Filed: 06/26/2023 10:57:14 AM
Ginny S. Mitchell, Register of Deeds
Caswell County, NC

BOOK 17 PAGE 935(1) 355126

Unofficial Document Unofficial Document

**LEGEND**

| | |
|---|---|
| EIP. | EXISTING IRON PIPE |
| EIS. | EXISTING IRON STAKE |
| IS. | 5/8" REBAR SET |
| MON. | CONCRETE MONUMENT |
| ℄ | CENTER LINE |
| M.H. | MAN HOLE |
| R\W | RIGHT-OF-WAY |
| | OVERHEAD ELECTRIC |
| U.P. | UTILITY POLE |
| PT. | COMPUTED POINT |
| F.H. | FIRE HYDRANT |

NOTE: THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND, THEREFORE, DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.

SUBJECT TO ANY EASEMENTS, AGREEMENTS OR RIGHTS-OF-WAYS OF RECORD WHICH WERE NOT VISIBLE AT THE TIME OF INSPECTION.

NOTE: NO ATTEMPT WAS MADE TO LOCATE UNDERGROUND UTILITIES OR WASTE WATER TREATMENT SYSTEMS.

ALL IRONS SET ARE 5/8" REBAR SET FLUSH WITH THE GROUND.

**CERTIFICATE OF OWNERSHIP AND DEDICATION**

I HEREBY CERTIFY THAT I (WE) AM (ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF CASWELL COUNTY AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

Donald A. Bateman Jr. 6.19.23
OWNER DATE

Nicole L. Bateman 6.19.23
OWNER DATE

NORTH CAROLINA
Rockingham COUNTY

I, Linda G. Foulks, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT Donald A. Bateman, JR & Nicole L. Bateman PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL, THIS 19th DAY OF June, 2023

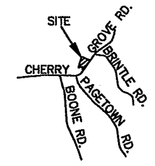
NOTARY PUBLIC: Linda G. Foulks
MY COMMISSION EXPIRES: 3-12-2028

LINDA G. FOULKS NOTARY PUBLIC ROCKINGHAM COUNTY, N.C.

**"LINE TABLE"**

| NUM | BEARING | DISTANCE |
|---|---|---|
| L1 | N13°06'24"W | 40.43' |
| L2 | N13°06'24"W | 24.47' |

**SETBACK REQUIREMENTS:**
50 FEET FROM FRONT R/W
15 FEET FROM SIDE PROPERTY LINE
25 FEET FROM REAR PROPERTY LINE




"VICINITY MAP"
NO SCALE

N.C.GRID NAD83(2011)

**CERTIFICATE OF APPROVAL FOR RECORDING MINOR SUBDIVISION**

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WIT ARTICLE 9, PART VI OF THE UNIFIED DEVELOPEMENT ORDINANCE OF CASWELL COUNTY, NORTH CAROLINA, AND THAT SUCH PLAT HAS BEEN APPROVED ACCORDING TO THE PROCEDURES FOR APPROVAL OF MINOR SUBDIVISIONS, SECTON 8.3.

UDO ADMINISTRATOR
26 June 2023
DATE

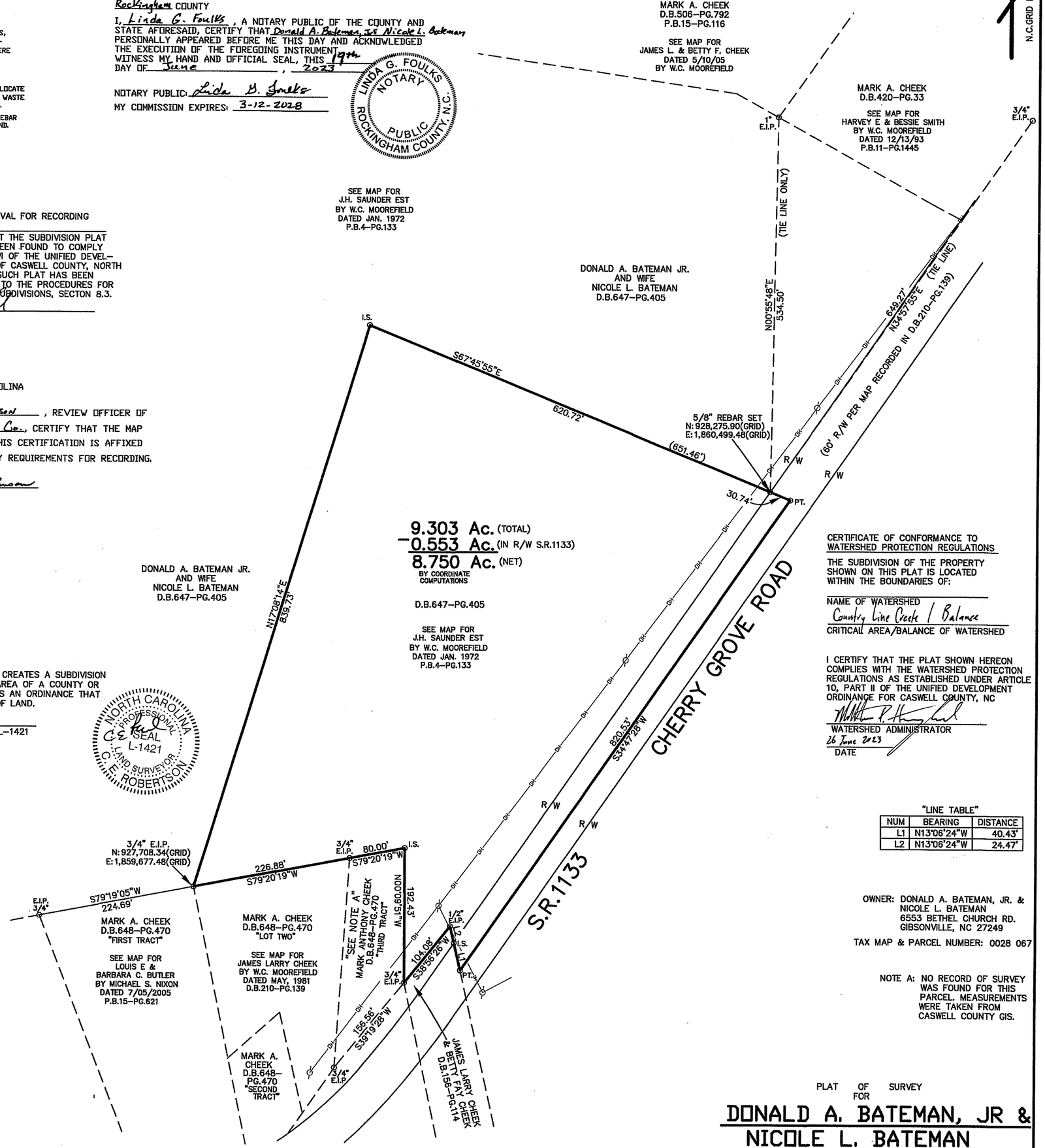
STATE OF NORTH CAROLINA
COUNTY OF CASWELL
I, SYLVIA B. JOHNSON, REVIEW OFFICER OF CASWELL Co., CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Sylvia B. Johnson
REVIEW OFFICER
6-26-23
DATE

