

Certificate of Accuracy

I hereby certify that under my direction and supervision this plat, shown and described hereon, was drawn from an actual survey, deed reference in Book See, Page Notes; that the error of closure as calculated by latitudes and departures is 1:10,000; that the boundaries not surveyed are shown as broken lines; and that this plat is prepared in accordance with G.S. 47-30 as amended.

a. This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land;

Witness my hand and seal this 14th day of June, 2006.



Jeffrey H. Rudd
Professional Land Surveyor L-4009

Doc ID: 004580050001 Type: CRP
Recorded: 08/31/2006 at 04:31:47 PM
Fee Amt: \$21.00 Page 1 of 1
Alamance, NC
DAVID J.P. BARBER REGISTER OF DEEDS
BK 71 PG 134 59789

Certificate of E-911 Addressing Compliance

The subdivision plat has been found to comply with the provisions of the Alamance County Addressing Ordinance and all addresses and road names on this plat have been approved.

RCW 8-30-06
Addressing Administrator Date
Alamance County

County of Alamance
State of North Carolina

I, Jason S. Martin, Review Officer of Alamance County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Jason S. Martin 8/31/06
Review Officer Date

Certificate of Ownership and Dedication

I (We) hereby certify that I am (we are) the owner(s) of the property shown and described hereon, which was conveyed to me (us) by a deed recorded in Book See, Page Notes, and that I (we) hereby acknowledge this plat and allotment to be my (our) free act and deed and hereby establish the minimum building lines, and dedicate to public use as streets, alleys, crosswalks, easements, parks, and other spaces forever as shown or indicated. Further, I (we) certify that the property as shown hereon is within the subdivision-regulation jurisdiction of Alamance County.

David Wayne Smith 8/29/06
Owner Date
MS Manawhatm Quisenberry & John H. Lane 8-29-06
Owner Date
Haw River Development Co. LLC 8-29-06
by Med. G. Wagoner ms
Date

Certificate of Approval of Wastewater Disposal Systems

I hereby certify that all lots are provisionally approved for subsurface wastewater disposal systems, except as noted on the plat, subject to issuance of improvement permits by the Health Department, and to the North Carolina Administrative Code.

Jim J. Curwens 8/29/06
Health Director or Deputy Date

Certificate of Approval

This Subdivision plat has been found to comply with the provisions of the Subdivision Ordinance of Alamance County and is approved this date for recording in the Office of the Register of Deeds of Alamance County.

Jason S. Martin 8/31/06
Subdivision Administrator Date
Alamance County

Disclosure Statement Certification for Private Roads

I (we), the developer(s) of Duchy Airpark Subdivision hereby state that the subdivision roads, in Duchy Airpark Subdivision are private roads, ownership and maintenance of the private road is the responsibility of Home owners Ass. A Private Road Maintenance Agreement for this subdivision has been recorded in Book 440, Page 442.

Med. G. Wagoner 8/31/06
Developer Date
Jason S. Martin 8/31/06
Developer Date
Attest Date

Certificate of Approval of Required Improvements

The undersigned hereby certify that the required improvements have been made on this property in an acceptable manner and in accordance with the specifications of the Subdivision Ordinance of Alamance County and other applicable regulations, or that a performance surety guarantee bond in the amount of Twenty Seven Thousand, Three Hundred dollars (\$ 27,300) has been posted with the County of Alamance to assure completion of all required improvements in case of default on the part of the subdivider.

