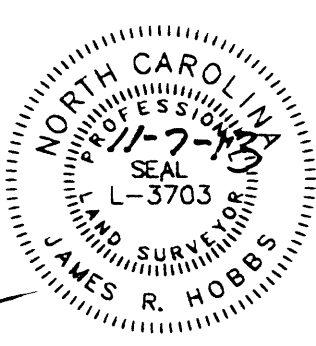


STATE OF NORTH CAROLINA  
IREDELL COUNTY

JAMES R. HOBBS, certify that this plot was drawn under my supervision from an actual survey made under my supervision (see description recorded in Book 25, page 22000, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 25, page 22000; that the ratio of precision as calculated is 1:15,000; that this plot was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 17th day of NOVEMBER, A.D. 2013.

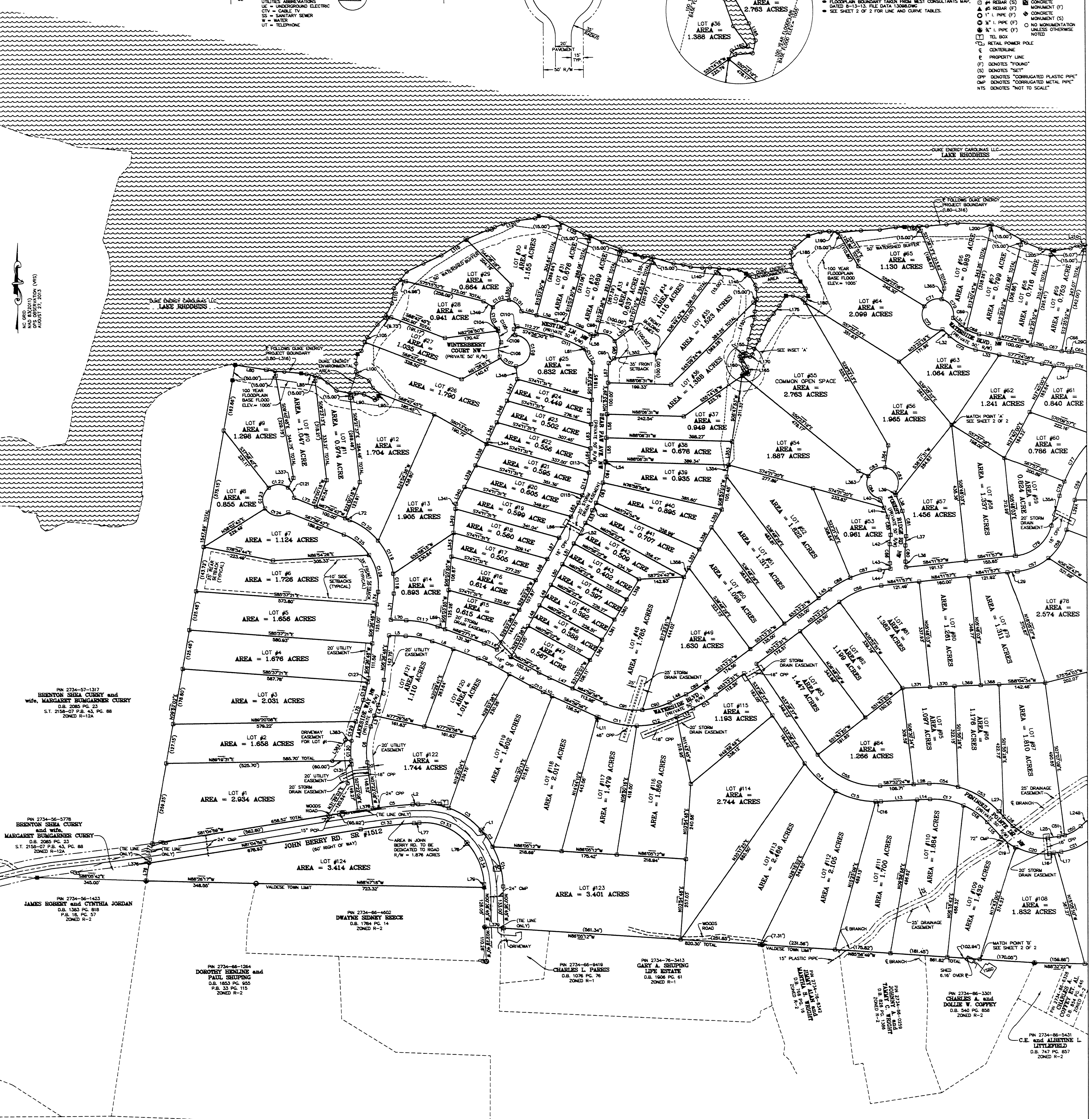
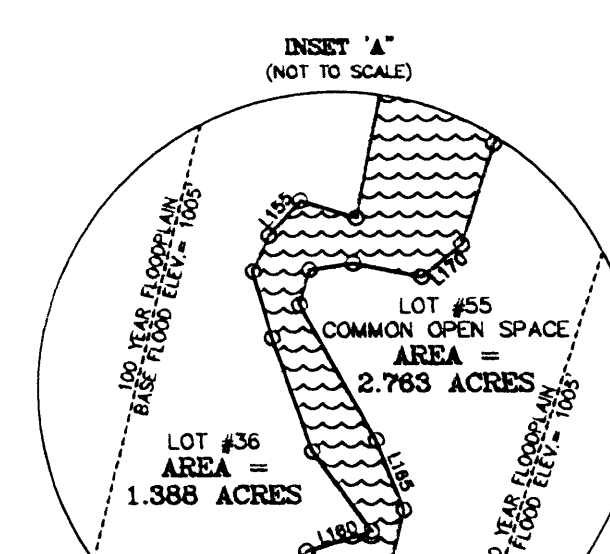
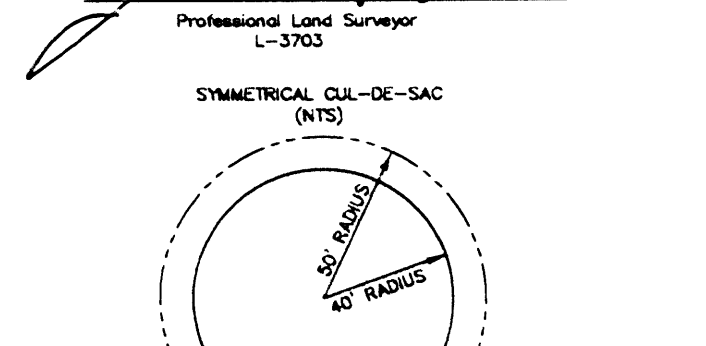
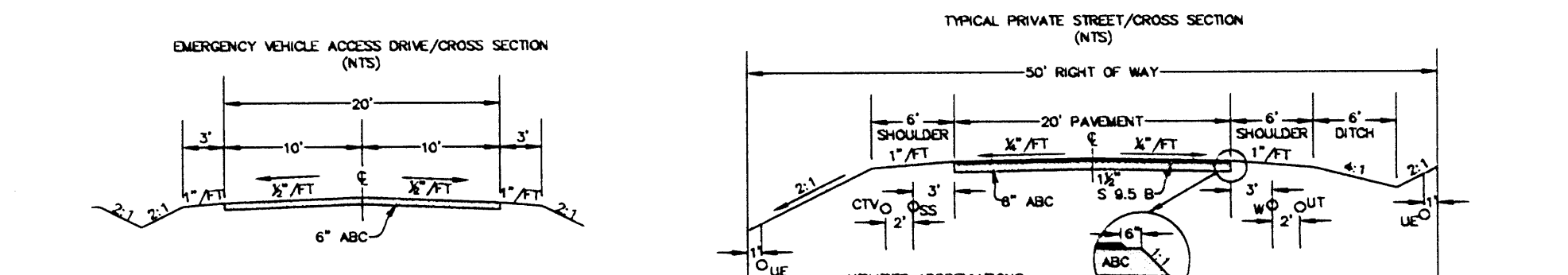
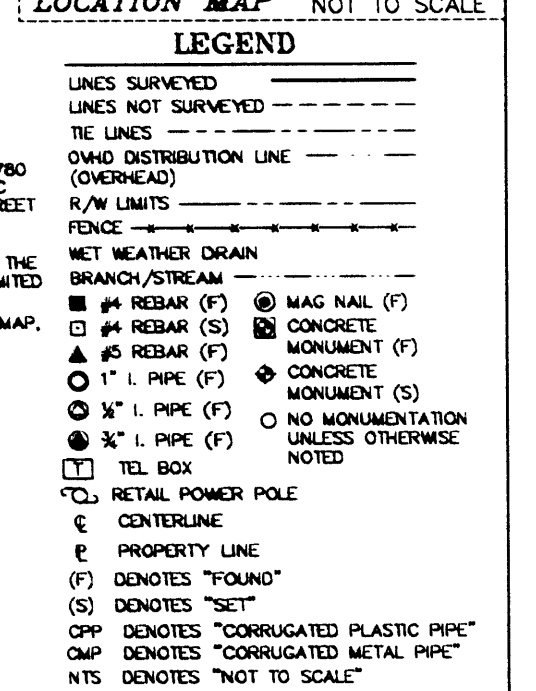
*James R. Hobbs*  
Professional Land Surveyor  
L-3703



