

# PLAT

FOR REGISTRATION REGISTER OF DEEDS  
ELIZABETH T COOPER  
BURKE COUNTY, NC  
2001 MAY 22 09 27 45 AM  
BK 17 PG 27-28 FEE \$21 00  
INSTRUMENT # 2001007505

Book: 17

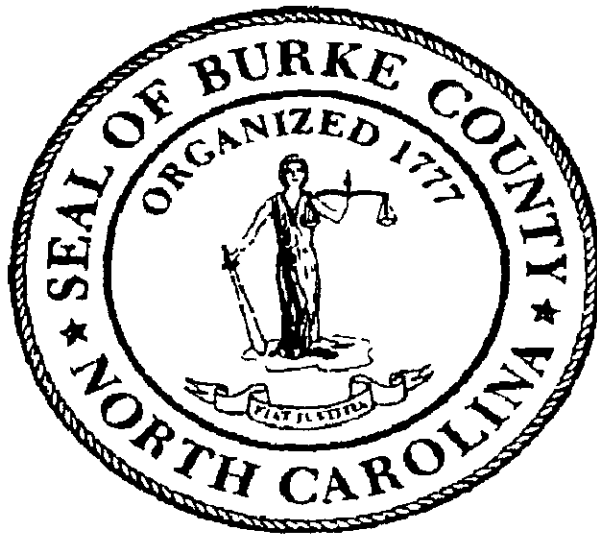
Page: 27

Name: Harbor Ridge (Sec 3)

Lots 34 + 34-1, Portion of Lot 33

TWP: Lovelady

Date: 5/22/01



ELIZABETH T COOPER  
REGISTER OF DEEDS, BURKE  
JUDICIAL BUILDING  
201 SOUTH GREEN STREET  
MORGANTON, NC 28655

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Filed For Registration: 05/22/2001 09:27:45 AM

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Document No 2001007505

PLAT 2 PGS \$21 00

Recorder: THOMAS BRENDA

State of North Carolina, County of Burke

ELIZABETH T COOPER, REGISTER OF DEEDS By.

David D. Surute  
Deputy/Assistant Register of Deeds

**\*2001007505\***

2001007505

**LEGEND:**

- CMS ----- CONCRETE MARKER SET
- R/W ----- RIGHT OF WAY
- MBSL ----- MINIMUM BUILDING SETBACK LINE
- SD ----- 10' x 70' SIGHT EASEMENT

- MINIMUM BUILDING SETBACKS:**
- FRONT ----- 30 FEET
  - REAR ----- 40 FEET
  - SIDELINE ----- 15 FEET

**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 RUTHERFORD COLLEGE SPECIFICATIONS AND STANDARDS IN THE HARBOR RIDGE- SECTION THREE- MAP FIVE SUBDIVISION OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO RUTHERFORD COLLEGE AND HAS BEEN RECEIVED, AND THAT THE FILING FEE FOR THE PLAT, IN THE AMOUNT OF \$ 22.22 HAS BEEN PAID.

