANDARD FRONTAGE.....20 FEET
- CUL-DE-SAC.....20 FEET
- MINIMUM STREET SETBACK FROM FRONT RIGHT OF WAY.....40 FEET
- ARTERIAL.....40 FEET
- MAJOR COLLECTOR.....40 FEET
- MINOR COLLECTOR.....35 FEET
- LOCAL.....30 FEET
- SIDE ABUTTING STREET.....25 FEET
- MINIMUM INTERIOR SETBACKS.....10 FEET
- SIDE NON-ABUTTING STREET.....10 FEET
- REAR.....20 FEET
- CUL-DE-SAC.....30 FEET
- ACCESSORY STRUCTURES MAY BE LOCATED WITHIN THREE (3) FEET OF THE REAR PROPERTY LINE, IF ONE EXISTS.
- CUL-DE-SAC LOTS SHALL HAVE A MINIMUM FRONTAGE OF 20' AT THE STREET RIGHT-OF-WAY LINE AND A MINIMUM WIDTH OF 60' AT THE FRONT SETBACK LINE (30' FROM THE RIGHT-OF-WAY LINE.

LEGEND:	
---	EXISTING RIGHT OF WAY
---	PROPERTY LINE (NOT SURVEYED)
---	PROPERTY LINE
---	RECORD EASEMENT
---	CREEK OR BRANCH
---	OLD LOT LINE
EP	EDGE OF EXISTING PAVEMENT
N.C.G.S.	NORTH CAROLINA GEODETIC SURVEY
C	CENTERLINE
R/W	RIGHT-OF-WAY
D.B.	DEED BOOK
P.B.	PLAT BOOK
P.G.	PAGE
HP	NEW IRON PIPE
EP	EXISTING IRON PIPE
MSL	MINIMUM BUILDING LINE



FILED
 ALAMANCE COUNTY, NC
 HUGH WEBSTER
 REGISTER OF DEEDS

FILED Feb 01, 2019
 AT 10:13:55 am
 BOOK 00080
 START PAGE 0039
 END PAGE 0039
 INSTRUMENT # 01604
 EXCISE TAX (None)
 LD