- NOTE:
1. THIS PLAT IS OF A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.
  2. THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE, OR
  3. THAT THE SURVEY IS A CONTROL SURVEY
  4. 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.
  5. THIS PLAT IS OF A SURVEY THAT IS LOCATED IN SUCH PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND.
  6. THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

*James R. Hobbs*  
Professional Land Surveyor  
L-3703

- NOTES:
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
  - AREA BY COORDINATE COMPUTATION.
  - PROPERTY SUBJECT TO ANY VALID & ENFORCEABLE EASEMENTS, RESTRICTIONS & RIGHTS OF WAY OF RECORD.
  - SURVEY IS BASED ON PHYSICAL EVIDENCE AND EXISTING MONUMENTS FOUND DURING THE SURVEY.
  - PROPERTY CORNER PIPE SIZES AS SHOWN ARE NOMINAL.
  - TOTAL AREA SUBDIVIDED = 187,888 ACRES.
  - AREA IN NEW SUBDIVISION ROADS TO BE DEDICATED TO ROAD R/W = 11,247 ACRES.
  - AREA IN NEW SUBDIVISION ROADS TO BE DEDICATED TO ROAD R/W = 11,247 ACRES.
  - COMMON OPEN SPACE AREAS (LOTS #85 & #74) TO BE OWNED AND MAINTAINED BY THE WATERSEED PROPERTY OWNERS ASSOCIATION.
  - A 10' UTILITY EASEMENT EXISTS ALONG THE BACK OF ALL ROAD RIGHTS OF WAY.
  - SUBJECT PROPERTY ZONED R-12A.
  - SETBACKS: FROM 15' TO 30'
  - SEE SHEET 1-15
  - LINEAR FEEDBACK ROAD = 8868.51'
  - PROFESSIONAL ENGINEER RESPONSIBLE FOR THE SURVEY: JAMES R. HOBBS, L.S. #3703
  - SURVEYING ENGINEERING WORK: JAMES R. HOBBS, L.S. #3703
  - FLOODPLAIN BOUNDARY TAKEN FROM WEST CONSULTANTS MAP, DATED 8-11-13, FILE DATA 10080806
  - SEE SHEET 2 OF 2 FOR LINE AND CURVE TABLES.



CERTIFICATE OF PRIVATE STREET DESIGNATION  
ALL ROADS IN THIS SUBDIVISION ARE HEREBY DECLARED PRIVATE AND SHALL NOT BE MAINTAINED BY THE TOWN OF VALDESE OR THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION. THE MAINTENANCE OF ALL STREETS AND ROADS IN THIS SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE WATERSEED PROPERTY OWNERS ASSOCIATION AND IT SHALL BE THE RESPONSIBILITY OF THE WATERSEED PROPERTY OWNERS ASSOCIATION TO BRING THE ROADS UP TO THE STANDARDS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION SECONDARY ROADS COUNCIL, OR THE TOWN OF VALDESE BEFORE ANY PRIVATE STREETS OR ROADS ON THIS PLAT ARE INCLUDED. AT ANY TIME AFTER THE APPROVAL OF THIS PLAT, INTO THE NORTH CAROLINA STATE MAINTAINED ROAD SYSTEM OR INTO THE TOWN'S MUNICIPAL SYSTEM.

