

**MAP LEGEND**

- E/P EXISTING IRON PIPE
- E/S EXISTING IRON STAKE
- P/S IRON PIPE SET
- S/S IRON STAKE SET
- ECM EXISTING CONCRETE MONUMENT
- ▲ R/S RAILROAD SPIKE
- ▲ NS NAIL SET
- CMP COMPUTED POINT
- SSMH SANITARY SEWER MANHOLE
- W/SSE VARIABLE WIDTH SANITARY SEWER EASEMENT
- E/W SSE EXISTING VARIABLE WIDTH SANITARY SEWER EASEMENT (PLAT SLIDE 2018-19)
- PDE PUBLIC DRAINAGE EASEMENT

CURVE	RADIUS	ARC LENGTH	CHORD	CHORD BEARING	DELTA ANGLE
C1	25.00'	36.06'	33.02'	N 15°11'00" E	82°39'04"
C2	183.65'	118.45'	118.43'	N 58°21'34" E	03°42'04"
C3	25.00'	36.59'	33.41'	S 77°51'28" E	83°51'52"
C4	25.00'	3.87'	3.87'	N 30°34'42" W	08°52'20"
C5	255.00'	78.04'	77.73'	N 26°14'50" W	17°32'03"
C6	125.00'	72.83'	71.80'	S 19°14'03" E	33°22'58"
C7	255.00'	75.02'	74.75'	N 09°03'06" W	16°51'26"
C8	174.63'	23.05'	23.03'	S 06°19'25" E	07°33'42"
C9	255.00'	67.40'	67.20'	N 06°56'55" E	15°08'35"
C10	174.63'	67.40'	67.20'	S 21°6'21" W	07°10'56"
C11	174.63'	21.89'	21.88'	N 13°41'44" W	15°08'35"
C12	255.00'	63.16'	63.00'	N 21°56'56" E	14°11'29"
C13	255.00'	65.66'	65.78'	N 36°07'19" E	19°58'17"
C14	35.00'	45.22'	43.96'	N 25°15'37" E	47°06'42"
C15	55.00'	25.55'	24.99'	N 22°37'07" E	41°49'41"
C16	55.00'	47.84'	46.35'	S 58°34'50" E	49°50'17"
C17	55.00'	47.84'	46.35'	S 58°34'50" E	45°31'50"
C18	55.00'	45.57'	44.27'	S 12°04'53" E	85°29'34"
C19	55.00'	82.07'	74.66'	S 54°23'58" W	14°34'47"
C20	205.00'	52.17'	52.02'	S 32°02'58" W	57°48'22"
C21	35.00'	35.31'	33.83'	S 68°14'32" W	14°34'47"
C22	205.00'	113.24'	111.81'	S 09°56'05" W	31°38'56"
C23	205.00'	100.63'	99.82'	S 20°57'08" E	28°07'28"
C24	340.95'	115.53'	113.60'	S 59°59'59" E	29°24'18"
C25	183.65'	88.96'	88.95'	N 51°12'13" E	02°45'50"
C26	25.00'	39.99'	35.86'	S 80°50'13" E	91°38'42"
C27	183.65'	91.87'	91.86'	N 51°41'13" E	02°46'46"

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

We, hereby certify that we are the owners of the property shown and described herein and that we hereby adopt this plan of subdivision with our best consent, establish minimum subdivision requirements, establish minimum lot area, street, streets, alleys, walks, easements, poles, and other open spaces to the public or for private use as noted.

DATE: \_\_\_\_\_

**CERTIFICATE OF THE APPROVAL OF UTILITIES**

I, hereby certify that the water and sewer improvements have been installed in accordance with the standards of the Charlotte-Mecklenburg Department of Public Works, and that the same conform to the standards of the Charlotte-Mecklenburg Department of Public Works, or proper provisions have been made for their installation.

DATE: \_\_\_\_\_

DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS  
PROPOSED SUBDIVISION ROAD  
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED \_\_\_\_\_

DATE: \_\_\_\_\_

OWNERS(S)

SIGNATURE \_\_\_\_\_ ENGINEER NO. \_\_\_\_\_

TITLE \_\_\_\_\_

**NOTES**

- No Title Search was made by this Surveyor during the course of this Survey.
- This Surveyor does not certify to the existence or location of any underground features (tanks, septic systems, utilities, etc.).
- This property is subject to all easements of record affecting subject property.
- There were no NCCS monuments found within 2000 feet of this parcel of land. This Survey is oriented to N.C. Grid North as per Plat Slide 2016-95, Chatham County Registry.
- Maintenance of public roads, "Montgomery" and "Millicroft" will be the responsibility of Fitch Creations, Inc. until acceptance by the N.C. Department of Transportation.
- Unless otherwise noted, 1/2" iron pipes were set at all lot corners.
- Iron pipes were also set on each lot line 15 feet from the front corner.
- Areas shown were computed by the coordinate method.
- Best report for sewer, utility, and drainage easements are shown on street two and street three.
- There is a 3' Private Drainage and Utility Easement along each side lot line— (See street two — typical lot inset).
- There is a 10' Utility Easement along the road frontage of each lot and open space. (See street two — typical lot inset).

**REFERENCE:** Dead Book 386 Page 112  
Plat Slide 95-239 Page 912  
Parcel #15998 Page 97

**Building Setbacks**  
Front 20 ft.  
Side 25 ft.  
Rear 5 ft.

1. VAN R. FINCH, certify that this plat was drawn under my supervision (best descriptions recorded in D.B. 386, PG. 112, and D.B. 669, PG. 912, that the boundaries not surveyed are properly indicated as shown on the plat.)

2. I, VAN R. FINCH, certify that the title of precision as indicated is T-10,000th.

3. I, VAN R. FINCH, certify that this plat was prepared by me or under my direct supervision. Witness my original signature, license number, and seal this the \_\_\_\_\_ day of \_\_\_\_\_, 2019.

1. Van R. Finch, Professional Land Surveyor, No. L-2507, certify to one of the following as indicated: **Yes** or **No**.

(a) That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that requires parcels of land to be subdivided.

(b) That the survey is located in such portion of a county or municipality as to require a plat of subdivision to be filed with the State of North Carolina.

(c) That the survey is of an existing parcel or parcels of land and does not create a new street or change an existing street.

(d) That the survey is a subdivision of land within the area of a county or municipality that has an ordinance that requires parcels of land to be subdivided, a court ordered survey, or other exception to the definition of subdivision.

