



ROWAN COUNTY  
 FILED FOR REGISTRATION AT 1:37:30 CLOCK P.M.  
 03-16-2020 AND REGISTERED IN MAP BOOK  
 9995 PAGE 9169

J. E. BRINDLE, REGISTER OF DEEDS  
*R. B. Col*  
 ASSISTANT/DEPUTY

Control Corner  
 3/4" Iron Pipe  
 N. 681,737.0040  
 E. 1,571,825.4042  
 N.C. Grid - NAD 83 (2011)  
 Ground Coordinates

Doc ID: 014358820001 Type: CRP  
 Recorded: 03/16/2020 at 12:47:37 PM  
 Fee Amt: \$21.00 Page 1 of 1  
 Rowan, NC  
 J. E. Brindle Register of Deeds  
 BK 9995 PG 9169

VICINITY MAP \*\*\* NOT TO SCALE  
 Certificate of approval for recording

I hereby certify that the subdivision plot shown hereon has been found to comply with the Subdivision Regulations of the Town of Granite Quarry and that this plot is approved for recording in the Office of the Register of Deeds of Rowan County.

*3/16/20*  
 Date Subdivision Administrator

- NOTE: THIS PROPERTY IS ZONED RL & LI (TOWN OF GRANITE QUARRY).
- NOTE: ALL DISTANCES SHOWN ARE HORIZONTAL.
- NOTE: THE COMBINED FACTOR FOR THIS SURVEY EQUALS 0.99995442.
- NOTE: ELEVATIONS SHOWN ARE NAVD 88 (2009) DATUM.
- NOTE: A PORTION OF THIS PROPERTY LIES WITHIN DESIGNATED FLOOD ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOOD PLAIN) (SEE MAP). A PORTION OF THIS PROPERTY LIES WITHIN DESIGNATED FLOOD ZONE "AE" (1% ANNUAL CHANCE FLOOD PLAIN - BASE FLOOD ELEVATIONS DETERMINED) (SEE MAP & FIRM 3710587800J).
- NOTE: SURVEY OF THIS PROPERTY CONDUCTED BETWEEN 1-12-20 & 1-20-20.
- NOTE: TOTAL AREA TO BE SUBDIVIDED: 6.157 ACRES.
- NOTE: TOTAL AREA IN LOTS: 2.415 ACRES.
- NOTE: SMALLEST LOT (LOTS 2, 3 & 4): 0.348 AC.
- NOTE: LARGEST LOT (LOT 5): 0.698 AC.
- NOTE: AVERAGE LOT SIZE: 0.483 AC.
- NOTE: TOTAL NUMBER OF PARCELS CREATED: 6.
- NOTE: P/O PARCEL ID 648 103 (0.817 AC.) IS TO BE RECOMBINED BY DEED WITH PARCEL ID 648 137 (2.925 AC.) TO FORM THE RESIDUAL TRACT CONTAINING A TOTAL OF 3.742 AC.
- NOTE: DEVELOPER: ELI FISHER  
 PHONE: 704-202-3742

Certificate of ownership and dedication.

I hereby certify that I am the owner of the property shown and described hereon, which is located in the subdivision jurisdiction of the Town of Granite Quarry and that I hereby adopt this plan of subdivision with my free consent, establish minimum building setback lines, and dedicate all roads, alleys, walks, parks, and other sites and easements to public or private use as noted.

Furthermore, I hereby certify that no sanitary sewers, storm sewers, or water lines are to be included in the subdivision.

- I further certify that:
- there are no deed restrictions which will be violated by the requested subdivision; and
  - there are no governmental regulations of any kind, other than those for which a variance has been applied for under the Rowan County Subdivision Ordinance regulations, which will be violated by the requested subdivision; and
  - I understand that enforcement of deed restrictions and any other contractual agreements is not the responsibility of Rowan County, and is the sole responsibility of the parties affected by violations of such deed restrictions and contractual agreements.

*3/15/20*  
 Date

I, RICHARD L. SHULENBURGER, PROFESSIONAL LAND SURVEYOR, L-2667 N.C., CERTIFY THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

*Richard L. Shulenburg*  
 RICHARD L. SHULENBURGER, P.L.S.  
 DATE: *3.12.2020*

- BUILDING SETBACK LINES (RL ZONING):**  
 30' FROM STREET RIGHT OF WAY LINE  
 10' FROM SIDE PROPERTY LINE  
 25' FROM REAR PROPERTY LINE  
 60' MIN. LOT WIDTH @ BUILDING LINE
- BUILDING SETBACK LINES (LI ZONING):**  
 25' FROM STREET RIGHT OF WAY LINE  
 10' FROM SIDE PROPERTY LINE  
 30' FROM REAR PROPERTY LINE

I, RICHARD L. SHULENBURGER, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM INFORMATION FOUND IN BOOK (###), PAGE (###); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN (SEE PLAT REFERENCES); THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THE GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL POSITIONING ACCURACY STANDARDS, PART 2: STANDARDS FOR GEODETIC NETWORKS AT THE "CLASS A" ACCURACY CLASSIFICATION (95% CONFIDENCE) USING THE NORTH CAROLINA GEODETIC SURVEY'S VIRTUAL REFERENCE SYSTEM (VRS), WHICH IS BASED UPON THE CONTINUALLY OPERATING REFERENCE STATIONS (CORS). THE VRS SURVEY TIE WAS PERFORMED ON 1-2-2020. 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 MARCH, 2020.

I, RICHARD L. SHULENBURGER, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, D.B. (see references); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN D.B. (N/A) PG. (N/A); 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 MARCH, 2020.



LEGEND	
○	Clean Out
⊙	Manhole
⊕	Water Valve
⊙	Utility Pole
○	Ex. Iron (as described)
●	New Iron (#5 rebar)
△	Point (not set)
⊕	Fire Hydrant
⊕	Centerline
RW	Right-of-Way

STATE OF NORTH CAROLINA  
 COUNTY OF ROWAN

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

*Adam Poplin*  
 REVIEW OFFICER  
 DATE: *3/16/20*

Line	Bearing	Distance
L1	N 88° 43' 07" E	41.04'
L2	N 41° 10' 19" E	35.02'
L3	S 85° 24' 53" E	6.38'
L4	S 28° 45' 01" E	9.80'
L5	S 50° 22' 29" E	32.70'
L6	S 76° 44' 00" E	45.52'

BAR GRAPH SCALE: 1" = 50'

FINAL SUBDIVISION SURVEY PREPARED FOR:  
**David F. Brinkley & wf. Deborah C. Brinkley Et Al**

SCALE: 1" = 50'  
 DATE: 3-12-2020  
 Town of Granite Quarry

PROVIDENCE TOWNSHIP, ROWAN COUNTY, NORTH CAROLINA  
 REFERENCES: Parcel ID 648 103 & 648 137.  
 Deed Book 587 Page 685, Deed Book 591 Page 89  
 & Deed Book 1206 Page 272, Book of Maps 9995 Page 3962.

SURVEY AND MAP BY SHULENBURGER SURVEYING COMPANY, P.A. (FIRM # C-1858)  
 614 N. MAIN ST., SUITE A, SALISBURY, N.C. PHONE: 704-637-9623