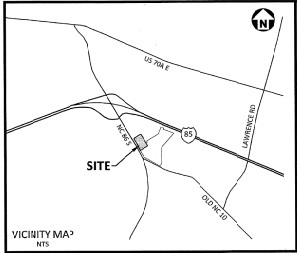


5
JAN



OWNER'S CERTIFICATION (LOCAL DEVELOPMENT LLC)

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY DESCRIBED HEREON, WHICH PROPERTY IS LOCATED WITHIN THE JURISDICTION OF THE TOWN OF HILLSBOROUGH, THAT DESCRIBED TO PUBLIC USE AREAS SHOWN ON THIS PLAT AS STREETS, ALLEYS, WALLS, PARKS, OPEN SPACE AND EXHIBITS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, AND THAT I WILL MAINTAIN AND RESTORE TO THE ORDER OF DEDICATION AS ACCEPTED BY THE APPROPRIATE PUBLIC AUTHORITY.

DATE: 1/5/24
OWNER: [Signature]

NORTH CAROLINA COUNTY: FORSYTH
 PAUL G. WILLIAMS, NOTARY PUBLIC OF FORSYTH COUNTY, NORTH CAROLINA, HEREBY CERTIFY THAT THE DUE EXECUTION OF THE FOREGOING CERTIFICATE WAS DULY ACKNOWLEDGED BEFORE ME THIS DAY BY: GEORGE V. DUNN, FOR THE PURPOSE THEREIN EXPRESSED.

WITNESS MY HAND AND NOTARIAL SEAL THIS 5th DAY OF JANUARY, 2024.

PAUL G. WILLIAMS
 Notary Public, North Carolina
 Forsyth County, NC Commission Expires 2/12/25

FEBRUARY 5, 2028
 MY COMMISSION EXPIRES

OWNER'S CERTIFICATION (PALDURAS ENTERPRISES LLC)

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY DESCRIBED HEREON, WHICH PROPERTY IS LOCATED WITHIN THE JURISDICTION OF THE TOWN OF HILLSBOROUGH, THAT DESCRIBED TO PUBLIC USE AREAS SHOWN ON THIS PLAT AS STREETS, ALLEYS, WALLS, PARKS, OPEN SPACE AND EXHIBITS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE, AND THAT I WILL MAINTAIN AND RESTORE TO THE ORDER OF DEDICATION AS ACCEPTED BY THE APPROPRIATE PUBLIC AUTHORITY.

DATE: 1/5/24
OWNER: [Signature]

NORTH CAROLINA COUNTY: ORANGE
 PAUL G. WILLIAMS, NOTARY PUBLIC OF FORSYTH COUNTY, NORTH CAROLINA, HEREBY CERTIFY THAT THE DUE EXECUTION OF THE FOREGOING CERTIFICATE WAS DULY ACKNOWLEDGED BEFORE ME THIS DAY BY: NICHOLAS D. PALDURAS, FOR THE PURPOSE THEREIN EXPRESSED.

WITNESS MY HAND AND NOTARIAL SEAL THIS 5th DAY OF JANUARY, 2024.

PAUL G. WILLIAMS
 Notary Public, North Carolina
 Forsyth County, NC Commission Expires 2/12/25

FEBRUARY 5, 2028
 MY COMMISSION EXPIRES

I, CHRISTOPHER C. GLOSSON, PLS, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

(CLASS OF SURVEY) CLASS: []
 (PROPORTIONAL ACCURACY) ± 1/30"
 (TYPE OF SURVEY) PROCEDURE: []
 (DATE OF SURVEY) (YES - IS 18-2021)
 (SOUTHING) (NO - IS 2021)
 (PUBLISHED) (YES - CONTROL USED: DURH)
 (PROCESSED) (NO - CONTROL USED: DURH)
 (BOUNDARY) (NO - CONTROL USED: DURH)
 (DIMENSIONS) (NO - CONTROL USED: DURH)
 (DIMENSIONS) (NO - CONTROL USED: DURH)
 (DIMENSIONS) (NO - CONTROL USED: DURH)