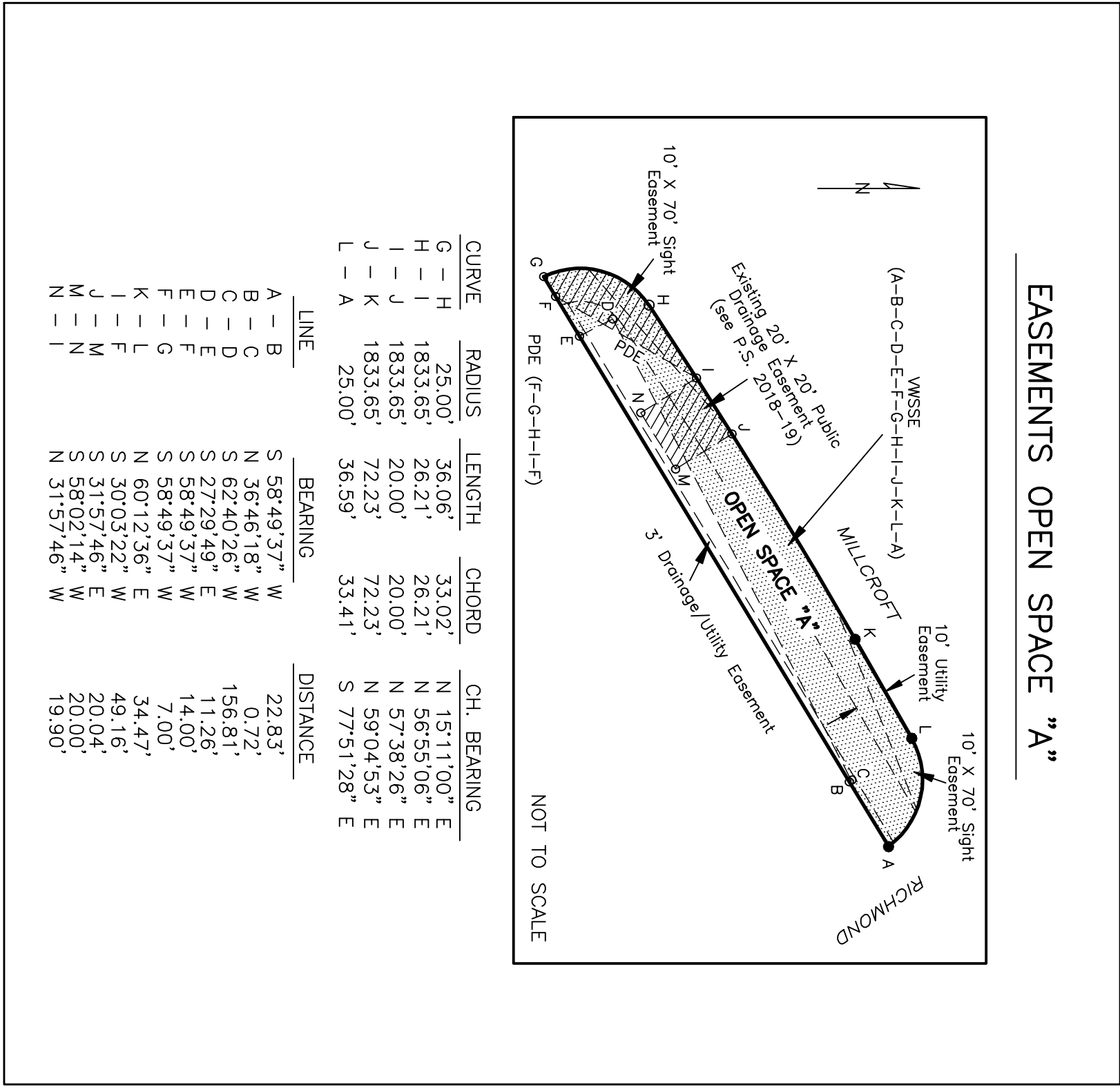
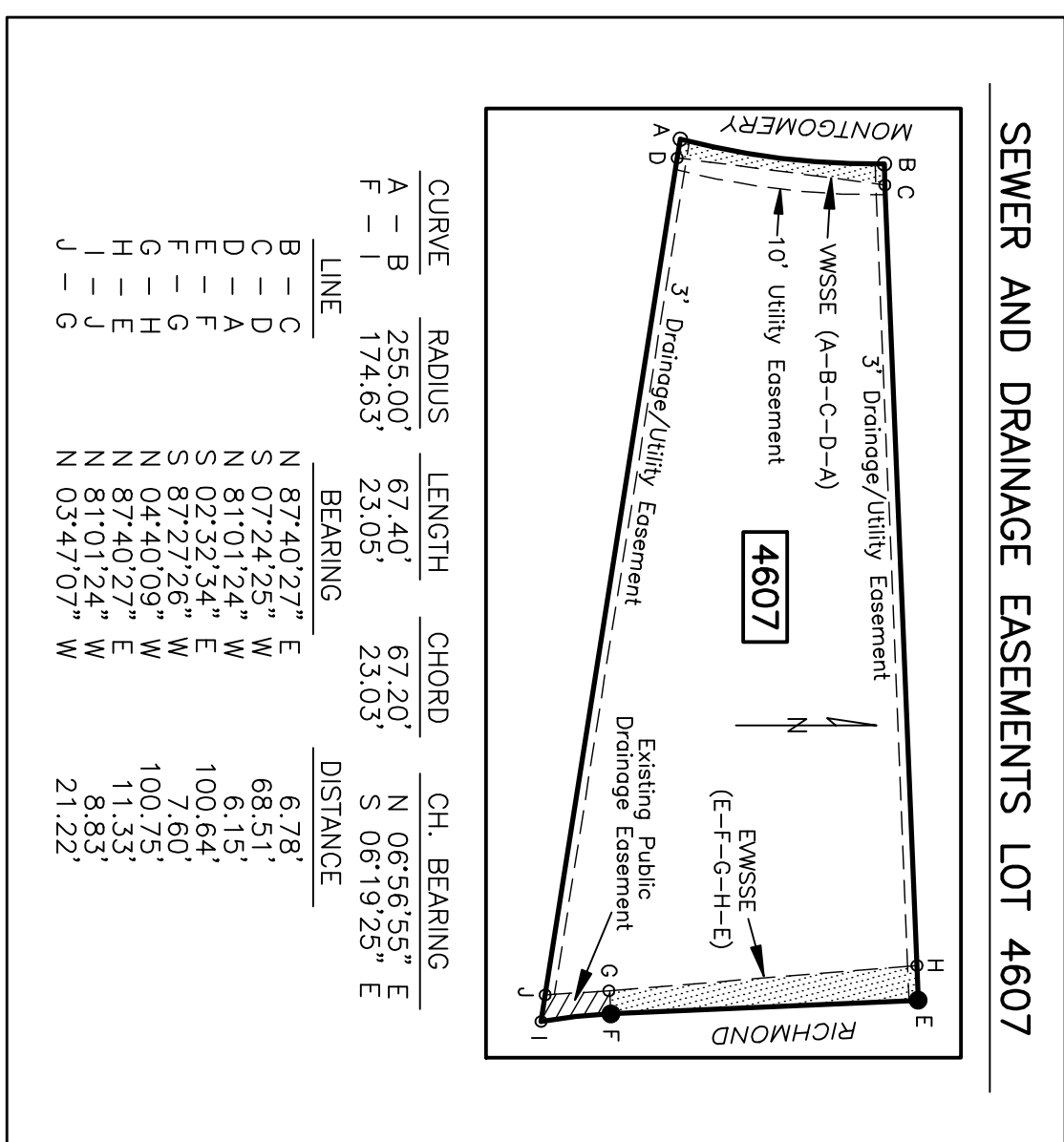
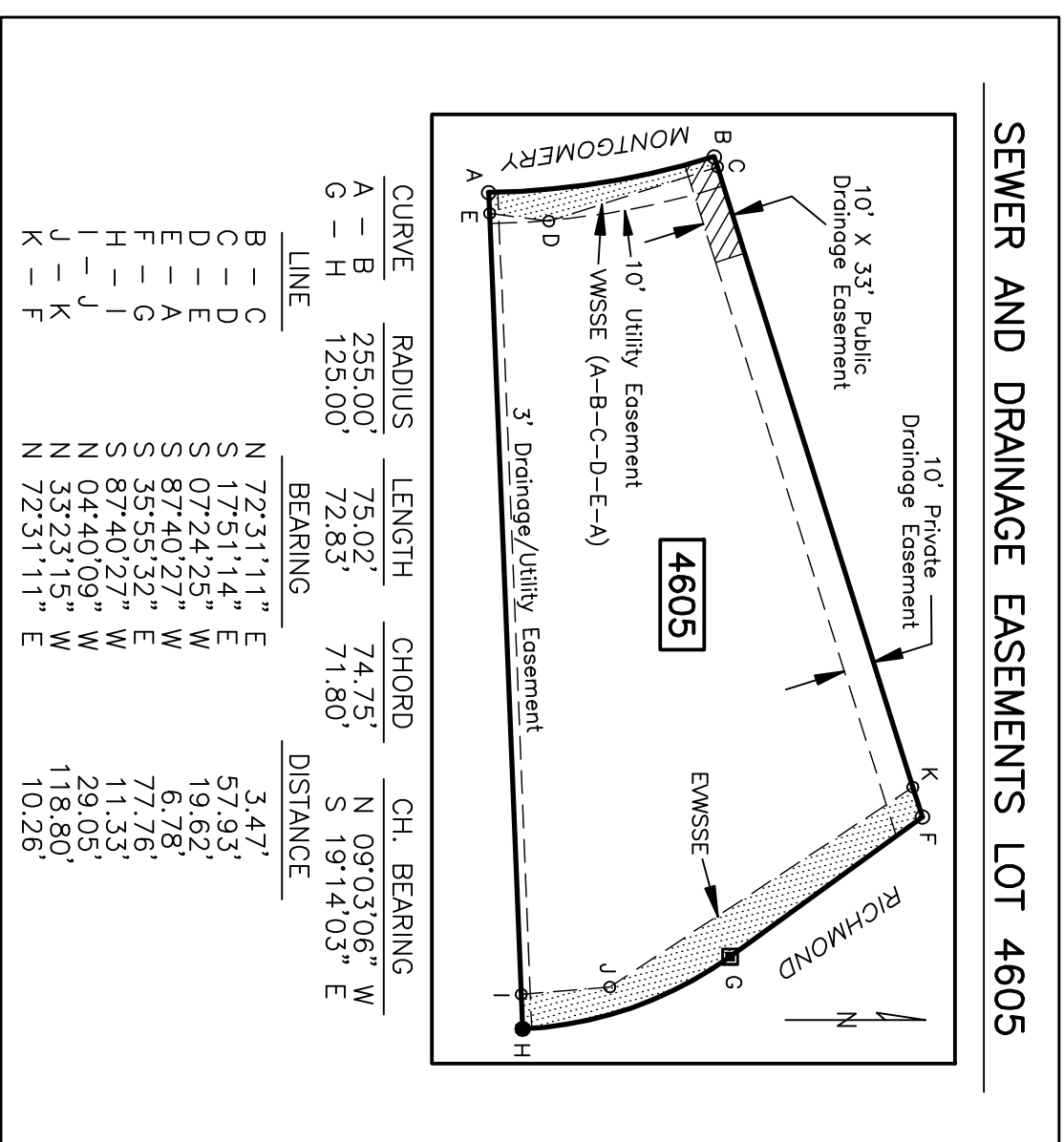
