

**SURVEYOR'S CERTIFICATE:**  
 In Book as noted, page as noted; that the ratio of precision as calculated is 1:10,000; that the plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and Seal this 11th day of OCTOBER A.D. 20 04.

**PURPOSE OF THIS PLAT:**  
 (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.

*Kim R. Lilly*  
 Surveyor  
 L-3612  
 License Number

PORTRAIT HOMES CONSTRUCTION CO. IN RECORDING THIS PLAT OF RIDGE CREEK, PHASE I, MAP 7, HAS DESIGNATED CERTAIN AREAS OF LAND SHOWN ON SAID AS "COMMON ELEMENTS" (WHICH CONSISTS OF ALL THE LAND SHOWN EXCEPT NUMBERED LOTS) INTENDED FOR USE OF HOMEOWNERS OF RIDGE CREEK, PHASE II, MAP 7, AND FOR RECREATION AND FOR OTHER RELATED ACTIVITIES.

THE "COMMON ELEMENTS" EXPRESSLY IS NOT DEDICATED HEREBY FOR THE USE BY THE GENERAL PUBLIC, BUT IS TO BE CONVEYED BY PORTRAIT HOMES CONSTRUCTION CO. TO RIDGE CREEK HOMEOWNERS ASSOCIATION, FOR THE USE AND ENJOYMENT OF THE HOMEOWNERS IN RIDGE CREEK, AS MORE FULLY PROVIDED IN THE DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS APPLICABLE TO RIDGE CREEK, PHASE II, MAP 7, DATED: 06-26-2002 AND RECORDED IN BOOK 5360 PAGE 158A IN THE GUILFORD COUNTY REGISTRY, AS AMENDED FOR THIS AND FUTURE MAPS, SAID DECLARATION BEING HEREBY INCORPORATED AND MADE A PART OF THIS PLAT.

PORTRAIT HOMES CONSTRUCTION CO. BY RECORDATION OF THIS PLAT, HEREBY GIVES, GRANTS AND CONVEYS TO SOUTHERN BELL TELEPHONE & TELEGRAPH CO., DUKE POWER COMPANY, AND PREMIER NATURAL GAS COMPANY, CABLEVISION OF GREENSBORO, AND THE CITY OF GREENSBORO, THEIR RESPECTIVE SUCCESSORS AND ASSIGNS RIGHT-OF-WAY AND EASEMENTS TO RETAIN AND SERVICE THEIR RESPECTIVE WIRES, LINES, CONDUITS AND PIPES IN THEIR PRESENT LOCATIONS WITHIN THE "COMMON ELEMENTS" AS SHOWN HEREON TOGETHER WITH THE RIGHT OF INGRESS AND EGRESS OVER AND UPON SAID "COMMON ELEMENTS" FOR THE PURPOSE OF MAINTAINING AND SERVING SAID LINES, WIRES, CONDUITS, AND PIPES.

THE UNDERSIGNED CORPORATION HEREBY ACKNOWLEDGES THIS PLAT TO BE ITS FREE ACT AND DEED.

