

CERTIFICATION OF APPROVAL

I hereby certify the subdivision plat shown hereon was presented to the Anson County Planning Board on 9-5-03, and authorization given to Board of County Commissioners for final approval.

CHARLES N. INGRAM TRUST
DEED BOOK 194 - PAGE 159

LINE CHART-BUFFALO BAY DRIVE

Table with columns: NUMBER, DIRECTION, DISTANCE. Lists line segments L193 through L206 with bearings and distances.

FILED
2002 NOV 22 PM 4:24
JOANNE S. HUNTER
ANSON COUNTY, N.C.
REGISTER OF DEEDS

BLEWETT FALLS LAKE
CAROLINA POWER AND LIGHT COMPANY

LINE CHART

Large table with columns: NUMBER, DIRECTION, DISTANCE. Lists line segments L1 through L74 with bearings and distances.

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE COUNTY OF ANSON, AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES AND DEDICATE OTHER SITES AND EASEMENTS TO PUBLIC AND PRIVATE USE AS NOTED.

LINE CHART SR # 1744

Table with columns: NUMBER, DIRECTION, DISTANCE. Lists line segments L149 through L162 with bearings and distances.

LINE CHART LOTS 48, 5A, 6A, 10A, 10B, 10C & 11A

Table with columns: NUMBER, DIRECTION, DISTANCE. Lists line segments L207 through L213 with bearings and distances.

LINE CHART- SPENCER POINTE ROAD

Table with columns: NUMBER, DIRECTION, DISTANCE. Lists line segments L163 through L190 with bearings and distances.

CURVE CHART

Table with columns: NUMBER, DELTA, CHORD BEARING, TAN, RADIUS, LENGTH, CHORD. Lists curve data for lines L1 through L44.

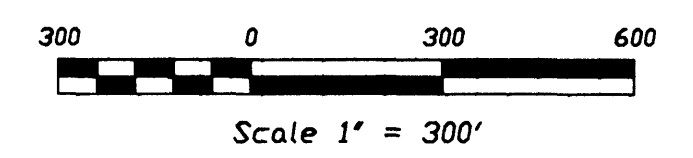
I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF ANSON COUNTY, NORTH CAROLINA AND THAT IT HAS BEEN APPROVED BY THE COUNTY COMMISSIONERS AT THEIR REGULAR MEETING OF October 29, 2002.
DATE 10-29-2002
Bonnie M. Hunter, CMC
CLERK, ANSON COUNTY BOARD OF COUNTY COMMISSIONERS

NOTES

- BEING THE PROPERTY DESCRIBED IN DEED BOOK 515 - PAGE 336, JMG LAND & TIMBER, INC. DEED BOOK 515 - PAGE 339 OLD HICKORY LAND COMPANY. SEE ALSO DEED BOOK 515 PAGE 334. PLAT RECORDED IN PLAT HANGER A-163, SLIDE 1.
- THIS PLAT IS A REDIVISION OF THE SAME PROPERTY PREVIOUSLY RECORDED IN A PLAT ENTITLED, "REVISED PLAT OF BOUNDARY AND DIVISION SURVEY FOR OLD HICKORY LAND COMPANY AND JMG LAND & TIMBER, INC." PLAT CABINET A-169-9. LOT NUMBERS HEREON CORRESPOND TO THE PREVIOUS DIVISION.
- THE BOUNDARY LINES ALONG BLEWETT FALLS LAKE WERE TAKEN FROM SHEETS 5, 6 AND 8 OF A PLAT ENTITLED, "COMPOSITE MAP FOR BLEWETT PLANT PROJECT BOUNDARY", DATED OCTOBER, 1994, PREPARED BY DAVIS-MARTIN-POWELL & ASSOCIATES, INC.
- AN ERROR WAS DISCOVERED INCLUDING LINES 23-29 AND 32-34 AS SHOWN HEREON (CPL POINT NUMBERS 215-217 AND 221-226). THIS ERROR WAS CONFIRMED BY BOBBY LEE DAVIS, NCPLS L-0717, OF DAVIS-MARTIN-POWELL & ASSOCIATES, INC.
- THE LINES AS SHOWN HEREON ARE THE CORRECT CALLS. THE LINES ALONG BLEWETT FALLS LAKE AND THE LANDS OF CAROLINA POWER AND LIGHT ARE DESIGNATED AS THE 150' (BLEWETT FALLS DATUM) CONTOUR LINE ON THE ABOVE REFERENCED PLAT.
- THE CORNERS SHOWN HEREON AS MISSING IRONS, SHORELINE ERODED, ARE ACCORDING TO SAID PLAT AND ARE NO LONGER ACTING POINTS ON THE 150' CONTOUR LINE, DUE TO SAID EROSION.
- LOT 19 AS SHOWN HEREON IS THE PROPERTY OF THE ANSON COUNTY HISTORICAL SOCIETY. DEED BOOK 175 - PAGE 297; BEING THE SAMEJL SPENCER HOMESITE. THIS PROPERTY CONTAINS 0.58 ACRES (0.03 ACRES IN R/W).
- THERE IS A 15' RIGHT-OF-WAY AGREEMENT TO THE ANSON COUNTY LAW ENFORCEMENT OFFICERS ASSOCIATION, INC. WHICH RUNS WITH SPENCER POINTE ROAD AS SHOWN (L163 THROUGH L191), RECORDED IN DEED BOOK 171 - PAGE 390.
- ALL CORNERS ALONG CAROLINA POWER AND LIGHT WHICH ARE STILL IN PLACE ARE 1" GALVANIZED IRON PIPES.
- MAG NAILS ON CENTERLINE POINTS, 5/8" REBAR ON ROAD RIGHT-OF-WAYS (R/W) AND NEW DIVISION CORNERS WHERE ACCESSIBLE.
- BEARINGS AS SHOWN ARE BASED ON NORTH CAROLINA GRID NORTH (NAD '83). DISTANCES ARE UNADJUSTED HORIZONTAL MEASUREMENTS.
- SUBDIVISION CONTAINS 115.15 ACRES TOTAL.

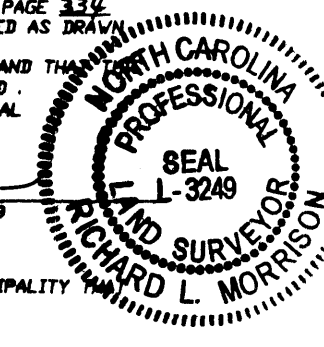
SPENCER POINTE

SUBDIVISION
OWNERS
OLD HICKORY LAND COMPANY
AND
JMG LAND & TIMBER, INC.
LILESVILLE TWP. ANSON CO., N.C.
JULY 12, 2002



SURVEY BY RICHARD L. MORRISON, NCPLS L-3249
P.O. BOX 1724-B MORRIS ROAD
WADESBORO, N.C. 28170
PHONE 704-694-2448

I, RICHARD L. MORRISON CERTIFY THAT THIS PLAT WAS DRAWN BY ME FROM AN ACTUAL SURVEY BY ME CREEK DESCRIPTION RECORDED IN BOOK 515 - PAGE 334. THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DEDUCED FROM INFORMATION FOUND IN DEED BOOKS A-163-3. THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+, AND THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 16 DAY OF SEPT, 2002
Richard L. Morrison
NORTH CAROLINA PROFESSIONAL LAND SURVEYOR L-3249



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