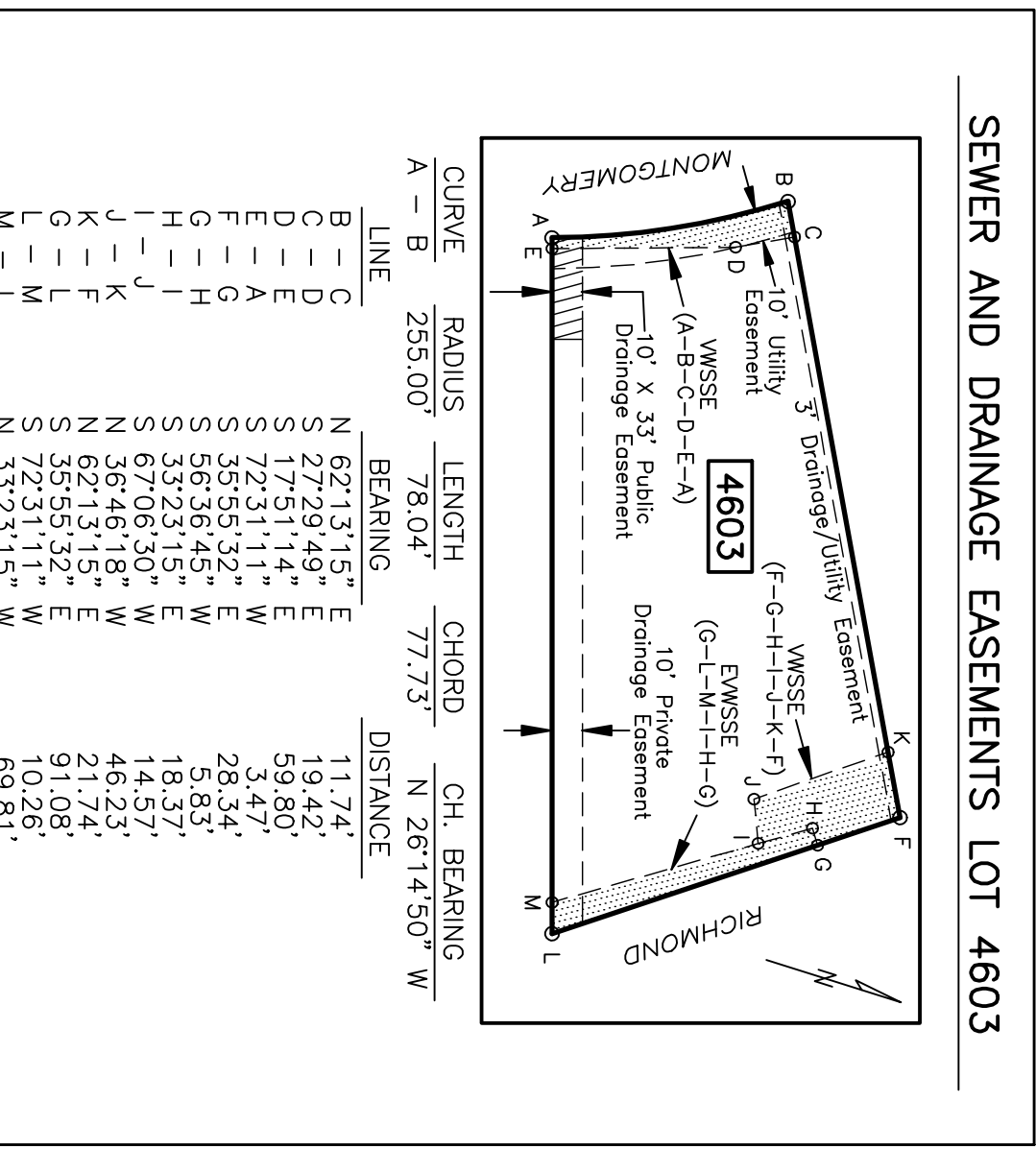
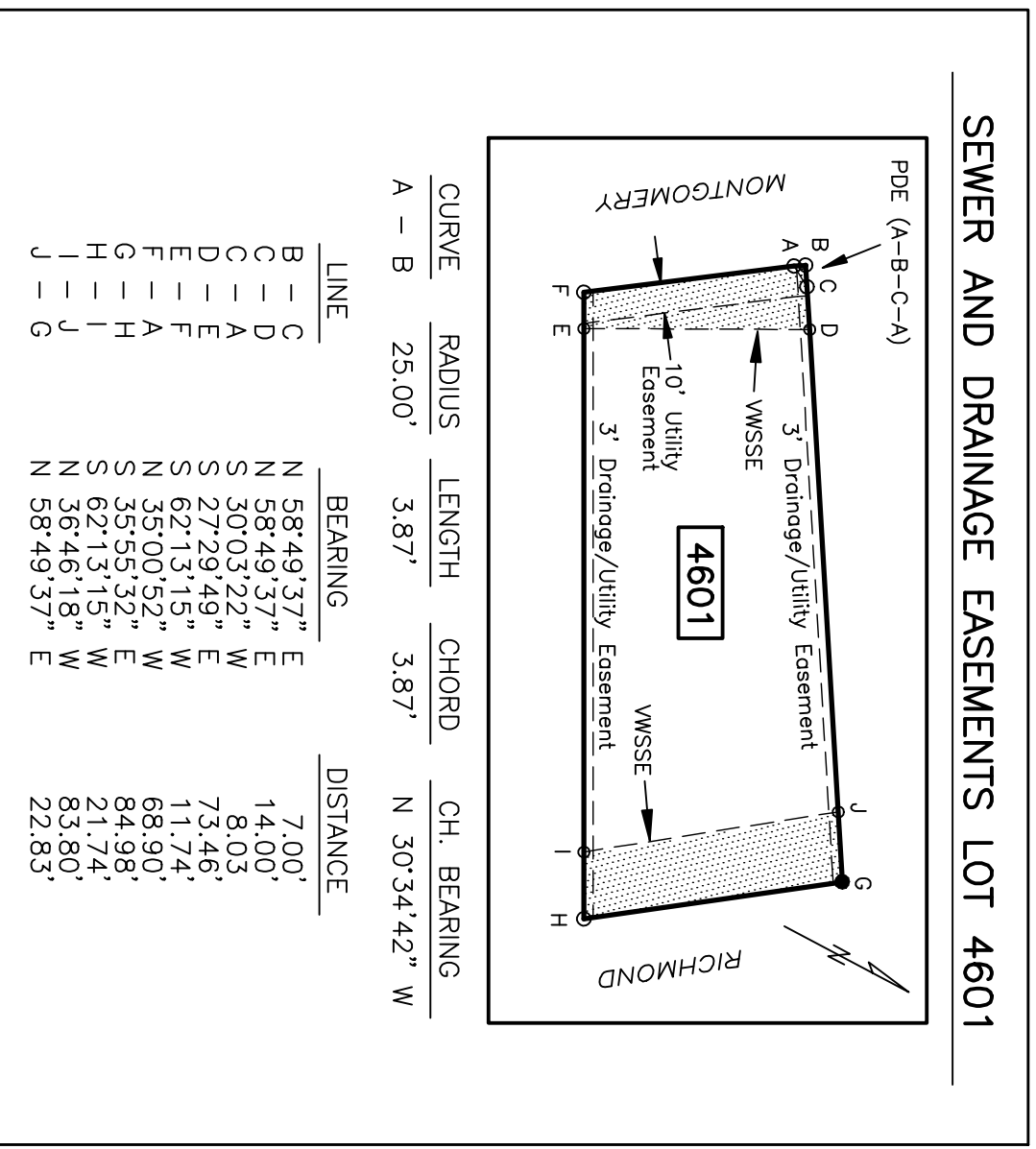
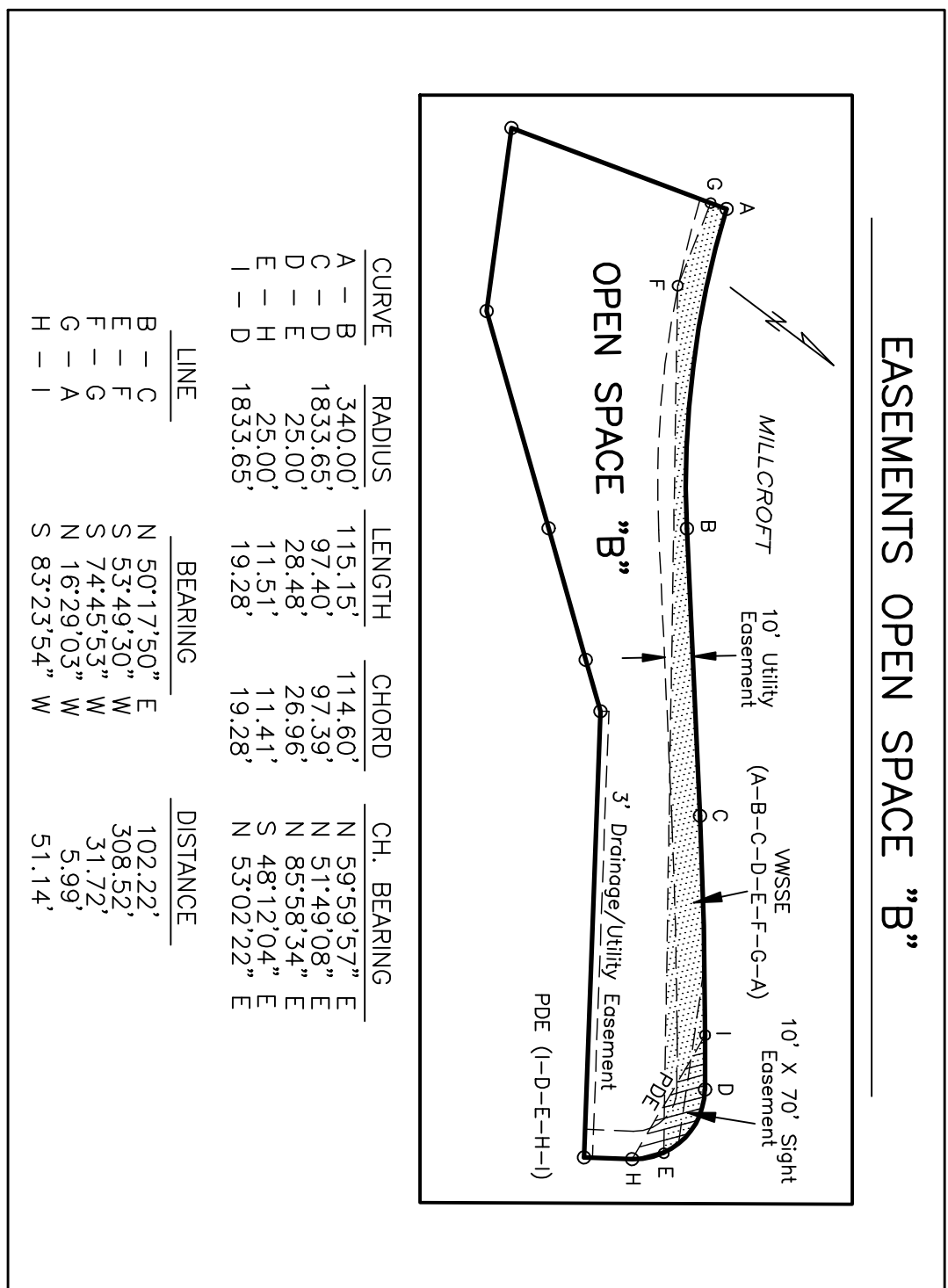