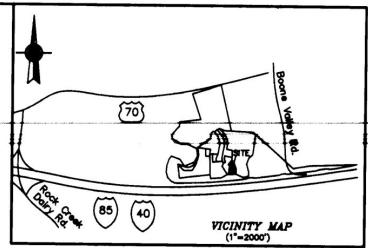
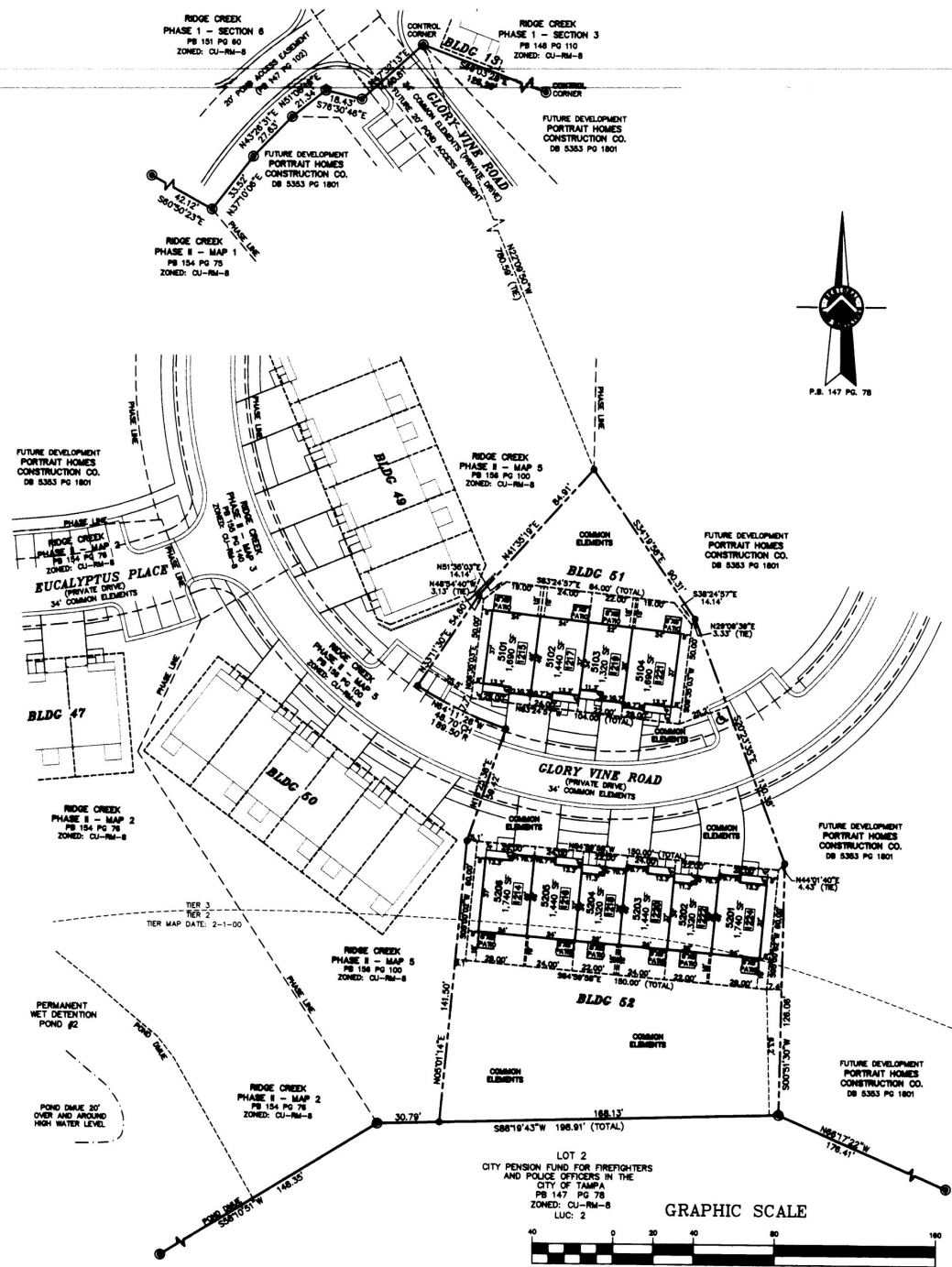
PORTRAIT HOMES CONSTRUCTION CO.  
 SIGNED: *[Signature]* PRESIDENT  
 ATTEST: *[Signature]* SECRETARY

**LOCAL JURISDICTION APPROVAL FOR RECORDATION CERTIFICATE:**  
 Approved by the Planning Department of Guilford County, North Carolina on the 17th day of October, 2004 pursuant to Article V of the Guilford County Development Ordinance.

**REVIEW OFFICER CERTIFICATION:**  
 STATE OF NORTH CAROLINA  
 COUNTY OF GUILFORD  
 I, [Signature] Review Officer for Guilford County, certify that the map or plat to which this certification is affixed meets all requirements for recording.

**CERTIFICATE STATING NO APPROVAL IS REQUIRED BY NCDOT DIVISION OF HIGHWAYS:**  
 This plat does not require a certificate of approval by the Division of Highways as provided in G. S. 138-102.6, subsection (g).

