PLAT BOOK _____ PAGE _____

Certificates of Dedication and Maintenance

The undersigned owner hereby certifies that the land shown hereon is located within the subdivision-regulation jurisdiction of Orange County and hereby freely dedicates all rights-of- way, easements, streets, recreation areas, open spaces, common areas, utilities and other improvements to public or private common use as noted on this plat, and further assumes full responsibility for the maintenance and control of said improvements until they are accepted for maintenance and control by an appropriate public body or by an incorporated neighborhood or homeowners association or similar legal entity.

Owner(s): Backwoods Land, LLC
BACKWOODS LAND LLC
Tracy M. Dixon

Date: 7.7.2020

North Carolina Orange County

I, a Notary Public of the County and State aforesaid, certify that Tracy M. Dixon personally appeared before me this day and acknowledged the execution of the foregoing certificate. Witness my hand and seal this 7 day of July, 2020

"Seal or Stamp Notary Public

My Commission expires 02-01-2024

ANDREW D. HANN
Notary Public
Alamance County
My Comm. Exp.
02-01-2024
NORTH CAROLINA

CERTIFICATE OF APPROVAL

I hereby certify that the division of property shown and described hereon is exempt from the subdivision regulations contained in the Orange County Unified Development Ordinance.

Planning Director or Authorized Agent — *Date* 7/16/20

REVIEW OFFICER'S CERTIFICATE. ORANGE COUNTY, NORTH CAROLINA

I, MICHAEL A BURTON SR CMS REVIEW OFFICER OF ORANGE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING FOR WHICH THE REVIEW OFFICER HAS RESPONSIBILITY AS PROVIDED BY LAW.

SIGNED: Michael A Burton Sr CMS 7/22/20
REVIEW OFFICER — *DATE*

GENERAL NOTES:

AREA COMPUTED BY COORDINATE METHOD.

RATIO OF PRECISION IS 1:30,000+.

THIS MAP WAS PREPARED WITHOUT THE BENEFIT OF A TITLE INVESTIGATION, THEREFORE, THIS MAP IS SUBJECT TO ANY AND ALL FACTS AN ACCURATE TITLE INVESTIGATION MAY DISCLOSE.

THIS MAP IS SUBJECT TO ANY AND ALL EASEMENTS, AGREEMENTS AND RIGHTS OF WAY OF RECORD BUT NOT VISIBLE OR APPARENT AT THE TIME OF INSPECTION.

NO N.C.G.S. MONUMENT RECOVERED WITHIN 2,000 FEET OF THIS PROPERTY.

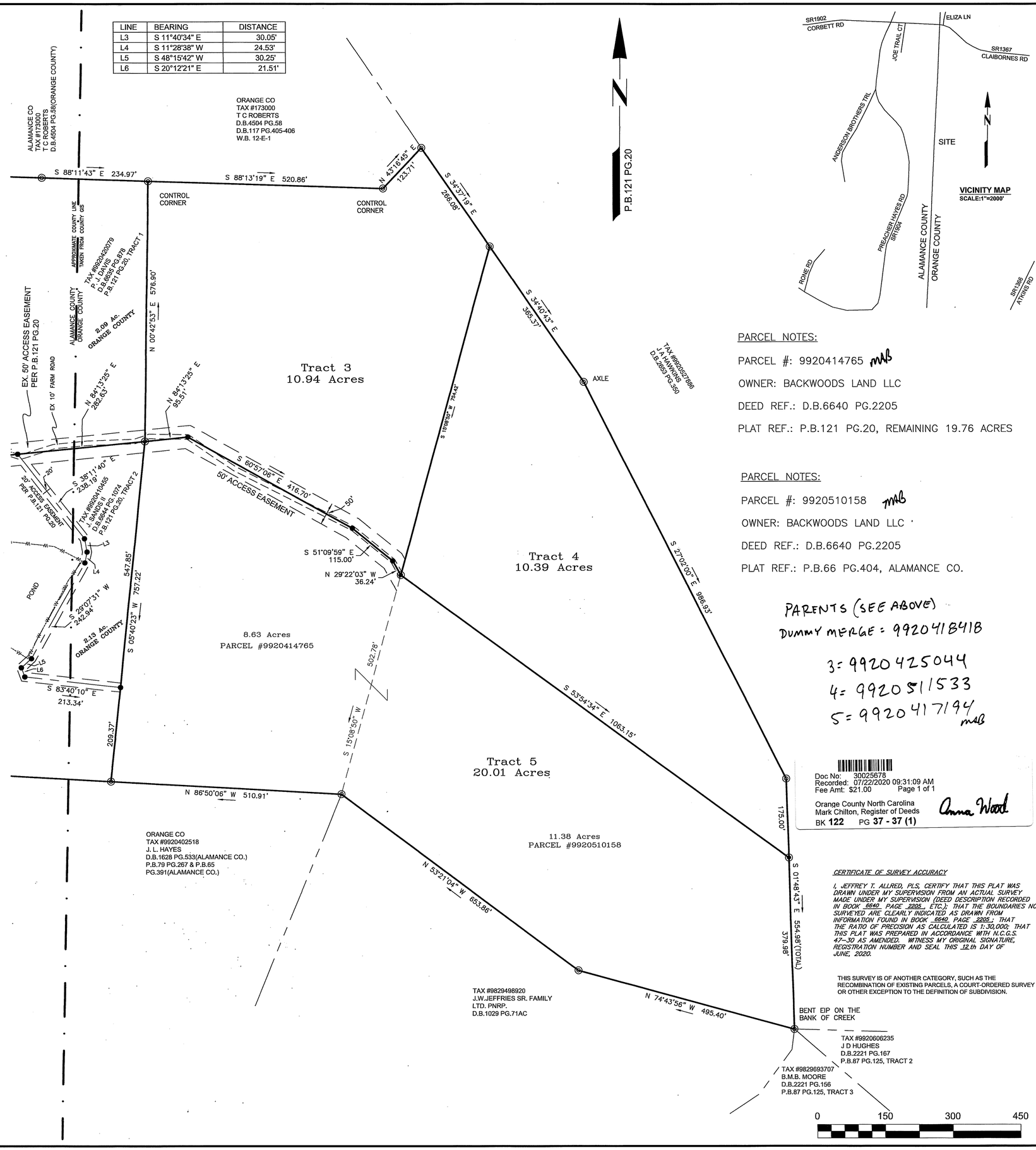
ALL UTILITIES ARE AVAILABLE AND TO BE SERVED FROM EXISTING RIGHT OF WAY.