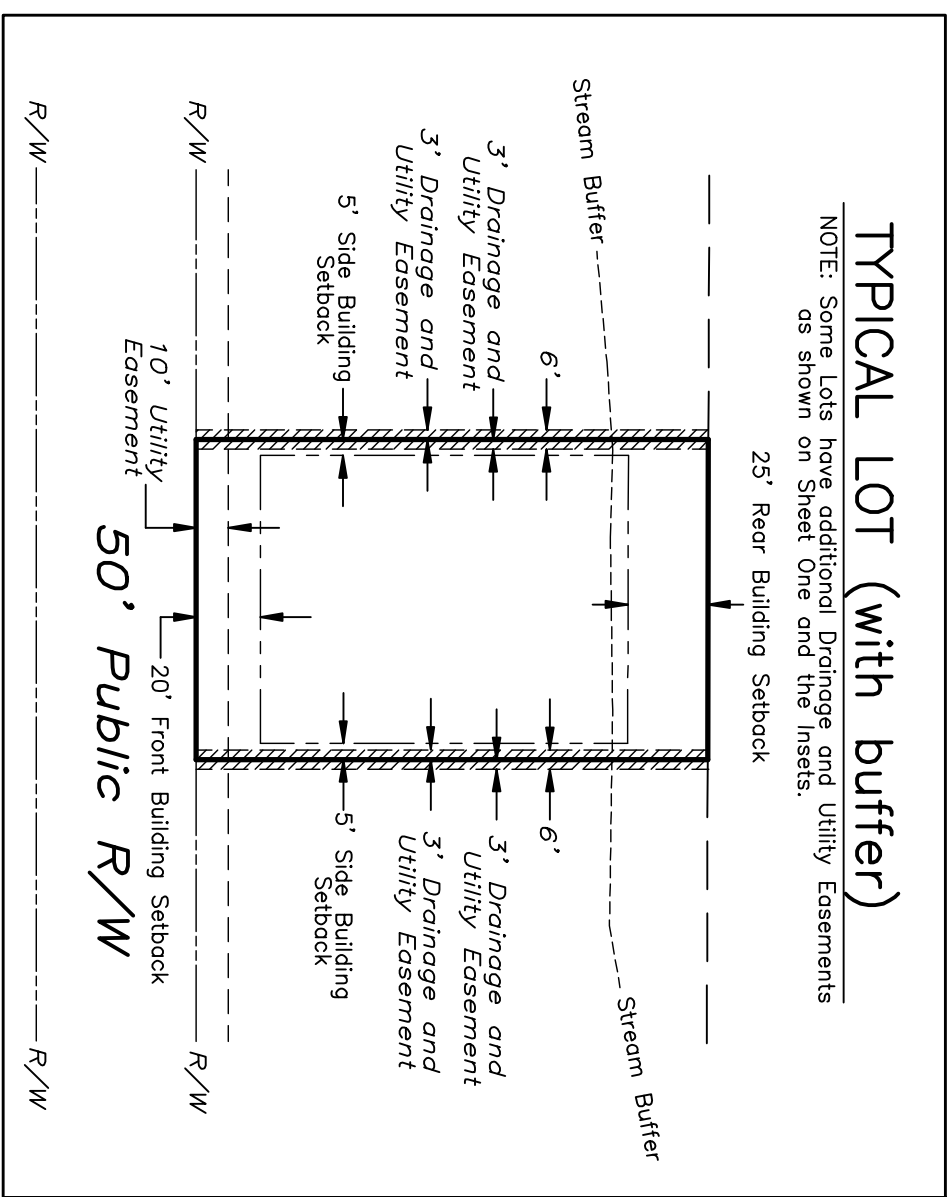
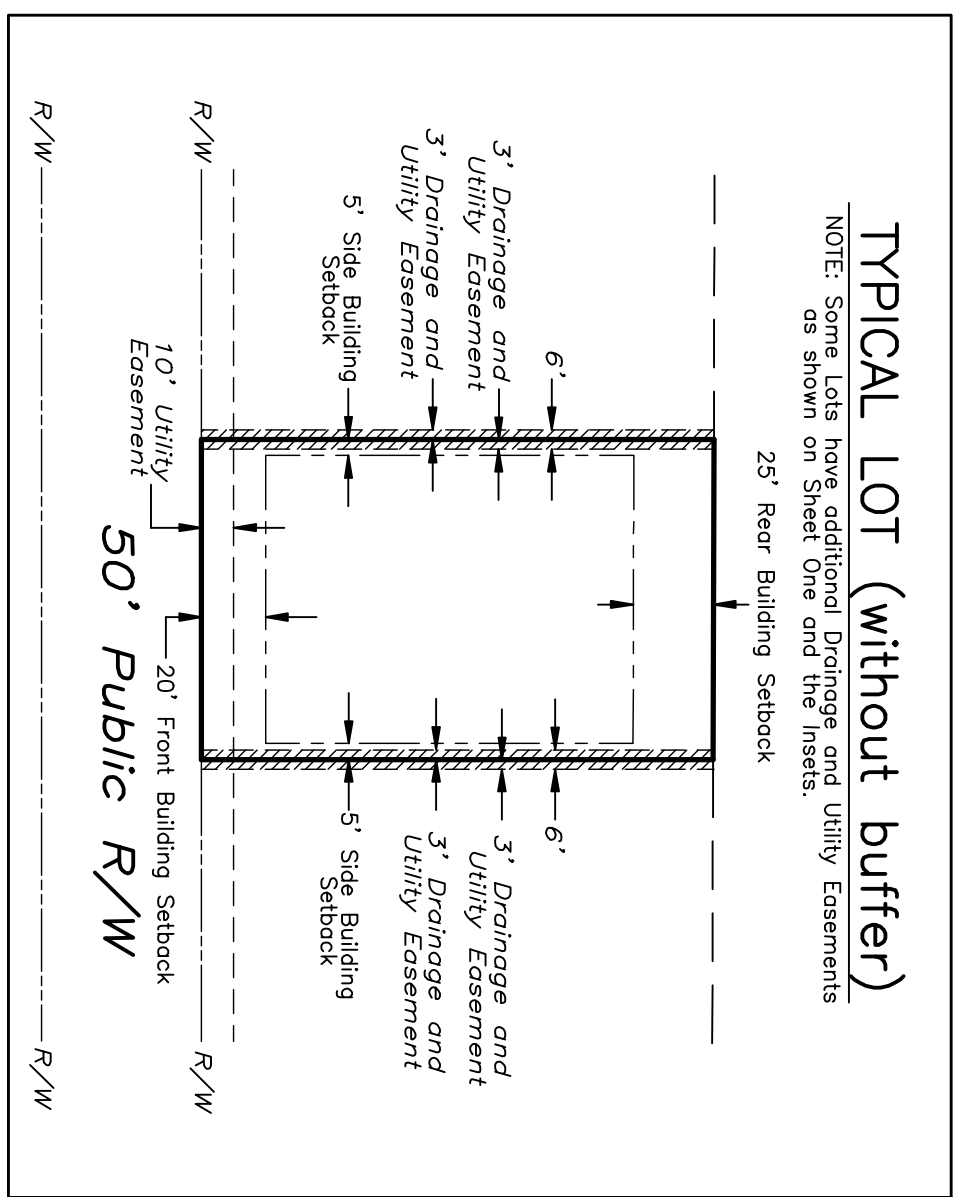
State of North Carolina  
County of Chatham

