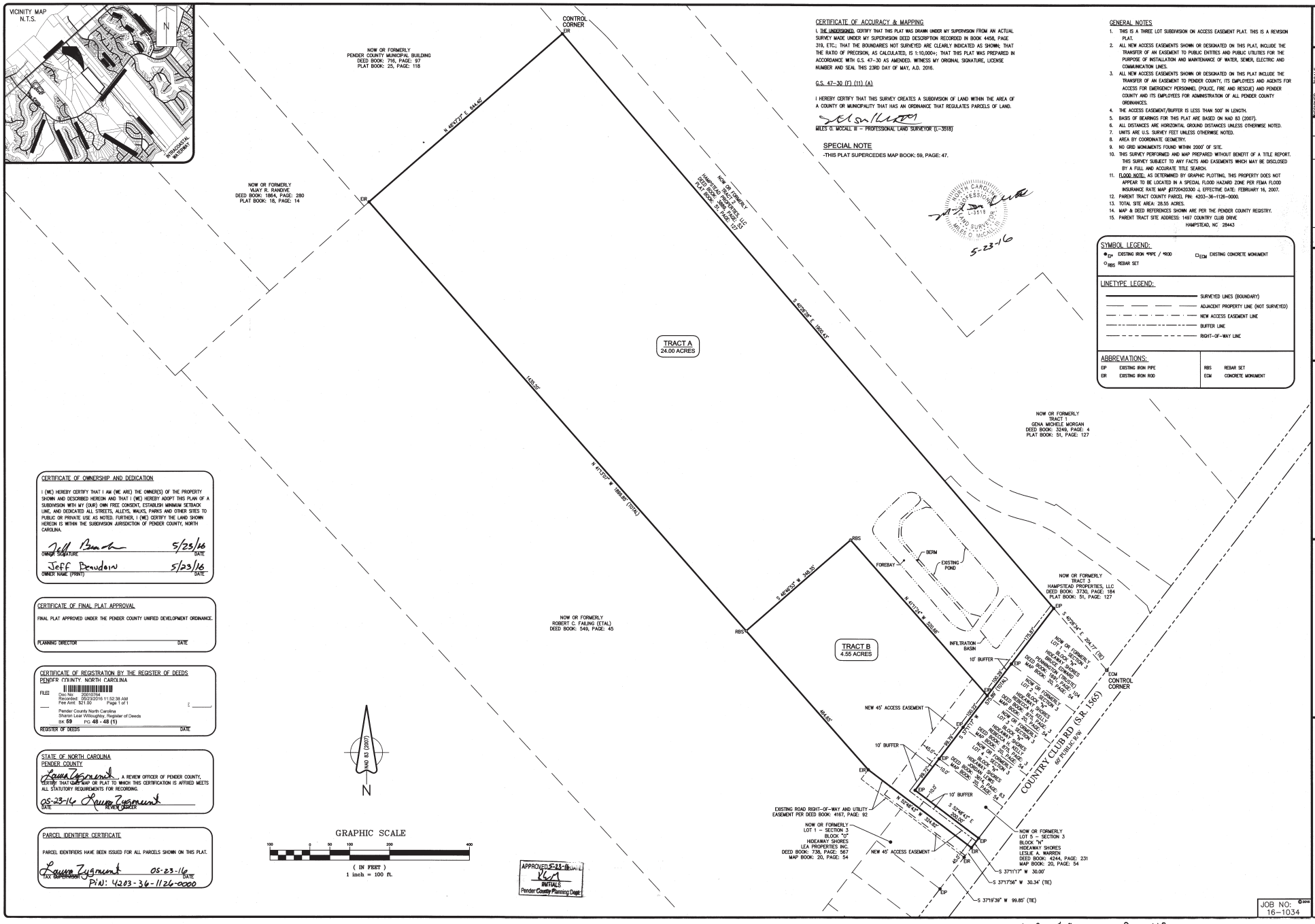
Attachment 4



CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF A SUBDIVISION WITH MY (OUR) OWN FREE CONSENT, ESTABLISH MINIMUM SETBACK LINE, AND DEDICATED ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER SITES TO PUBLIC OR PRIVATE USE AS NOTED. FURTHER, I (WE) CERTIFY THE LAND SHOWN HEREON IS WITHIN THE SUBDIVISION JURISDICTION OF PENDER COUNTY, NORTH CAROLINA.

Jeff Beaudoin 5/23/16
OWNER SIGNATURE DATE

Jeff Beaudoin 5/23/16
OWNER NAME (PRINT) DATE

CERTIFICATE OF FINAL PLAT APPROVAL

FINAL PLAT APPROVED UNDER THE PENDER COUNTY UNIFIED DEVELOPMENT ORDINANCE.