NOTES:

THE 8.63 ACRES FROM PARCEL #9920414765 MUST BE COMBINED WITH THE 11.38 ACRES OF PARCEL #9920510158 TO CREATE A LEGAL TRACT 5.

LEGEND
◎ = FOUND IRON PIPE
◉ = SET IRON PIN
● = COMPUTED POINT
△ = STONE/ROCK
CH = CHORD
R/W = RIGHT OF WAY
P.B. = PLAT BOOK
D.B. = DEED BOOK
PG. = PAGE

LINE	BEARING	DISTANCE
L3	S 11°40'34" E	30.05'
L4	S 11°28'38" W	24.53'
L5	S 48°15'42" W	30.25'
L6	S 20°12'21" E	21.51'



PARCEL NOTES:

PARCEL #: 9920414765 MAB

OWNER: BACKWOODS LAND LLC

DEED REF.: D.B.6640 PG.2205

PLAT REF.: P.B.121 PG.20, REMAINING 19.76 ACRES

PARCEL NOTES:

PARCEL #: 9920510158 MAB

OWNER: BACKWOODS LAND LLC

DEED REF.: D.B.6640 PG.2205

PLAT REF.: P.B.66 PG.404, ALAMANCE CO.

PARENTS (SEE ABOVE)
DUMMY MERGE = 9920418418
3= 9920425044
4= 9920511533
5= 9920417194 MAB

Doc No: 30025678
Recorded: 07/22/2020 09:31:09 AM
Fee Amt: $21.00 Page 1 of 1
Orange County North Carolina
Mark Chilton, Register of Deeds
BK 122 PG 37 - 37 (1)
Anna Wood

CERTIFICATE OF SURVEY ACCURACY

I, JEFFREY T. ALLRED, PLS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 6640 PAGE 2205 ETC.); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK 6640 PAGE 2205 ; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:30,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH N.C.G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 12th DAY OF JUNE, 2020.

THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

ALLRED LAND SURVEYING, PLLC

JEFF ALLRED, PLS ~ L-4500
8065 COBLE MILL ROAD
SNOW CAMP, NC 27349
PHONE: 336-684-8202

FINAL PLAT

FOR BACKWOODS LAND LLC

PROPERTY OWNER INFORMATION:
BACKWOODS LAND LLC
3095 CHAMPS WAY
MEBANE, NC 27302
336-213-9663

PROJECT LOCATION:
STATE: NC
COUNTY: ORANGE
TOWNSHIP: CEDAR GROVE

NO.	DATE	REVISION NOTE

DRAWING FILE PATH: ???

DRAWN BY: TQT
CHECKED BY: JTA
DATE: 2020-06-30
PROJECT NO.: 2019-31
REF. NO.: NA
SCALE: 1"=150'

NORTH CAROLINA PROFESSIONAL SEAL L-4500 LAND SURVEYOR JEFFREY T. ALLRED

SHEET

1 OF 1