Before me, \_\_\_\_\_  
Notary Public for the State of North Carolina, on this \_\_\_\_\_ day of \_\_\_\_\_, 2019, I have examined \_\_\_\_\_  
and he/she is the person whose name is subscribed to the foregoing plat of subdivision.

Notary Public

**NOTE:** SEE SHEETS TWO AND THREE FOR ADDITIONAL DETAILS ON DRAINAGE EASEMENTS, SANITARY SEWER EASEMENTS, ASSOCIATED WITH THE INDIVIDUAL LOTS.

SCALE: 1" = 60'



DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS  
PROPOSED SUBDIVISION ROAD  
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED \_\_\_\_\_  
DATE \_\_\_\_\_

State of North Carolina  
County of Johnston

Review Officer \_\_\_\_\_  
I, Gertson County, certify that the information on this plat complies with the statutory requirements for recording.

CERTIFICATE OF THE APPROVAL OF UTILITIES

I hereby certify that the water and sewer improvements have been installed in accordance with the specifications of the Division of Public Works, Department of Transportation, and the Division Regulations, except as noted herein. The provisions have been made for their installation.

DATE \_\_\_\_\_

ENGINEER NO. \_\_\_\_\_  
TITLE \_\_\_\_\_

CERTIFICATE OF OWNERSHIP AND DEDICATION

We hereby certify that we, the owners of the property shown on the above plat, have adopted this plan of subdivision with our free consent, establish the minimum building setbacks, streets, alleys, walks, easements, ponds, and other open spaces to the public or for private use as noted.

DATE: \_\_\_\_\_

OWNERS(S) \_\_\_\_\_

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS AND SPECIFICATIONS OF THE DIVISION OF PUBLIC WORKS, DEPARTMENT OF TRANSPORTATION, AND THE DIVISION REGULATIONS, EXCEPT AS NOTED HEREON. THE PLAT HAS BEEN APPROVED BY THE BODY FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER OF DEEDS.

CHAIRMAN, CHATHAM COUNTY BOARD OF COMMISSIONERS

**SEWER AND DRAINAGE EASEMENTS LOT 4609**

CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
A - B	255.00'	63.16'	N 21°36'56" E	
C - H	174.63'	60.89'	S 27°16'21" E	

LINE	BEARING	DISTANCE
B - C	S 81°01'24" E	6.15'
C - D	S 07°24'25" W	6.15'
D - E	N 81°01'24" W	109.64'
E - F	S 87°27'26" E	100.75'
F - G	N 04°40'09" W	11.33'
G - H	N 87°40'27" E	8.83'
H - I	N 81°01'24" W	21.22'

**SEWER AND DRAINAGE EASEMENTS LOT 4609**

CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
A - B	255.00'	63.16'	N 21°36'56" E	
C - H	174.63'	60.89'	S 27°16'21" E	

LINE	BEARING	DISTANCE
B - C	S 81°01'24" E	6.15'
C - D	S 07°24'25" W	6.15'
D - E	N 81°01'24" W	109.64'
E - F	S 87°27'26" E	100.75'
F - G	N 04°40'09" W	11.33'
G - H	N 87°40'27" E	8.83'
H - I	N 81°01'24" W	21.22'

**"MONTGOMERY CLOSE"**

WILLIAMS TOWNSHIP  
CHATHAM COUNTY, N.C.

