

SURVEY CERTIFICATION:

I, KIM R. LILLY, CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM DEED DESCRIPTION RECORDED IN DEED BOOK 3164, PAGE 4189, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN DEED BOOK 3164, PAGE 4189, DEED BOOK 3711, PAGE 28, PLAT BOOK 124, PAGE 174, 175 AND PLAT BOOK 16, PAGE 129; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:97,408; THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL, THIS 3RD DAY OF JULY, A.D. 2024.

BLK	LOT	PIN	STNUM	STNAME	STTYPE
xxx	616	xxxx-xxxx-xxxx.00	xxx	xxx	xxx

LINE TABLE		
LINE	BEARING	LENGTH
L1	N40°47'32"E	21.21'
L2	S40°47'32"W	21.21'

PURPOSE OF THIS PLAN:
 (A) THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

I, KIM R. LILLY, FURTHER CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

- 1) CLASS OF SURVEY: URBAN LAND SURVEY (CLASS A)
- 2) POSITIONAL ACCURACY: 0.05'
- 3) TYPE OF GPS FIELD PROCEDURE: GPS/RTS
- 4) DATES OF SURVEY: AUGUST 24, 2018
- 5) DATUM/EPOCH: NAD 83 (NRSR 2011)
- 6) PUBLISHED CONTROL USE: NONE
- 7) GEOID MODEL: GEOID 12B
- 8) COMBINED GRID FACTOR(S): 0.999951962
- 9) UNITS: US FEET

PRELIMINARY
 NOT FOR RECORDATION,
 CONVEYANCES, OR SALES

OWNERS CERTIFICATE

THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT I AM (WE ARE) THE OWNERS OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN AND SUBDIVISION WITH MY (OUR) FREE CONSENT AND UPON APPROVAL BY THE CITY-COUNTY PLANNING BOARD OF WINSTON-SALEM AND FORSYTH COUNTY AUTHORIZE THAT THIS PLAN BE RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF FORSYTH COUNTY.

SIGNED: BROOKBERRY FARM LLC

PLANNING DEPARTMENT/REVIEW OFFICER FINAL SUBDIVISION PLAN APPROVAL:

THIS IS TO CERTIFY THAT THIS PLAN MEETS THE RECORDING REQUIREMENTS OF THE SUBDIVISION REGULATIONS FOR WINSTON-SALEM/FORSYTH COUNTY. REVIEW OFFICER FOR FORSYTH COUNTY, CERTIFY THAT THE MAP OR PLAN TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

APPROVED: _____ DIRECTOR OF PLANNING / REVIEW OFFICER
 THIS THE _____ DAY OF _____, 2022
 FORSYTH COUNTY, NORTH CAROLINA

FORSYTH COUNTY REGISTER OF DEEDS PLAN REGISTRATION

FILED FOR REGISTRATION AT _____ O'CLOCK _____ M.
 THIS THE _____ DAY OF _____, 2022
 AND RECORDED IN PLAT BOOK _____ PG. _____
 FILING FEE PAID: _____ LYNNE JOHNSON, REGISTER OF DEEDS.
 BY: _____ ASSISTANT DEPUTY FORSYTH COUNTY, NORTH CAROLINA

LEGEND

● COMPUTED POINT
 ○ IRON PIPE SET (I/P)
 ○ IRON PIPE FOUND (SIZE AS NOTED)
 ○ PK-NAIL FOUND

1234 ADDRESS

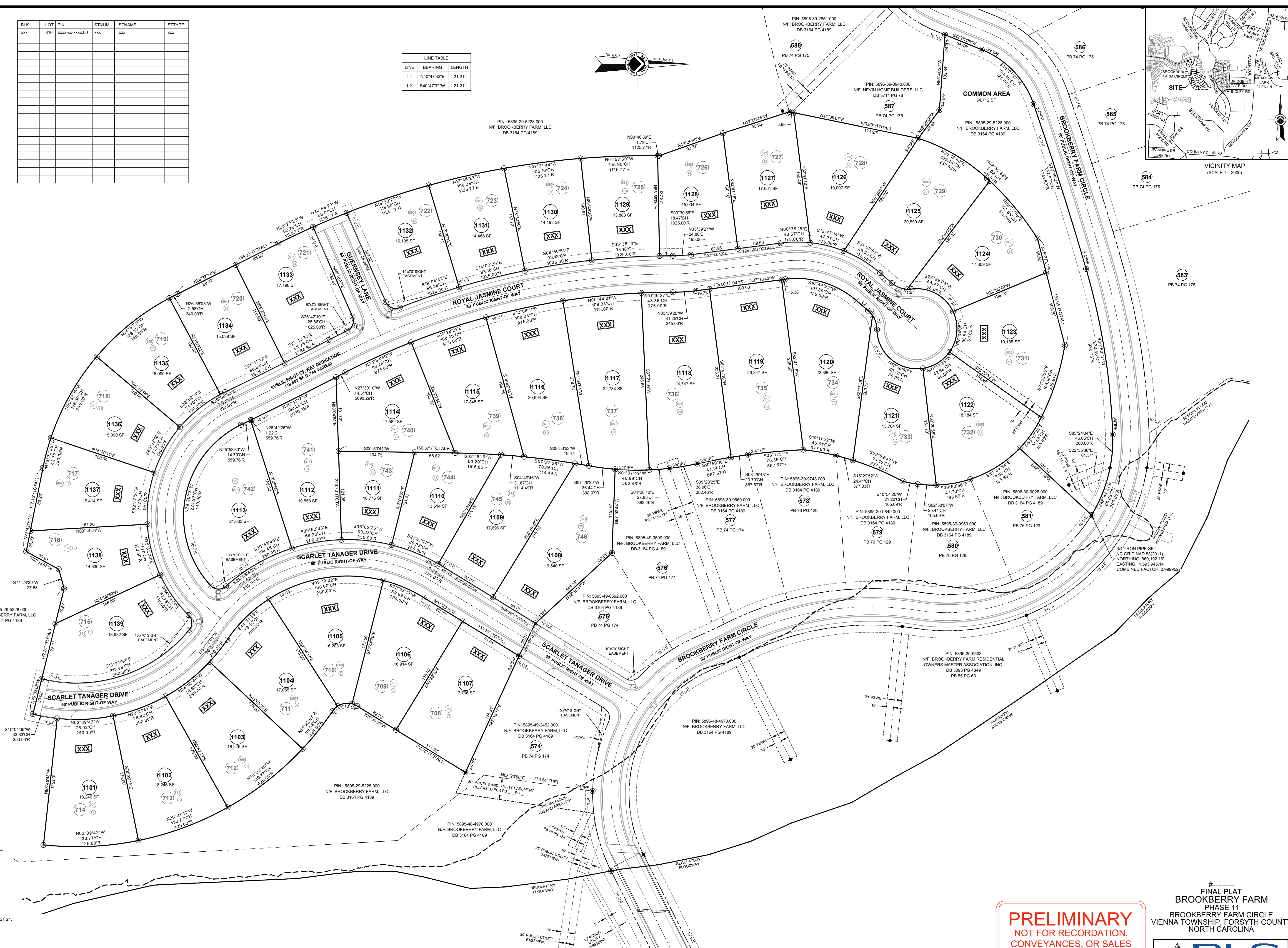
NF NOW OR FORMERLY DEED BOOK
 DB PLAT BOOK
 PG PAGE
 U.E UTILITY EASEMENT
 PSWE PRIVATE STORMWATER EASEMENT
 CPL OLD PROPERTY LINE