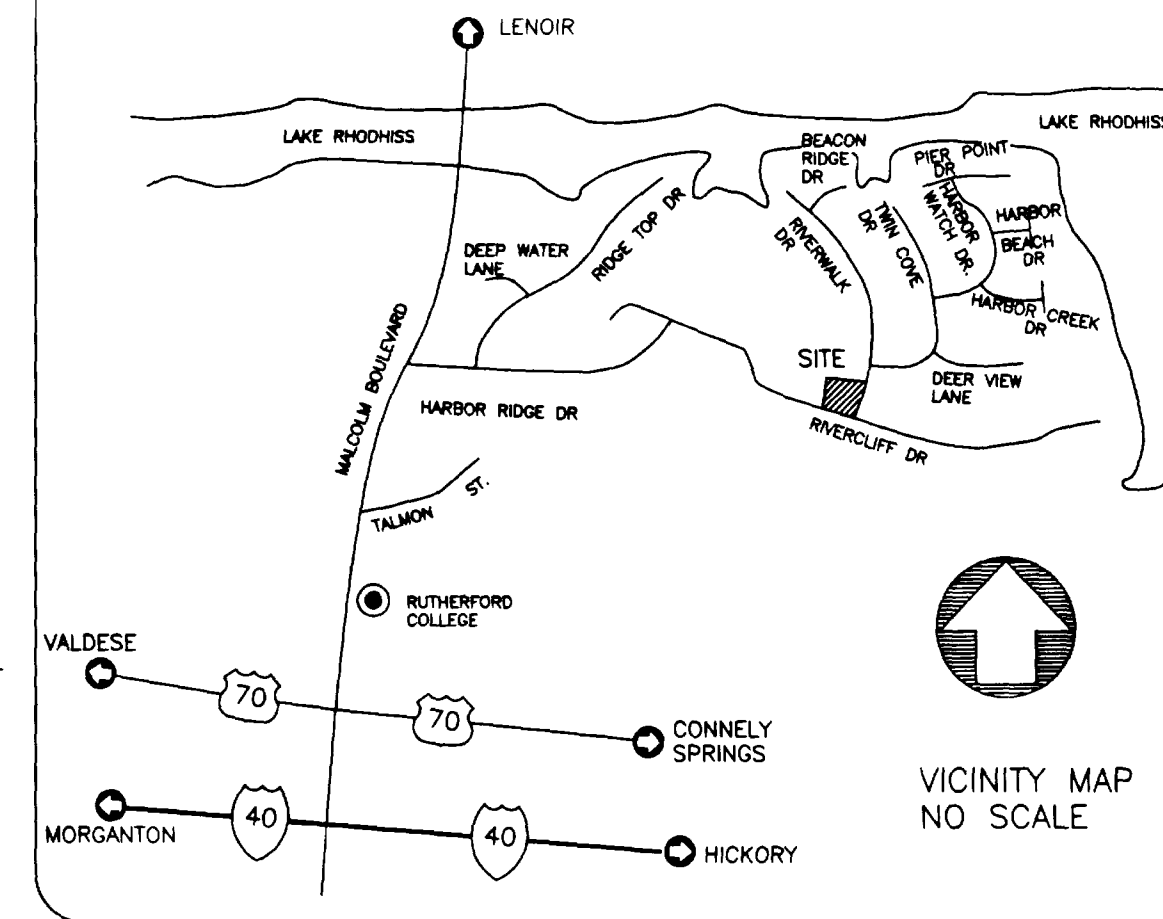
*David D. Smith*  
TOWN CLERK

STATE OF NORTH CAROLINA  
COUNTY OF BURKE

I, Mike Struve REVIEW OFFICER OF BURKE COUNTY, CERTIFY THAT THIS MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

*Mike Struve*  
REVIEW OFFICER

DATE: May 23, 2001



STATE OF NORTH CAROLINA  
BURKE COUNTY  
THE FOREGOING CERTIFICATES OF NOTARY PUBLIC IS CERTIFIED TO BE CORRECT. THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION THIS DAY AND HOUR AND DULY RECORDED IN THE OFFICE OF REGISTER OF DEEDS OF BURKE COUNTY, N.C. IN  
PLAT BOOK \_\_\_\_\_ PAGE \_\_\_\_\_  
THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ A.D.  
AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M.

REGISTER OF DEEDS  
CERTIFICATION OF APPROVAL BY THE PLANNING BOARD:  
THE RUTHERFORD COLLEGE PLANNING BOARD HEREBY APPROVES THE FINAL PLAT FOR THE MINOR SUBDIVISION PLAT OF LOT 33 OF HARBOR RIDGE- SECTION THREE- MAP FIVE

*Walter McElhiney*  
CHAIRMAN, RUTHERFORD COLLEGE PLANNING BOARD  
DATE: 5/21/01

KNOW ALL MEN BY THESE PRESENTS, THAT I, Tracy E. Whisnant HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN ON THIS PLAT, AND I HEREBY ACKNOWLEDGE THIS PLAT, AND ALLOTMENT TO BE MY FREE ACT AND DO HEREBY DEDICATE TO PUBLIC USE ALL STREETS, ALLEYS, EASEMENTS AND OTHER PUBLIC AREAS SHOWN ON THIS PLAT. I FURTHER CERTIFY THAT GERALD V. GRANT SURVEYED AND MADE THIS PLAT AT MY DIRECTION, AND THAT THE ENTIRE SUBDIVISION IS WITHIN THE BOUNDARIES OF A TRACT CONVEYED TO BY A DEED RECORDED IN DEED BOOK \_\_\_\_\_ PAGE \_\_\_\_\_

SEE TABLE A

NORTH CAROLINA, Burke COUNTY, I, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT Tracy E. Whisnant PERSONALLY APPEARED BEFORE ME, THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT, HEREBY MY HAND AND OFFICIAL STAMP OR SEAL, THIS 18th DAY OF APRIL, 2001.  
*Tracy E. Whisnant*  
NOTARY PUBLIC  
My Commission Expires April 1, 2006