*S.R.*  
SUBDIVIDER OR AGENT

CERTIFICATE OF OWNERSHIP AND DEDICATION  
I HEREBY CERTIFY THAT I AM/WE ARE THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF VALDESE AND THAT I/WE HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY PRESENT CONSENT AND ESTABLISH MINIMUM SETBACK LINES AS NOTED.

*S.R.*  
OWNER REPRESENTATIVE

11/7/2013

NOTARY PUBLIC  
C. M. COOPER  
A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT I 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 NOVEMBER, A.D. 2013.

MY COMMISSION EXPIRES 3-21-2014

CERTIFICATE OF APPROVAL BY THE PLANNING BOARD  
THE VALDESE PLANNING BOARD HEREBY APPROVES THE FINAL PLAT FOR THE WATERSEED SUBDIVISION.

*Paul F. Sweeney* 10/28/13  
CHAIRMAN, VALDESE PLANNING BOARD

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF UTILITIES, AND OTHER REQUIRED IMPROVEMENTS  
I HEREBY CERTIFY THAT ALL REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO THE VALDESE SPECIFICATIONS AND STANDARDS IN THE WATERSEED SUBDIVISION OR THAT GUARANTEES THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO VALDESE HAVE BEEN RECEIVED.

*James M. Johnson* 11/07/2013  
VALDESE TOWN MANAGER

CERTIFICATE OF REVIEW OFFICER APPROVAL  
STATE OF NORTH CAROLINA  
BURKE COUNTY

*Larry Johnson*  
REVIEW OFFICER OF BURKE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS APPLIED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

11/7/13

CERTIFICATE OF APPROVAL FOR RECORDING BY THE TOWN COUNCIL  
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION ORDINANCE FOR VALDESE, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE TOWN COUNCIL FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF BURKE COUNTY.

*Freddie B. Rhoney* 11/07/2013  
TOWN CLERK, TOWN OF VALDESE

OWNER:  
LR ACQUISITIONS, LLC  
9821 COZZELL RD. SUITE 1  
HUNTSVILLE, TN 37423  
(605) 777-1170

FINAL PLAT OF PROPERTY OWNED BY  
LR ACQUISITIONS, LLC  
MAJOR SUBDIVISION OF  
WATERSEED SUBDIVISION  
DREXEL TOWNSHIP  
BURKE COUNTY, N.C.

LNS FILE NO.: S130812  
DWG NO.: S130812-01  
SURVEYED BY: JRM/JSC  
DRAWN BY: N.D. WHITLEY  
CHECKED BY: J.R. HOBBS

SCALE: 1" = 150'  
BOOK: NA

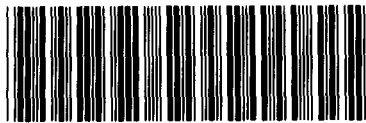
DATE OF SURVEY: OCTOBER 11, 2013  
DATE OF MAPPING: OCTOBER 24, 2013

This plat recorded in Burke Co. book of maps 43 pg. 165 this the 8th of Nov. 2013 Melissa D. Blake Notary Public  
GRAPHIC SCALE  
150 0 75 150 300 600  
(IN FEET)  
1 inch = 150 ft.

SHEET 1 OF 2  
TAX ID: 2734-77-8522 & 2734-66-1850  
FOR SOURCE OF TITLE REFER TO D.BK 2101 PG. 3

LNS  
SURVEY AND MAP PREPARED BY:  
LAKE NORMAN SURVEYING  
& MAPPING PLLC #P-0190  
137 Jennings Road, Suite C  
Statesville, North Carolina 28625  
(704) 876-4450 Fax (704) 876-4451

FOR REGISTRATION REGISTER OF DEEDS  
Elizabeth T Cooper  
Burke County, NC  
November 08, 2013 02:27:46 PM  
Book 43 Page 165-165  
FEE: \$21.00  
INSTRUMENT # 2013010654



INSTRUMENT # 2013010654

# PLAT

**BOOK** 43

**PAGE** 105

**NAME** Waterford Subdivision

\_\_\_\_\_  
\_\_\_\_\_

**TWP** Drexel

**DATE** 11/8/13