LINE LEGEND

— SUBJECT BOUNDARY LINE (SURVEYED)
 --- ADJOINER BOUNDARY LINE (NOT SURVEYED)
 --- RIGHT-OF-WAY LINE
 - - - EASEMENT
 - - - CENTERLINE
 = = = CURB AND GUTTER

NOTES:

1. SITE REFERENCES: BROOKBERRY FARM LLC, PIN: 5895-48-4970.000, DEED BOOK 3164, PAGE 4189; PIN: 5895-29-5228.000, DEED BOOK 3164, PAGE 4189; AS RECORDED IN THE FORSYTH COUNTY REGISTER.
2. TOTAL NUMBER OF LOTS: 39
3. AREA OF LOTS: 686,664 SF (15.764 ACRES); PUBLIC RIGHT-OF-WAY DEDICATION AREA: 119,607 SF (2.746 ACRES); COMMON OPEN SPACE: 64,712 SF (1.296 ACRES); GROSS AREA: 860,983 SF (19.786 ACRES).
4. ALL DISTANCES ARE HORIZONTAL GROUND, UNLESS OTHERWISE NOTED.
5. INFORMATION SHOWN HEREON IS FROM DIRECT FIELD DATA COLLECTED AUGUST 21, 2018, DECEMBER 06, 2018 AND APRIL 26, 2019.
6. A TITLE SEARCH WAS NOT PERFORMED FOR THIS SURVEY.
7. SITE IS NOT LOCATED IN A KNOWN FLOOD PLAIN AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY AS ILLUSTRATED BY THE FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 371058960J, DATED JANUARY 2, 2009 AND PANEL NO. 371058960K, DATED JANUARY 2, 2009.
8. SUBJECT TO ANY AND ALL EASEMENTS, RIGHTS-OF-WAY, STREETS AND ASSIGNMENTS, AS THE SAME MAY APPEAR OF RECORD IN THE FORSYTH COUNTY REGISTER OF DEEDS.
9. THIS PARCEL IS LOCATED WITHIN APPROVED MASTER PLAN LAND BAY III, REFERENCE REZONING CASE F-1698.
10. NORTH CAROLINA GRID COORDINATES AS SHOWN HEREON WERE DERIVED FROM DIRECT GPS OBSERVATIONS UTILIZING THE NORTH CAROLINA GEODETIC SURVEY'S NETWORK KTY SYSTEM AND ARE REFERENCED TO THE NAD83/NRSR2011 DATUM GPS OBSERVATION PERFORMED ON DECEMBER 17, 2018.

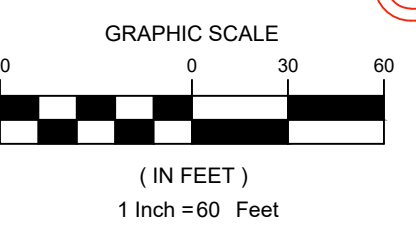


FINAL PLAT
BROOKBERRY FARM
 PHASE 11
 BROOKBERRY FARM CIRCLE
 VIENNA TOWNSHIP, FORSYTH COUNTY
 NORTH CAROLINA

PRELIMINARY
 NOT FOR RECORDATION,
 CONVEYANCES, OR SALES

ARLS
 SURVEYING & CONSULTING
 REGIONAL LAND SURVEYORS, INC.
 8642 WEST MARKET STREET, SUITE 100
 GREENSBORO, NORTH CAROLINA 27409
 NC FIRM LICENSE NO. C-1362
 (336) 408-9303

JOB#: 1630.25 | DRAWN BY: HAD | DATE: 06-20-2024 | CREW CHIEF: SRC



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