STATE OF NORTH CAROLINA, IREDELL COUNTY, I, GERALD V. GRANT, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION THAT THE RATIO OF PRECISION IS 1: 10,000±. THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK \_\_\_\_\_ PAGE \_\_\_\_\_ THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY SIGNATURE, REGISTRATION NUMBER, AND SEAL.  
THIS 18th DAY OF APRIL, 2001.  
A.D. 2001.  
*Gerald V. Grant*  
SURVEYOR, REG. NO. 1593

NORTH CAROLINA, IREDELL COUNTY, I, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT GERALD V. GRANT, A REGISTERED SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP OR SEAL.  
THIS 18th DAY OF APRIL, 2001.  
*Graham Weaver*  
NOTARY PUBLIC  
GRAHAM WEAVER  
NOTARY PUBLIC  
IREDELL COUNTY, NC  
My Commission Expires 3-25-04

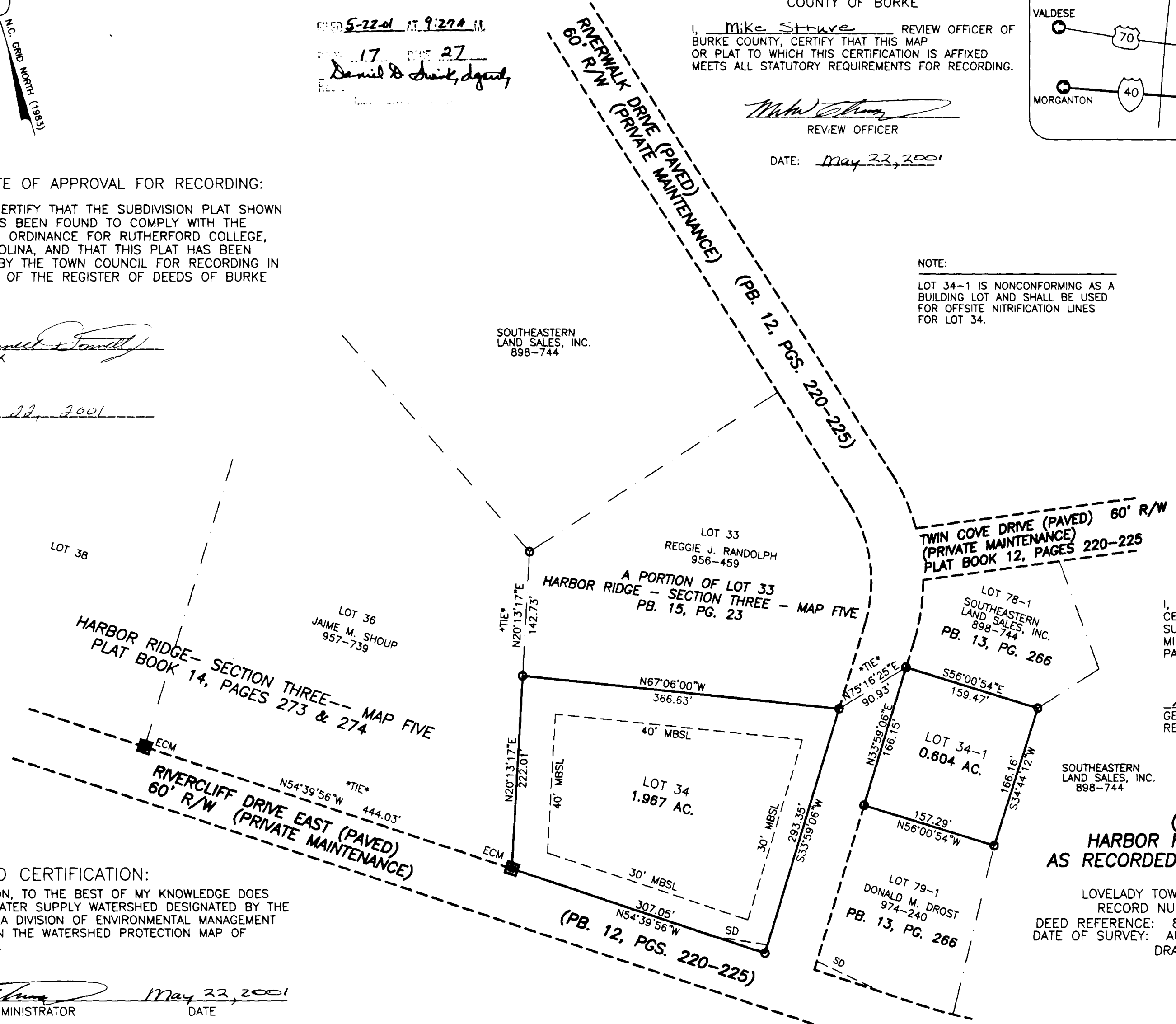
**G & A**  
GERALD V. GRANT & ASSOCIATES  
P.O. BOX 268  
STATESVILLE, NC 28687  
PHONE: (704) 872-3136

**CERTIFICATE OF APPROVAL FOR RECORDING:**

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION ORDINANCE FOR RUTHERFORD COLLEGE, 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.