PLANNING DIRECTOR DATE

CERTIFICATE OF REGISTRATION BY THE REGISTER OF DEEDS PENDER COUNTY, NORTH CAROLINA

FILED
Doc No: 2001007094
Recorded: 05/23/2016 11:52:38 AM
Fee Amt: $21.00 Page 1 of 1
Pender County North Carolina
Sharon Lear Willoughby, Register of Deeds
BK 59 PG 48 - 48 (1)

REGISTER OF DEEDS DATE

STATE OF NORTH CAROLINA PENDER COUNTY

Laura Zygmunt, A REVIEW OFFICER OF PENDER COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

05-23-16 Laura Zygmunt
DATE REVIEW OFFICER

PARCEL IDENTIFIER CERTIFICATE

PARCEL IDENTIFIERS HAVE BEEN ISSUED FOR ALL PARCELS SHOWN ON THIS PLAT.

Laura Zygmunt 05-23-16
TAX SUPERVISOR DATE
PIN: 4203-36-1126-0000

CERTIFICATE OF ACCURACY & MAPPING

I, THE UNDERSIGNED, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION DEED DESCRIPTION RECORDED IN BOOK 4458, PAGE 319, ETC.; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS SHOWN; 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 23RD DAY OF MAY, A.D. 2016.

G.S. 47-30 (F) (11) (A)

I HEREBY CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MILES O. MCCALL III – PROFESSIONAL LAND SURVEYOR [L-3518]

NORTH CAROLINA PROFESSIONAL SEAL L-3518 LAND SURVEYOR MILES O. MCCALL III
5-23-16

SPECIAL NOTE

-THIS PLAT SUPERCEDES MAP BOOK: 59, PAGE: 47.

GENERAL NOTES

1. THIS IS A THREE LOT SUBDIVISION ON ACCESS EASEMENT PLAT. THIS IS A REVISION PLAT.
2. ALL NEW ACCESS EASEMENTS SHOWN OR DESIGNATED ON THIS PLAT, INCLUDE THE TRANSFER OF AN EASEMENT TO PUBLIC ENTITIES AND PUBLIC UTILITIES FOR THE PURPOSE OF INSTALLATION AND MAINTENANCE OF WATER, SEWER, ELECTRIC AND COMMUNICATION LINES.
3. ALL NEW ACCESS EASEMENTS SHOWN OR DESIGNATED ON THIS PLAT INCLUDE THE TRANSFER OF AN EASEMENT TO PENDER COUNTY, ITS EMPLOYEES AND AGENTS FOR ACCESS FOR EMERGENCY PERSONNEL (POLICE, FIRE AND RESCUE) AND PENDER COUNTY AND ITS EMPLOYEES FOR ADMINISTRATION OF ALL PENDER COUNTY ORDINANCES.
4. THE ACCESS EASEMENT/BUFFER IS LESS THAN 500' IN LENGTH.
5. BASIS OF BEARINGS FOR THIS PLAT ARE BASED ON NAD 83 (2007).
6. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
7. UNITS ARE U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
8. AREA BY COORDINATE GEOMETRY.
9. NO GRID MONUMENTS FOUND WITHIN 2000' OF SITE.
10. THIS SURVEY PERFORMED AND MAP PREPARED WITHOUT BENEFIT OF A TITLE REPORT. THIS SURVEY SUBJECT TO ANY FACTS AND EASEMENTS WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
11. FLOOD NOTE: AS DETERMINED BY GRAPHIC PLOTTING, THIS PROPERTY DOES NOT APPEAR TO BE LOCATED IN A SPECIAL FLOOD HAZARD ZONE PER FEMA FLOOD INSURANCE RATE MAP #3720423300 J, EFFECTIVE DATE: FEBRUARY 16, 2007.
12. PARENT TRACT COUNTY PARCEL PIN: 4203-36-1126-0000.
13. TOTAL SITE AREA: 28.55 ACRES.
14. MAP & DEED REFERENCES SHOWN ARE PER THE PENDER COUNTY REGISTRY.
15. PARENT TRACT SITE ADDRESS: 1497 COUNTRY CLUB DRIVE
HAMPSTEAD, NC 28443

SYMBOL LEGEND:

- EIR EXISTING IRON PIPE / IROD
- ECM EXISTING CONCRETE MONUMENT
- RBS REBAR SET

LINETYPE LEGEND:

- SURVEYED LINES (BOUNDARY)
- ADJACENT PROPERTY LINE (NOT SURVEYED)
- NEW ACCESS EASEMENT LINE
- BUFFER LINE
- RIGHT-OF-WAY LINE

ABBREVIATIONS:

EIP	EXISTING IRON PIPE	RBS	REBAR SET
EIR	EXISTING IRON ROD	ECM	CONCRETE MONUMENT

JOB NO: 16-1034

©2016

MB 59 Pg 48

NO:	REVISION:	DATE:	BY:

DESIGNER: N/A
DRAWN BY: JCS
CHECKED BY: ACS
SCALE: AS NOTED
DATE: 05-23-2016
JOB NO: 16-1034
SHEET NO: 1 OF 1

PREPARED FOR:
JEFFREY J. BEAUDOIN
P.O. BOX 38
HAMPSTEAD, NC 28443
PHONE: (910) 547-3781

THREE LOT SUBDIVISION ON ACCESS EASEMENT

BEAUDOIN TRACT REVISION

TOPSAIL TOWNSHIP PENDER COUNTY NORTH CAROLINA

ATLANTIC COAST SURVEY, PLLC
P-0822
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(910) 292-4889 www.atlanticcoastsurvey.com