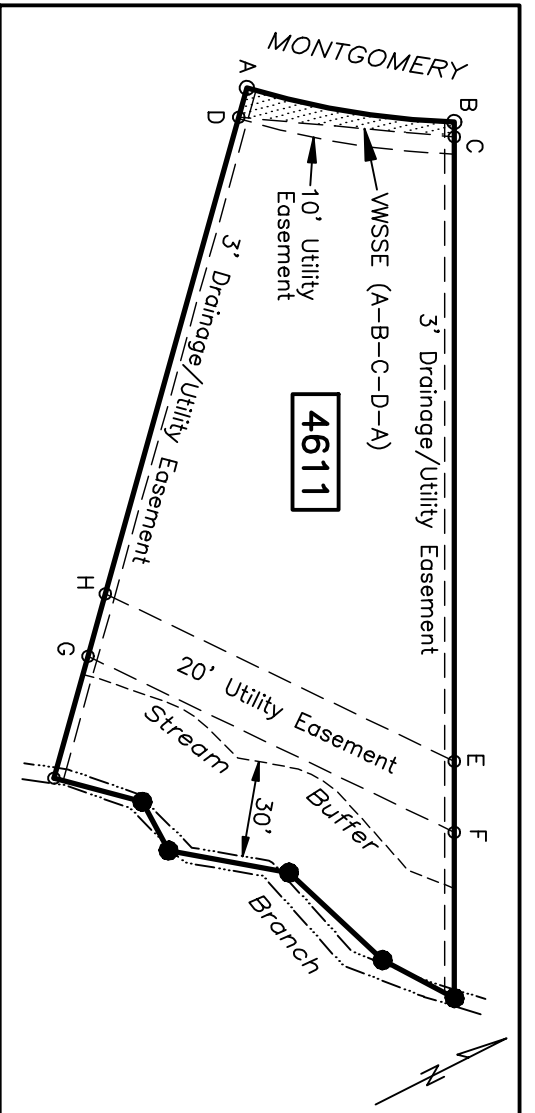
OWNER: FITCH CREATIONS, INC.  
FERRINGTON VILLAGE CENTER  
PITTSBORO, N. C. 27312

DATE: JULY 12, 2019

SCALE: 1" = 60'

VAN R. FINCH - LAND SURVEYS, P.A.  
109 Hillsboro St., N.C. 27312  
FIRM LICENSE #C-513

SEWER AND DRAINAGE EASEMENTS LOT 4611

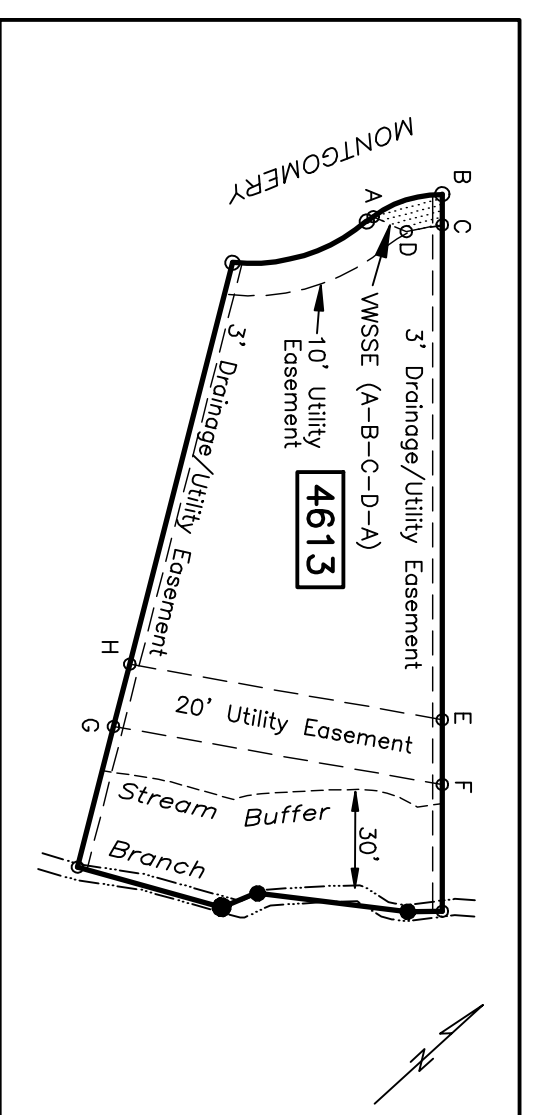


CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
A - B	255.00'	65.96'	65.78'	N 3607'19" E

LINE	BEARING	DISTANCE
B - C	S 63°15'33" E	4.61'
C - D	S 31°55'03" W	67.75'
D - A	N 67°18'03" E	195.36'
A - B	S 63°15'33" E	22.19'
F - G	S 52°24'04" W	127.06'
G - H	N 47°39'05" W	20.31'
H - E	N 52°24'04" E	121.00'

SEWER AND DRAINAGE EASEMENTS LOT 4613

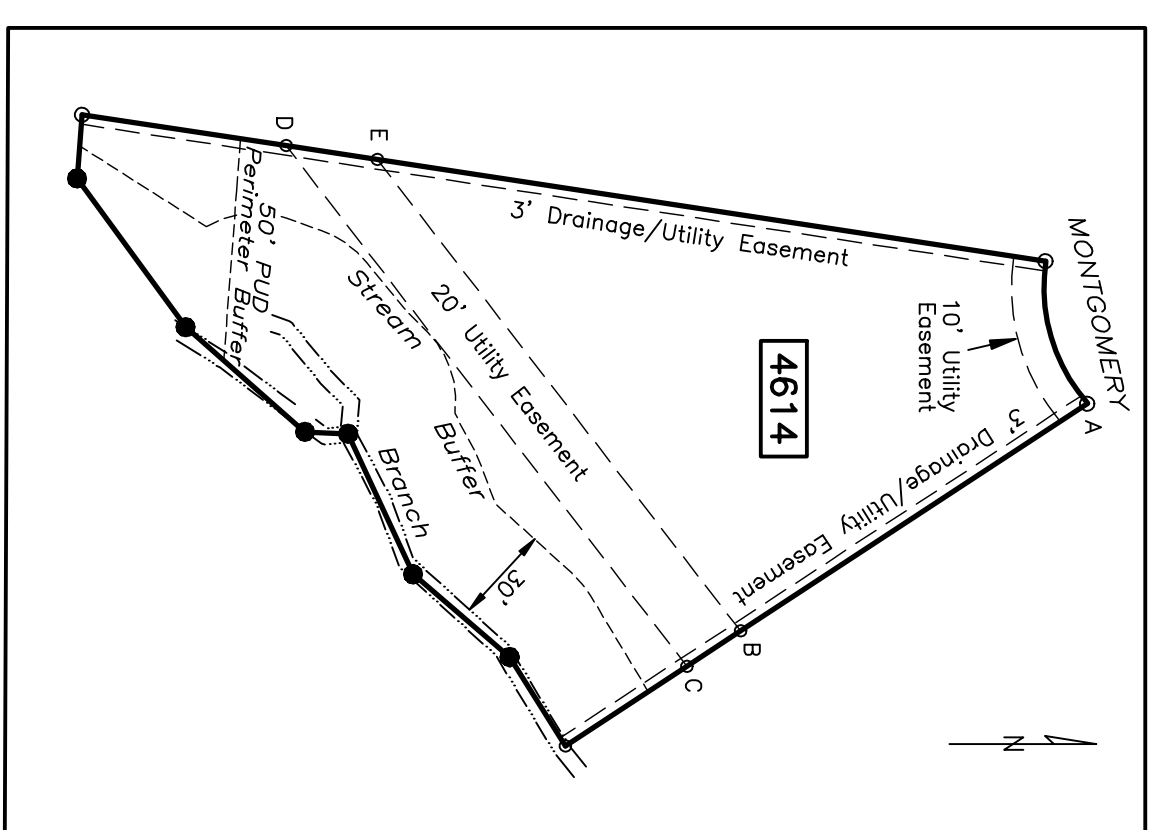


CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
A - B	35.00'	23.24'	22.82'	N 24°30'28" E