- NOTES**
- DEED REFERENCE: DB 5330 PG 1652, DB 5363 PG 1799, DB 5330 PG 1644.
  - DATE OF SURVEY: 6-27-2002, 9-29-04.
  - AREA: SUMMARY OF RIDGE CREEK, PHASE II, MAP 7  
 TOTAL: 41,860 SF (0.961 ACRE)  
 COMMON ELEMENTS: 26,720 SF (0.613 ACRE)  
 TOWNHOME LOTS (10 LOTS): 15,140 SF (0.348 ACRE)
  - THE PROPERTY IS PARTIALLY LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY COMMUNITY PANEL NO. 370111-01450-B DATE: JUNE 8, 1980.
  - ZONING - CU-RM-8
  - EASEMENTS SHALL BE UTILIZED AND MAINTAINED IN ACCORDANCE WITH THE PROVISIONS OF AND DISCLAIMERS CONTAINED IN SECTION 30-6-13.7(B) AND (D) OF THE CITY OF GREENSBORO DEVELOPMENT ORDINANCE.
  - ALL AREAS NOT WITHIN TOWNHOME LOTS ARE COMMON ELEMENTS.
  - NO NCOS MONUMENTS WITHIN 2,000 FEET.
  - TAX MAP REFERENCE: A PORTION OF ACL-18-1177-175-2.



--- THE HOMEOWNERS' ASSOCIATION IS RESPONSIBLE FOR MAINTAINING THE COMPLETED PERMANENT NET DETENTION POND AS DIRECTED BY THE GOVERNMENTAL OFFICES HAVING JURISDICTION FOR WATERSHED PROTECTION AND IF THE HOMEOWNERS' ASSOCIATION SHOULD BE DISSOLVED OR CEASE TO EXIST, THEN IN THAT EVENT ALL THE OWNERS OF RECORD AT THE TIME OF REQUIRED MAINTENANCE SHALL BE JOINTLY AND SEVERALLY LIABLE FOR ANY AND ALL COSTS ATTENDANT THERETO.

--- THE GOVERNMENT OFFICE HAVING JURISDICTION FOR WATERSHED PROTECTION AND THEIR ASSIGNS HAVE RIGHT OF ACCESS TO THE PERMANENT NET DETENTION POND(S) FOR INSPECTIONS AND MAINTENANCE ENFORCEMENT.

**OWNERSHIP AND DEDICATION CERTIFICATION:**  
 The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of the Board of Commissioners of Guilford County and that this plat and allotment to be its free act and deed and hereby dedicates to public use and easements, forever all areas so shown or indicated on said plat.

PORTRAIT HOMES CONSTRUCTION CO.  
 OWNER: *[Signature]* President  
 ATTEST: *[Signature]* Secretary



1 PLATS 901254 621.00

**LEGEND**

- EXISTING IRON PIPE (FOUND)
- NEW IRON PIPE (SET)
- CONCRETE MONUMENT
- COMPUTED POINT
- BUILDING NUMBER
- UNIT ADDRESS
- UNIT NUMBER
- 1,234 SF. LOT AREA

901254  
 RECORDED  
 KATHERINE LEE PAYNE  
 REGISTER OF DEEDS  
 GUILFORD COUNTY, NC  
 THIS 28th DAY OF Oct  
 2004, TIME 12:00:13  
 BOOK 157, PAGE 013

OWNER  
 PORTRAIT HOMES CONSTRUCTION CO.  
 4411 WEST MARKET STREET, SUITE 101  
 GREENSBORO, NORTH CAROLINA 27407  
 (336) 856-9986

FINAL PLAT  
**RIDGE CREEK**  
 PHASE II, MAP 7  
 6472 BURLINGTON ROAD  
 ROCK CREEK TOWNSHIP  
 GUILFORD COUNTY  
 NORTH CAROLINA

**Regional Land Surveyors, Inc.**  
 8642 WEST MARKET STREET, SUITE 100  
 GREENSBORO, NORTH CAROLINA 27409  
 TELEPHONE (336) 665-8155

DRAWN BY: HAD JOB# 414.12 DATE: 10/11/04

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