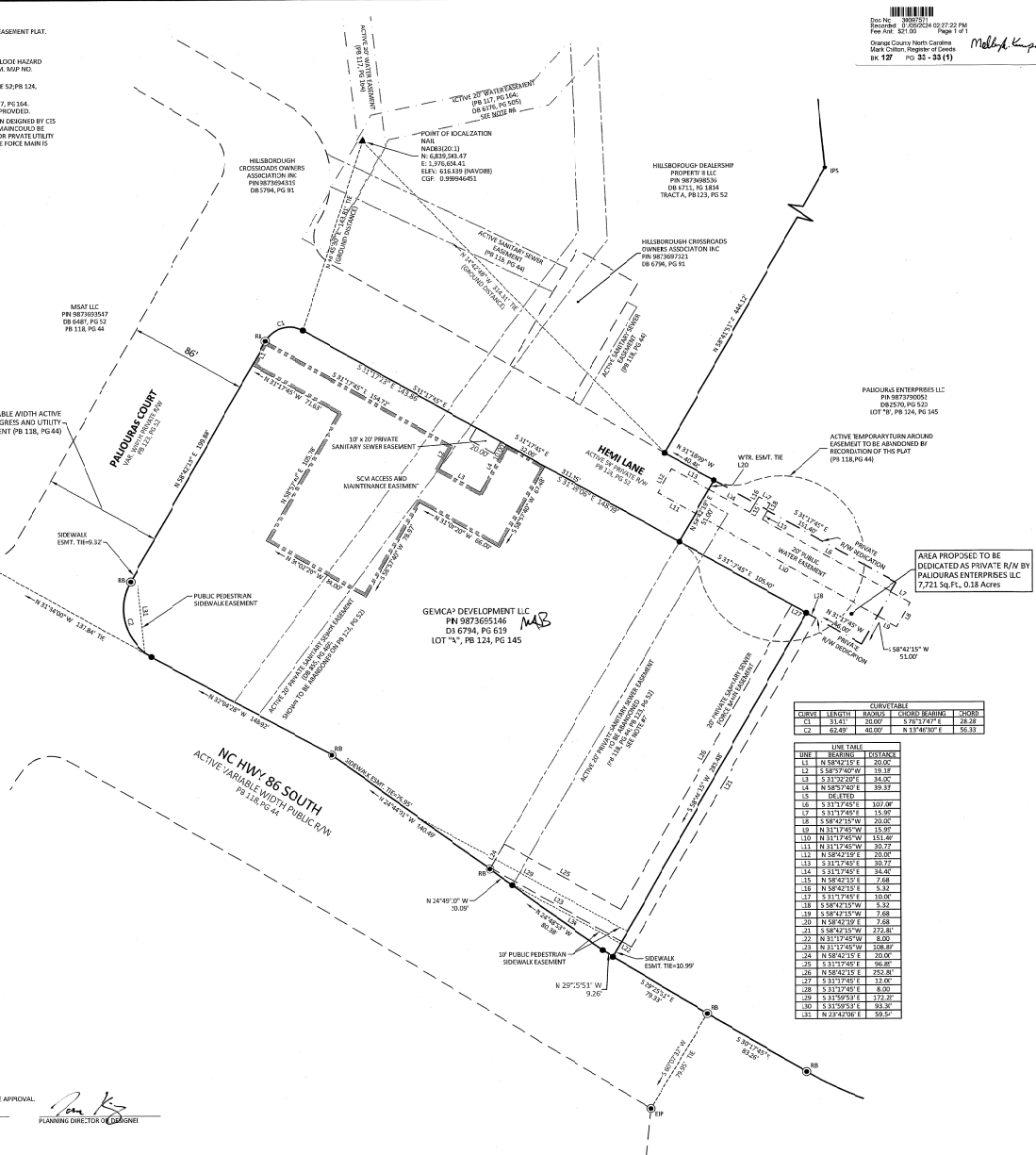
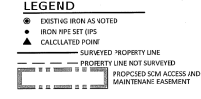
I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE: S.S. 43-30 (RELIEF) THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF PARTS OF PARCELS A COURT ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SURVEYOR.

DATE: 1/5/2024
 PROFESSIONAL LAND SURVEYOR: [Signature]

STATE OF NORTH CAROLINA COUNTY OF ORANGE
 I, MICHAEL A. BROWN, JR., REVIEW OFFICER OF ORANGE COUNTY, CERTIFY THAT THE DATA ON THIS PLAT MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING FOR WHICH THE REVIEW OFFICER HAS RESPONSIBILITY AS PROVIDED BY LAW.