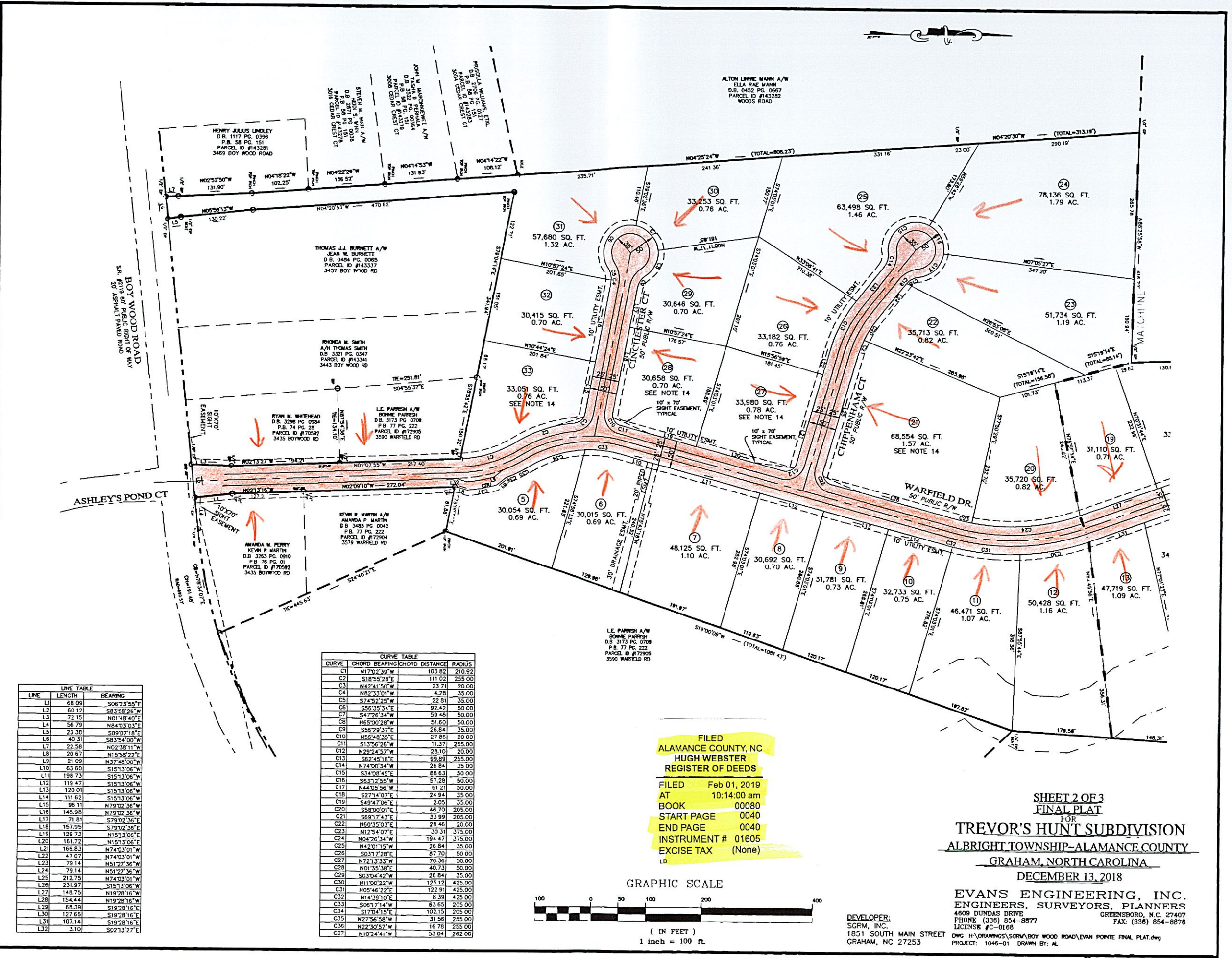


DEVELOPER:
 SGRM, INC.
 1851 SOUTH MAIN STREET
 GRAHAM, NC 27253

SHEET 1 OF 3
 FINAL PLAT
 FOR
TREVOR'S HUNT SUBDIVISION
ALBRIGHT TOWNSHIP-ALAMANCE COUNTY
GRAHAM, NORTH CAROLINA
DECEMBER 13, 2018

EVANS ENGINEERING, INC.
 ENGINEERS, SURVEYORS, PLANNERS
 4609 DUNDAS DRIVE
 GREENSBORO, N.C. 27407
 PHONE: (336) 854-8877
 LICENSE #C-0168
 FAX: (336) 854-8878
 DWG: H:\DRAWINGS\SGRM\BOY WOOD ROAD\EVAN PONTE FINAL PLAT.dwg
 PROJECT: 1046-01 DRAWN BY: AL

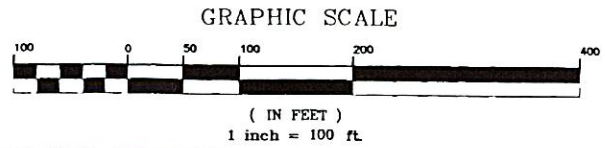
12/2018



LINE TABLE		
LINE	LENGTH	BEARING
L1	68.09	S06°23'55"E
L2	60.12	S03°38'26"W
L3	72.15	N01°48'40"E
L4	56.79	N04°03'03"E
L5	23.38	S09°07'18"E
L6	40.31	S08°54'00"W
L7	22.58	N02°38'11"W
L8	20.67	N15°58'22"E
L9	21.09	N37°48'00"W
L10	63.60	S15°13'06"W
L11	198.73	S15°13'06"W
L12	119.47	S15°13'06"W
L13	120.01	S15°13'06"W
L14	111.62	S15°13'06"W
L15	96.11	N79°02'36"W
L16	145.98	N79°02'36"W
L17	71.81	S79°02'36"E
L18	157.95	S79°02'36"E
L19	129.73	N15°13'06"E
L20	161.72	N15°13'06"E
L21	166.83	N74°03'01"W
L22	47.07	N74°03'01"W
L23	79.14	N51°27'36"W
L24	79.14	N51°27'36"W
L25	212.75	N74°03'01"W
L26	231.97	S15°13'06"W
L27	148.75	N19°28'16"W
L28	154.44	N19°28'16"W
L29	68.39	S19°28'16"E
L30	127.66	S19°28'16"E
L31	107.14	S19°28'16"E
L32	3.10	S02°13'27"E