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

C.E. ROBERTSON, PLS L-1421

NORTH CAROLINA PROFESSIONAL SEAL L-1421 LAND SURVEYOR C.E. ROBERTSON




**CERTIFICATE OF CONFORMANCE TO WATERSHED PROTECTION REGULATIONS**

THE SUBDIVISION OF THE PROPERTY SHOWN ON THIS PLAT IS LOCATED WITHIN THE BOUNDARIES OF:

NAME OF WATERSHED
Country Line Creek / Balance
CRITICAL AREA/BALANCE OF WATERSHED

I CERTIFY THAT THE PLAT SHOWN HEREON COMPLIES WITH THE WATERSHED PROTECTION REGULATIONS AS ESTABLISHED UNDER ARTICLE 10, PART II OF THE UNIFIED DEVELOPMENT ORDINANCE FOR CASWELL COUNTY, NC

WATERSHED ADMINISTRATOR
26 June 2023
DATE

**"LINE TABLE"**

| NUM | BEARING | DISTANCE |
|---|---|---|
| L1 | N13°06'24"W | 40.43' |
| L2 | N13°06'24"W | 24.47' |

OWNER: DONALD A. BATEMAN, JR. & NICOLE L. BATEMAN
6553 BETHEL CHURCH RD.
GIBSONVILLE, NC 27249

TAX MAP & PARCEL NUMBER: 0028 067

NOTE A: NO RECORD OF SURVEY WAS FOUND FOR THIS PARCEL. MEASUREMENTS WERE TAKEN FROM CASWELL COUNTY GIS.

PLAT OF SURVEY FOR

# DONALD A. BATEMAN, JR & NICOLE L. BATEMAN

STONEY CREEK TWSP. CASWELL COUNTY
NORTH CAROLINA
JUNE 8, 2023 SCALE 1"= 100'

100 0 100 200 300

SCALE

C.E. ROBERTSON & ASSOCIATES, P.C.
PROFESSIONAL LAND SURVEYOR L-1421
CERTIFICATION NUMBER: C-2928
P.O. BOX 584
EDEN, NC 27289
PH. (336) 627-0498
EMAIL: lfoulks@cersurveyors.com
JOB NAME: 20230502_BATEMAN

**SURVEYORS CERTIFICATE**

I, C.E. ROBERTSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 647-PAGE 405); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND AS SHOWN; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S.47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 8th DAY OF JUNE, 2023.

PROFESSIONAL LAND SURVEYOR
LICENSE NUMBER: L-1421

NORTH CAROLINA PROFESSIONAL SEAL L-1421 LAND SURVEYOR C.E. ROBERTSON

**CERTIFICATE OF GPS SURVEY**

I, C. E. ROBERTSON, CERTIFY THAT THIS MAP WAS DRAWN UNDER BY SUPERVISION IN PART FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

(1) CLASS OF SURVEY: "A"
(2) POSITIONAL ACCURACY: 0.10'
(3) TYPE OF GPS FIELD PROCEDURE: RTK
(4) DATES OF SURVEY: JUNE, 2023
(5) DATUM/EPOCH: NAD83(2011)
(6) PUBLISHED/FIXED-CONTROL USED: NCRTN
(7) GEOID MODEL: GEOID18
(8) COMBINED GRID FACTOR: 1.00000756
(9) UNITS: US SURVEY FEET
(10) ALL DISTANCES ARE NC GRID DISTANCE