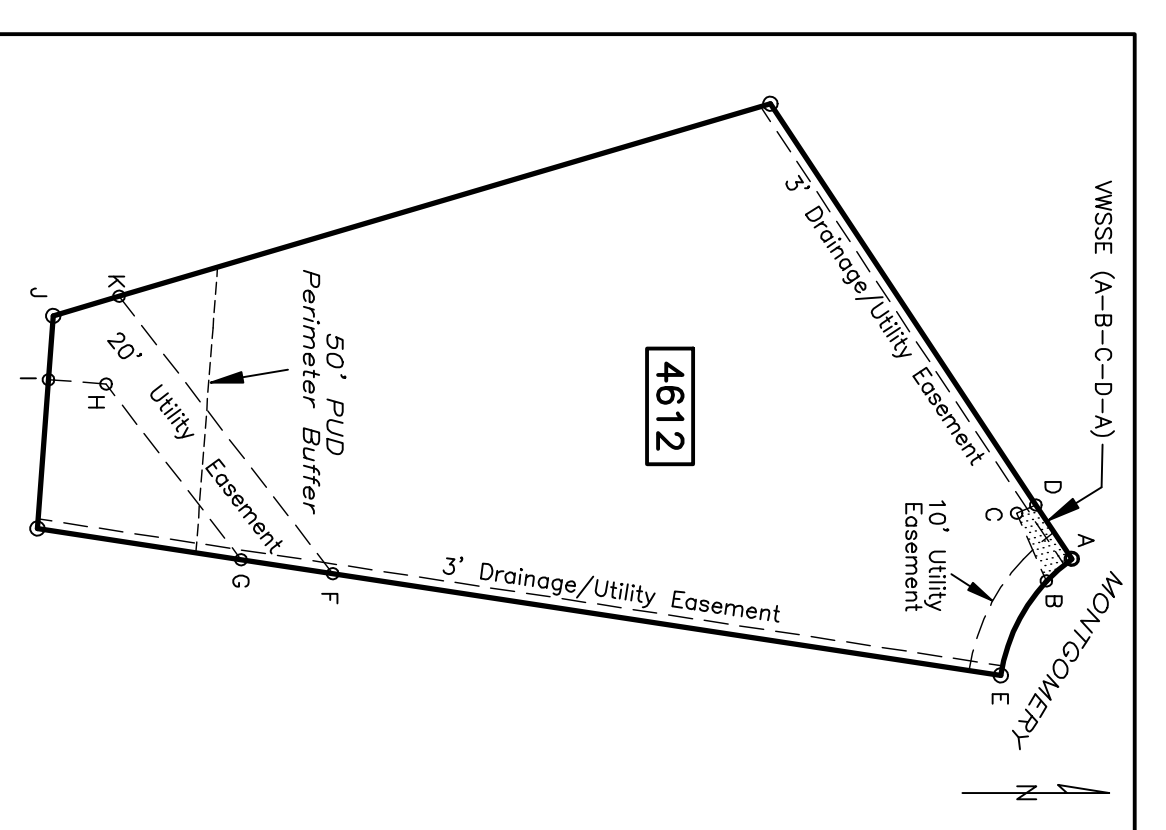
LINE	BEARING	DISTANCE
B - C	S 47°39'05" E	9.57'
C - D	S 31°55'03" W	11.44'
D - A	S 63°18'02" E	11.46'
A - B	S 47°39'05" E	154.57'
F - G	S 52°24'04" W	104.28'
G - H	N 33°16'37" W	20.06'
H - E	N 52°24'04" E	99.22'

UTILITY AND DRAINAGE EASEMENTS LOT 4614



LINE	BEARING	DISTANCE
A - B	S 33°16'37" E	120.53'
B - C	S 33°16'37" E	20.06'
C - D	S 52°24'04" W	205.35'
D - E	N 08°59'15" E	28.92'
E - B	N 52°24'04" E	185.96'

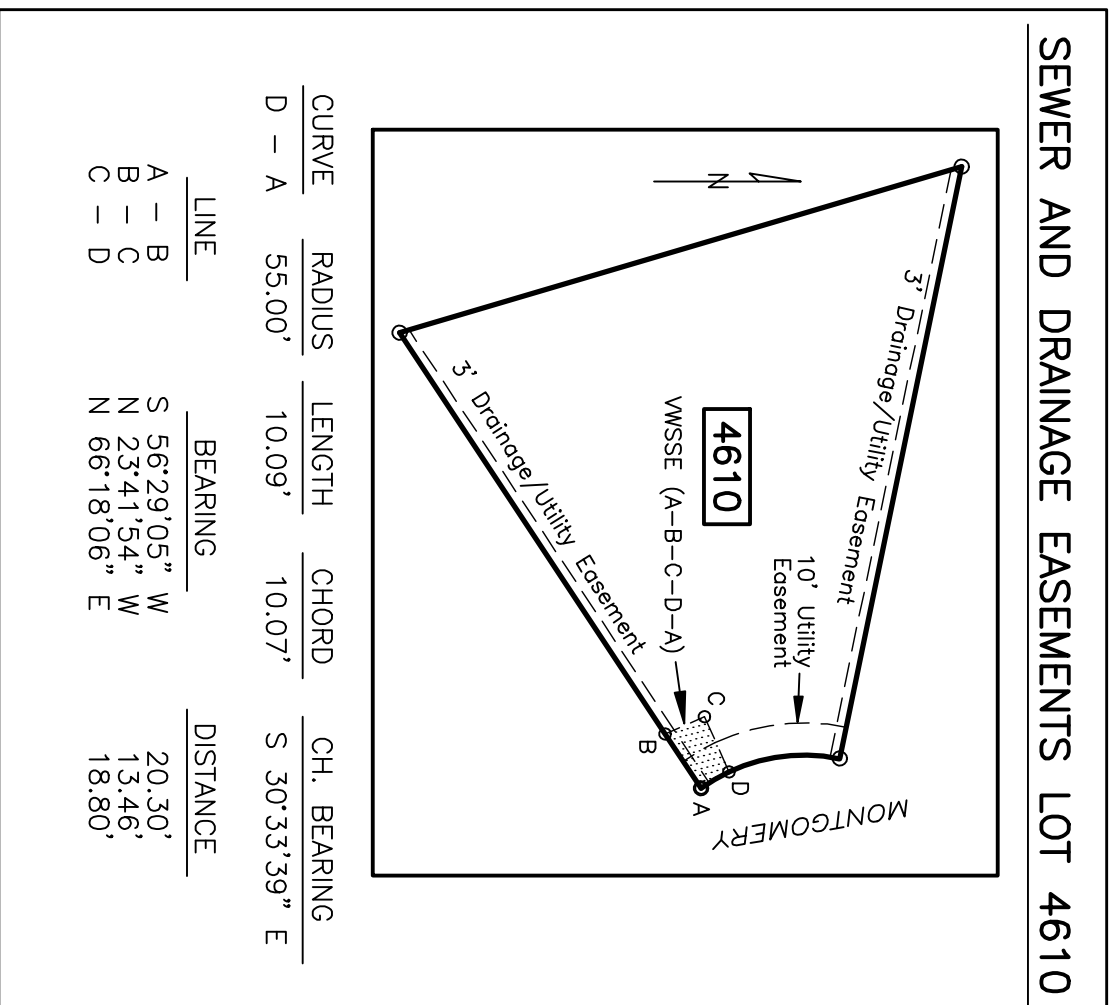
SEWER AND UTILITY EASEMENT LOT 4612



CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
A - B	55.00'	10.51'	10.49'	S 41°17'16" E