CURVE TABLE			
CURVE	CHORD BEARING	CHORD DISTANCE	RADIUS
C1	N17°02'39"W	103.82	210.92
C2	S18°55'28"E	111.02	255.00
C3	N42°41'50"W	23.71	20.00
C4	N02°33'01"W	4.28	35.00
C5	S74°52'25"W	22.81	35.00
C6	S56°35'34"E	92.42	50.00
C7	S47°26'34"W	59.46	50.00
C8	N65°00'28"W	51.60	50.00
C9	S56°29'37"E	26.84	35.00
C10	N56°48'35"E	27.86	20.00
C11	S13°56'26"W	11.37	255.00
C12	N29°24'57"W	28.10	20.00
C13	S02°45'18"E	99.89	255.00
C14	N74°00'34"W	26.84	35.00
C15	S34°08'45"E	88.63	50.00
C16	S63°12'55"W	57.28	50.00
C17	N44°05'56"W	61.21	50.00
C18	S27°14'07"E	24.94	35.00
C19	S49°47'06"E	2.05	35.00
C20	S58°00'01"E	46.70	205.00
C21	S69°17'43"E	33.99	205.00
C22	N69°35'03"E	28.46	20.00
C23	N12°54'07"E	30.31	375.00
C24	N04°26'34"W	194.47	375.00
C25	N42°01'15"W	26.84	35.00
C26	S03°17'28"E	87.70	50.00
C27	N72°13'33"W	76.36	50.00
C28	N01°35'38"E	40.73	50.00
C29	S03°04'42"W	26.84	35.00
C30	N11°00'22"W	125.12	425.00
C31	N05°46'22"E	122.91	425.00
C32	N14°39'10"E	8.39	425.00
C33	S06°17'14"W	63.65	205.00
C34	S17°04'19"E	102.15	205.00
C35	N27°36'58"W	31.56	255.00
C36	N22°30'57"W	16.78	255.00
C37	N10°24'41"W	53.04	262.00