DATE OF CERTIFICATION: 01/05/2023
 REVIEW OFFICER: [Signature]

- GENERAL NOTES**
- THIS IS A SURVEY OF EXISTING PARCELS OF LAND, THIS AN EASEMENT PLAT.
 - BEARINGS ARE RELATIVE TO NC GRID NORTH MAG 82 (2011).
 - PROPERTY LOCATED IN HILLSBOROUGH CITY LIMITS.
 - FLOOD NOTE: THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD ZONE. IT IS LOCATED IN "ZONE X" AS DETERMINED BY FEMA'S FIRM MAP NO. 371097303L, DATED FEBRUARY 2, 2007.
 - REFERENCE: PLAT BOOK 113, PAGE 44; PLAT BOOK 113, PAGE 52-59, 124, PG 145; PARCEL NUMBERS 317925146 AND 317925152.
 - WATER LINE EASEMENTS SAID TO BE ABANDONED ON PG 117, PG 154, DOCUMENT FOR ABANDONMENT HAS NOT BEEN FOUND OR PROVIDED.
 - FORCE MAIN SHOWN HEREIN IS TRACED FROM A UTILITY PLAN DESIGNED BY CES GROUP ENGINEERS, LLC (NOT OF PUBLIC RECORD). NO FORCE MAINS OR FORCE MAINS FOUND OR TRACED FROM THE LIFT STATION BY FIELD VIEW OR PRIVATE UTILITY LOCATIONAL (CANNOT BE CONFIRMED WHETHER OR NOT THE FORCE MAINS IS LOCATED WITHIN THE SANITARY SEWER EASEMENT).



CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD BEARING	PIEDS
C1	31.41	70.00	S 70°12'00" E	29.28
C2	62.82	40.00	R 113°40'50" E	56.31

LINE TABLE

LINE	BEARING	FOOTAGE
L1	N 58°42'15" W	20.00
L2	S 58°17'40" W	19.12
L3	S 31°32'20" E	34.62
L4	N 58°17'40" E	39.87
L5	BE 0.00	0.00
L6	S 31°17'40" E	107.00
L7	S 31°32'20" E	15.80
L8	S 58°42'15" W	20.00
L9	N 31°17'40" W	15.80
L10	N 31°17'40" W	151.40
L11	N 31°17'40" W	30.27
L12	N 58°42'15" E	20.00
L13	S 31°17'40" E	30.27
L14	S 31°17'40" E	18.40
L15	N 58°42'15" E	7.68
L16	N 58°17'40" E	8.31
L17	S 31°17'40" E	10.00
L18	S 58°42'15" W	5.30
L19	S 58°42'15" W	7.68
L20	N 58°42'10" E	7.68
L21	S 58°42'15" W	272.40
L22	N 31°17'40" W	8.00
L23	N 31°17'40" W	108.00
L24	N 58°42'15" E	20.00
L25	S 31°17'40" E	46.00
L26	N 58°42'15" E	252.30
L27	S 31°17'40" E	12.00
L28	S 31°17'40" E	8.00
L29	S 31°30'50" E	172.20
L30	S 31°30'50" E	18.20
L31	N 23°42'00" E	59.50

Spec No. 1905/201
 Drawing No. 22-27-22 PM
 Fee Amt. \$2,100 Page 1 of 1
 Orange County North Carolina
 Mark Dillon, Register of Deeds
 01-18 PG 53-53 (1)



McADAMS
 The John R. McAdams Company, Inc.
 2100 South Tryon Street
 Suite 400
 Charlotte, NC 28203
 phone 704.527.0800
 fax 919.361.1269
 license number: 0-2093
 www.mcadams.com

OWNER
 GEMCAP DEVELOPMENT
 418 NORTH MARS-HALL STREET
 SUITE 201
 WINSTON-SALEM, NC 27101

ALDI'S HILLSBOROUGH
 2010 NC HWY 86 SOUTH
 TOWN OF HILLSBOROUGH, HILLSBOROUGH TOWNSHIP
 ORANGE COUNTY, NORTH CAROLINA

REVISIONS
 NO. DATE

PLAN INFORMATION
 PROJECT NO. GMP 2021-110425
 FILENAME 2021110425-F3
 CHECKED BY CCG
 DRAWN BY JC
 SCALE 1"=40'
 DATE 01.04.2024

SHEET
 EASEMENT AND PRIV.
 RIGHT-OF-WAY PLAT

1-1