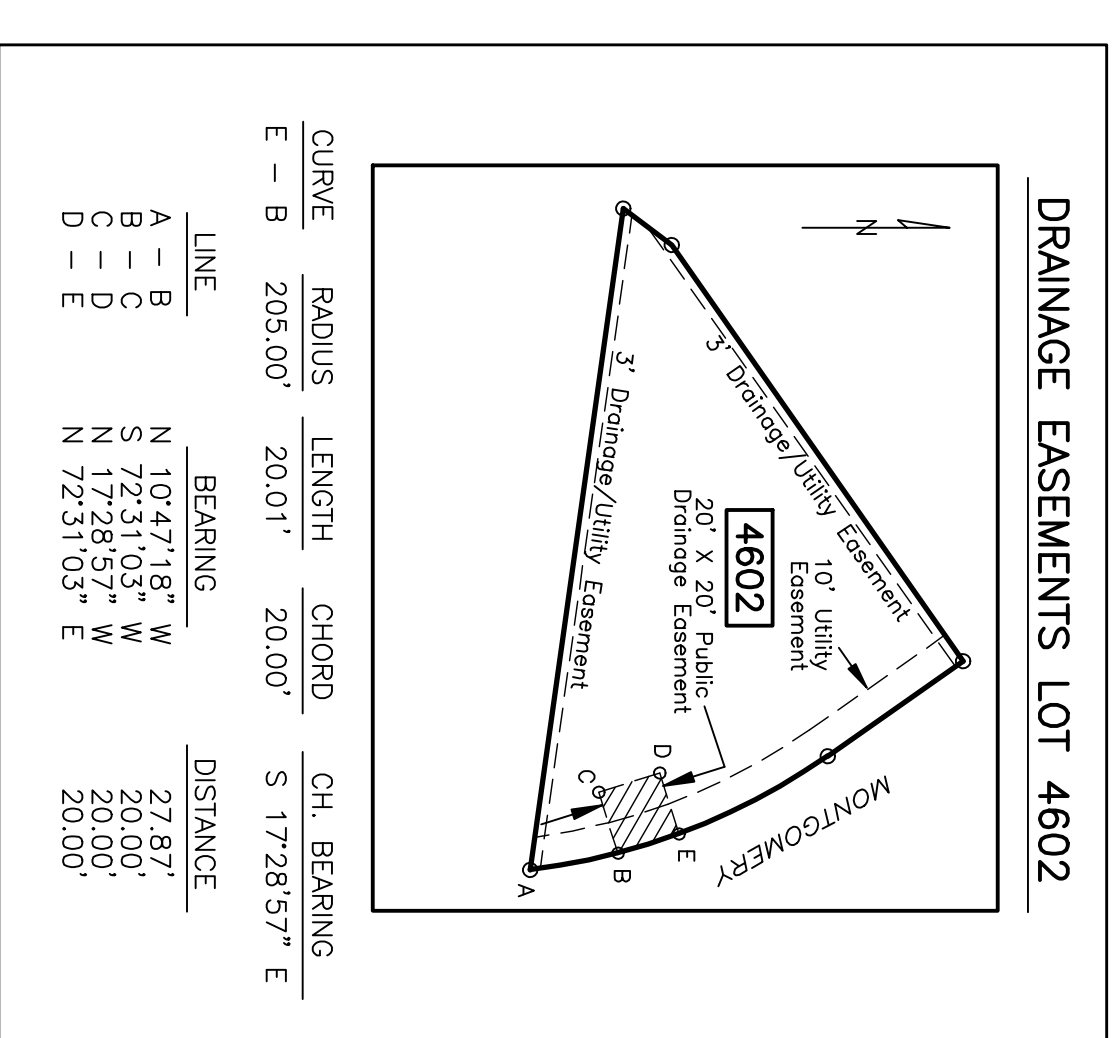
LINE	BEARING	DISTANCE
B - C	S 66°18'08" W	23.17'
C - D	N 56°29'05" E	20.30'
D - A	S 08°59'15" W	211.18'
A - B	S 08°59'15" W	28.92'
F - G	S 52°24'04" W	69.31'
G - H	S 85°30'56" W	20.00'
H - I	N 16°29'03" W	21.44'
I - J	N 52°24'04" E	109.37'
J - K	N 52°24'04" E	109.37'
K - F	N 52°24'04" E	109.37'



CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
D - A	55.00'	10.09'	10.07'	S 30°33'39" E

LINE	BEARING	DISTANCE
A - B	S 56°29'05" W	20.30'
B - C	N 23°41'54" W	13.46'
C - D	N 66°18'06" E	18.80'



CURVE	RADIUS	LENGTH	CHORD	CH. BEARING
E - B	205.00'	20.01'	20.00'	S 17°28'57" E

LINE	BEARING	DISTANCE
A - B	N 10°47'18" W	27.87'
B - C	S 72°31'03" W	20.00'
C - D	N 72°31'03" E	20.00'
D - E	N 72°31'03" E	20.00'

CERTIFICATE OF APPROVAL FOR RECORDING.  
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE STATE OF NORTH CAROLINA AND THAT THE SAME HAS BEEN APPROVED BY THE BODY FOR RECORDING IN THE OFFICE OF THE COUNTY REGISTER OF DEEDS.

CHAIRMAN, CHATHAM COUNTY BOARD OF COMMISSIONERS

State of North Carolina  
County of Chatham  
Review Officer  
Chatham County, North Carolina  
Date \_\_\_\_\_

CERTIFICATE OF THE APPROVAL OF UTILITIES  
I hereby certify that the water and sewer improvements have been installed in accordance with the specifications of the Chatham County Subdivision Regulations, except as noted hereon. Any provisions have been made for their installation.

DATE \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ ENGINEER NO. \_\_\_\_\_  
TITLE \_\_\_\_\_

CERTIFICATION OF OWNERSHIP AND DEDICATION  
We hereby certify that we are the owners of the property shown and described hereon and that we have the right to dedicate the same to the public. We hereby dedicate the same to the public for the use and purpose stated herein.

DATE \_\_\_\_\_  
SIGNATURE \_\_\_\_\_ OWNER(S) \_\_\_\_\_

NOTE: This document originally issued and sealed by Von R. Finch, P.L.S. L-2507, on 7/12/19. This media shall not be considered a certified document.

MAP LEGEND  
● EIP EXISTING IRON PIPE  
○ EIS EXISTING IRON STAKE  
○ I/PS IRON PIPE SET  
○ I/S IS IRON STAKE SET  
■ ECM EXISTING CONCRETE MONUMENT  
▲ R/S RAILROAD SPIKE  
▲ NS NAIL SET  
● C/P COMPUTED POINT  
● SSMH SANITARY SEWER MANHOLE  
● VWSSE VARIABLE WIDTH SANITARY SEWER EASEMENT  
● EWSSE EXISTING VARIABLE WIDTH SANITARY SEWER EASEMENT (PLAT SLIDE 2018-19)  
● PDE PUBLIC DRAINAGE EASEMENT

OWNER:  
FITCH CREATIONS, INC.  
FEARRINGTON VILLAGE 27312  
PITTSBORO, N. C.  
DATE: JULY 12, 2019

WILLIAMS TOWNSHIP  
CHATHAM COUNTY, N.C.

SEWER AND UTILITY EASEMENT LOT 4612

SEWER AND DRAINAGE EASEMENTS LOT 4611

SEWER AND DRAINAGE EASEMENTS LOT 4613

SEWER AND UTILITY EASEMENT LOT 4614

SEWER AND DRAINAGE EASEMENTS LOT 4610

DRAINAGE EASEMENTS LOT 4602

SECTION X AREA D  
PHASE ONE  
"MONTGOMERY CLOSE"

VAN R. FINCH - LAND SURVEYS, P.A.  
109 Hillsboro St. Pittsboro, N.C. 27312  
FIRM LICENSE #C-513

SCALE: 1" = 60'  
60 30 0 60 120 180

SURVEY FOR

SHEET THREE OF THREE