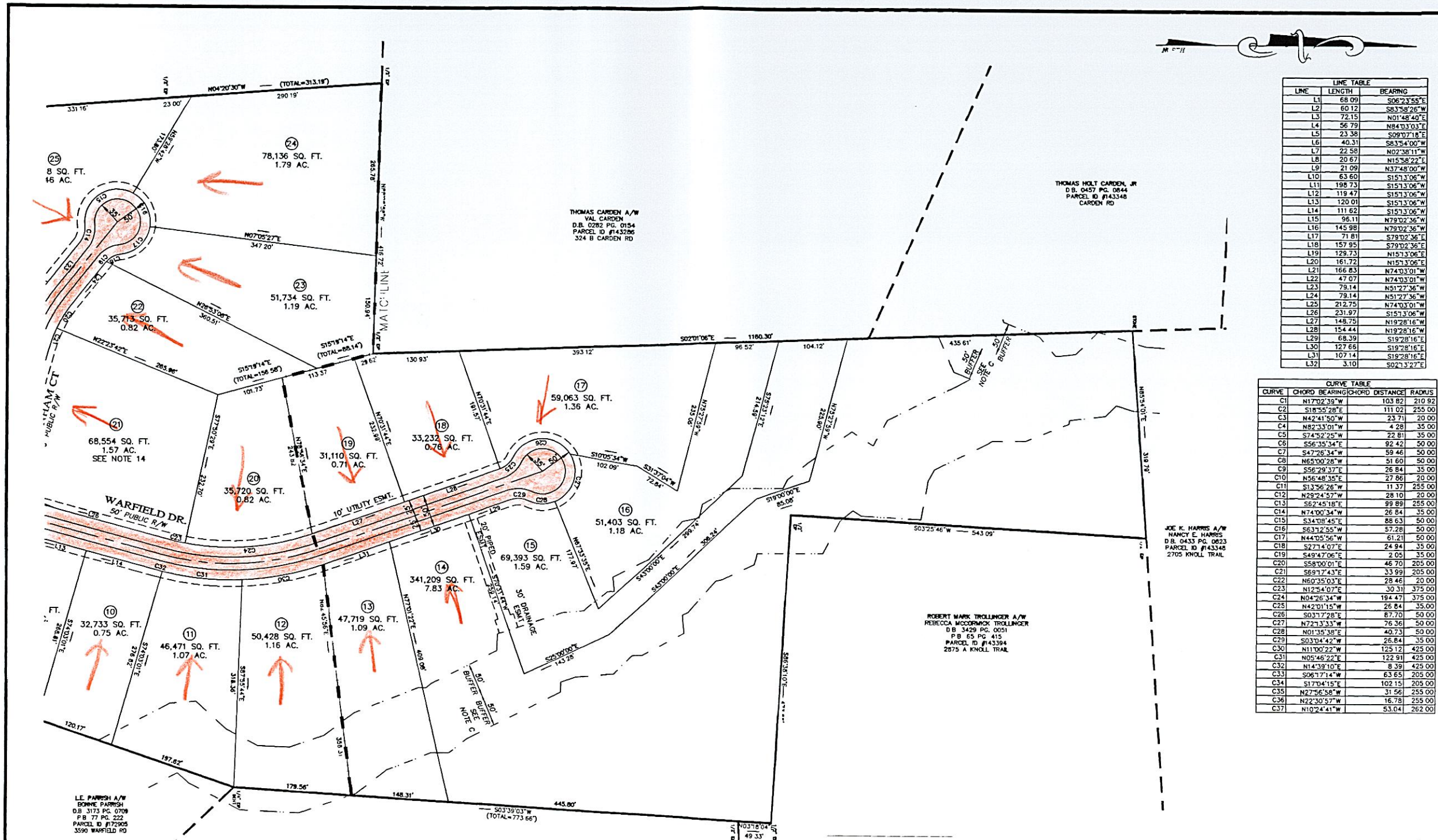
FILED
ALAMANCE COUNTY, NC
HUGH WEBSTER
REGISTER OF DEEDS
FILED Feb 01, 2019
AT 10:14:00 am
BOOK 00080
START PAGE 0040
END PAGE 0040
INSTRUMENT # 01605
EXCISE TAX (None)
LD



SHEET 2 OF 3
FINAL PLAT
FOR
TREVOR'S HUNT SUBDIVISION
ALBRIGHT TOWNSHIP-ALAMANCE COUNTY
GRAHAM, NORTH CAROLINA
DECEMBER 13, 2018

EVANS ENGINEERING, INC.
ENGINEERS, SURVEYORS, PLANNERS
4809 DUNDAS DRIVE GREENSBORO, N.C. 27407
PHONE (336) 854-8877 FAX (336) 854-8878
LICENSE #C-0168
DWG: H:\DRAWINGS\SGRM\BOY WOOD ROAD\EVAN POINTE FINAL PLAT.dwg
PROJECT: 1046-01 DRAWN BY: AL

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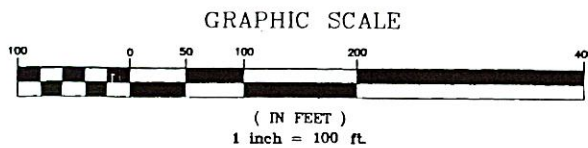
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ALBRIGHT TOWNSHIP~ALAMANCE COUNTY
GRAHAM, NORTH CAROLINA
DECEMBER 13, 2018



DEVELOPER:
SGRM, INC.
1851 SOUTH MAIN STREET
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