Jason S. Martin 8/31/06
Subdivision Administrator Date
Alamance County

MARVIN MORROW NEWLIN
FAMILY LIMITED PARTNERSHIP
DB.1172 P.902

MARVIN MORROW NEWLIN
FAMILY LIMITED PARTNERSHIP
DB.1172 P.902

SHEET 1 OF 3
DUCHY AIR PARK

SHEET 1 OF 3
DUCHY AIR PARK

SHEET 1 OF 1
OAKHAVEN SUBDIVISION
PB.67 P.251

SHEET 3 OF 3
DUCHY AIR PARK

SHEET 3 OF 3
DUCHY AIR PARK

SHEET 3 OF 3
DUCHY AIR PARK

PRIVATE ROAD R/W IS
1.00' SOUTH OF PROPERTY LINE

ANDERSON ENERGY, INC.
DB.531 P.318

BURLINGTON AVIATION
PB.67 P.89

HAW RIVER DEVELOPMENT, LLC.
DB.1739 P.631

OSPREY DRIVE #5226

PEGASUS COURT #507

PEGASUS COURT #507

PEGASUS COURT #507

1.51 AC±
(0.51 AC± IN SEPTIC LOT)
(0.24 AC± IN PRIVATE R/W)

1.00 AC±
(0.11 AC± IN PRIVATE R/W)

1.00 AC±
(0.02 AC± IN PRIVATE R/W)

1.27 AC±
(0.27 AC± IN SEPTIC LOT)
(0.23 AC± IN PRIVATE R/W)

1.25 AC±
(0.25 AC± IN SEPTIC LOT)
(0.02 AC± IN PRIVATE R/W)

1.35 AC±
(0.25 AC± IN SEPTIC LOT)
(0.18 AC± IN PRIVATE R/W)

1.30 AC±
(0.29 AC± IN SEPTIC LOT)
(0.12 AC± IN PRIVATE R/W)

1.25 AC±
(0.24 AC± IN SEPTIC LOT)
(0.11 AC± IN PRIVATE R/W)

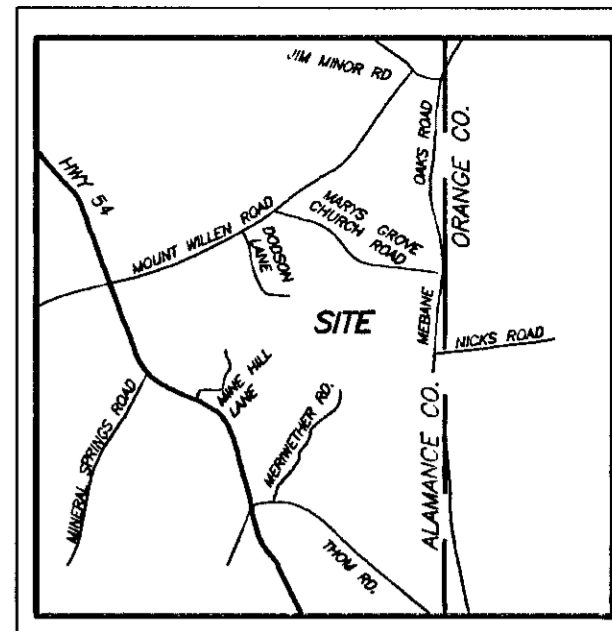
2.31 AC±
(0.27 AC± IN SEPTIC LOT)
(0.46 AC± IN PRIVATE R/W)
(0.60 AC± IN POND)

1.36 AC±
(0.21 AC± IN SEPTIC LOT)
(0.20 AC± IN PRIVATE R/W)
(0.30 AC± IN POND)

1.41 AC±
(0.20 AC± IN PRIVATE R/W)
(0.20 AC± IN POND)

2.08 AC±
(0.34 AC± IN SEPTIC LOT)
(0.01 AC± IN POND)

13.51 AC± REMAINING
AS PER PB.67 P.89



MINIMUM BUILDING SETBACKS		LEGEND	
FRONT	30'	Existing Iron Pipe	●
SIDE	10'	New Iron Pipe	⊙
SIDE STREET	15'	Mathematical Point	x
REAR	20'		

- NOTES: A) NO TITLE SEARCH WAS PERFORMED BY THIS FIRM DURING THE COURSE OF THIS SURVEY.
B) THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL EASEMENTS OF RECORD AFFECTING SAME.
C) THIS FIRM MAKES NO GUARANTEE AS TO THE EXISTENCE OR LOCATION OF ANY UNDERGROUND UTILITIES OR IMPROVEMENTS ON OR ACROSS THIS PROPERTY. ANY UNDERGROUND UTILITIES OR IMPROVEMENTS SHOWN HEREON HAVE BEEN LOCATED FROM VISIBLE EVIDENCE AND AVAILABLE INFORMATION.
D) NO NORTH CAROLINA GEODETIC CONTROL MONUMENTS WERE FOUND WITHIN 2,000 FEET OF THIS PROPERTY.
E) NO INTERNAL INSPECTION OF THIS PROPERTY WAS MADE BY THIS FIRM DURING THE COURSE OF THIS SURVEY.
F) REFERENCE DEEDS RECORDED IN DB.2212 P.136, DB.1739 P.631, DB.1968 P.484, DB.2113 P.135, DB.2212 P.223, DB.2300 P.100 & DB.2441 P.2.
G) ACREAGES ON LOTS ARE SHOWN AS TOTAL AREA, INCLUDING LOT AREA, SEPTIC LOT, AND RIGHT OF WAY.
H) 20' SEWER EASEMENT CENTERED ON SEWER LINE UNLESS OTHERWISE NOTED ON PLAT.

CURVE TABLE				
CURVE	BEARING	CHORD	RADIUS	ARC
C1	N18°40'25"E	64.84'	500.00'	64.89'

TOTAL ACREAGE: 57.11 AC±

PREPARED FOR:
TED WAGONER
230 ENGLEMAN AVENUE
BURLINGTON, NC 27215

FINAL PLAT
SHEET 2 OF 3

DUCHY AIR PARK
PARCEL ID#9810889915, 9811809499
9811819958, 9811901695, 9811904948
9811828672, 9811913952 & 9811812591

THOMPSON TOWNSHIP ALAMANCE COUNTY NORTH CAROLINA

DATE 06/14/06 SCALE 1" = 100'
SIMMONS ENGINEERING & SURVEYING, INC. JOB # 011201-AIRPARK SURVEY BY JLA
115 GLENDALE AVENUE BURLINGTON, N.C. DWG BY RLH APP'D BY JHR
PHONE # (336) 222-9700 FAX # (336) 222-9637
REVISED: 08/09/06 (ROAD NAMES ADDED)