*David D. Smith*  
TOWN CLERK

DATE: May 23, 2001



NOTE:  
LOT 34-1 IS NONCONFORMING AS A BUILDING LOT AND SHALL BE USED FOR OFFSITE NITRIFICATION LINES FOR LOT 34.

TABLE A  
*Tracy E. Whisnant*  
TRACY E. WHISNANT  
*Kellie F. Whisnant*  
KELLIE F. WHISNANT

APPROVED BY DEVELOPERS:  
SOUTHEASTERN LAND SALES, INC.  
BY  
*Randy Allen*  
DATE: 04-18-01

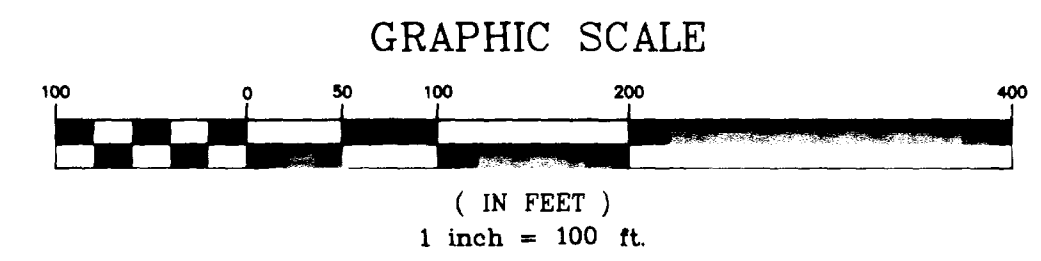
I, GERALD V. GRANT, REGISTERED LAND SURVEYOR, NO. 1593, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

*Gerald V. Grant* 04-18-01  
GERALD V. GRANT  
REGISTERED LAND SURVEYOR NO. 1593

MINOR SUBDIVISION PLAT OF  
**LOTS 34 & 34-1**  
**(A PORTION OF LOT 33 OF HARBOR RIDGE- SECTION THREE- MAP FIVE)**  
**AS RECORDED IN PLAT BOOK 14, PAGES 273 & 274**

LOVELADY TOWNSHIP BURKE COUNTY NORTH CAROLINA  
RECORD NUMBER: 54909 MAP NUMBER: 76 2 1165  
DEED REFERENCE: 898-744 DRAWN BY: TES SCALE: 1" = 100'  
DATE OF SURVEY: AUGUST 24th, 2000 DATE OF PLAT: APRIL 18th, 2001  
DRAWING NUMBER: 97049-SECT3-LOT 34

DEVELOPER:  
SOUTHEASTERN LAND SALES, INC.  
10800 SIKES PLACE---SUITE 250  
CHARLOTTE, N.C. 28277  
PHONE: (704) 872-3136



**WATERSHED CERTIFICATION:**

THIS SUBDIVISION, TO THE BEST OF MY KNOWLEDGE DOES LIE WITHIN A WATER SUPPLY WATERSHED DESIGNATED BY THE NORTH CAROLINA DIVISION OF ENVIRONMENTAL MANAGEMENT AS APPEARS ON THE WATERSHED PROTECTION MAP OF BURKE COUNTY.

*Mike Struve* May 23, 2001  
SUBDIVISION ADMINISTRATOR DATE

**NOTES:**

- THE LOT IN THIS SUBDIVISION WILL BE SERVED BY INDIVIDUAL SEPTIC SYSTEMS AND WATER BY INDIVIDUAL WELLS.
- THE LOT IN THIS SUBDIVISION IS SUBJECT TO ANY EASEMENTS OR RIGHT OF WAYS OF RECORD WHICH MAY EXIST ACROSS SAID PROPERTY.
- ALL NEW POWER LINES WILL BE UNDERGROUND.
- IRON PINS ARE SET AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.
- THE SURVEYED PROPERTY AND ALL ADJACENT PROPERTY IS ZONED R-20.