filed 3/24/2010 @ 2:43pm (mkl) Inst#05977 BK 58 Pg 95

CURVE TABLE					
CURVE	RADIUS	LENGTH	BEARING	CHORD	DELTA
C1	475.00	48.34	N 20°12'41" E	48.32	5°49'50"
C2	30.00	47.12	N 68°07'36" E	42.43	90°00'00"
C4	475.00	86.27	S 72°04'35" E	86.15	10°24'21"
C5	385.00	38.37	S 74°25'26" E	38.36	5°42'38"
C7	475.00	14.19	S 67°43'46" E	14.19	1°42'43"
C8	475.00	48.96	S 71°32'17" E	48.94	5°54'21"
C9	475.00	23.11	S 75°53'06" E	23.11	2°47'17"
C10	385.00	2.40	S 77°06'03" E	2.40	0°21'24"
C11	385.00	35.98	S 74°14'44" E	35.96	5°21'15"
C12	425.00	77.19	N 72°04'35" W	77.08	10°24'21"
C13	30.00	47.12	N 21°52'24" W	42.43	90°00'00"
C14	425.00	30.13	N 68°54'15" W	30.12	4°03'42"
C17	425.00	47.06	N 74°06'26" W	47.03	6°20'39"

CURVE TABLE					
CURVE	RADIUS	LENGTH	BEARING	CHORD	DELTA
C18	385.00	38.37	S 80°08'04" E	38.36	5°42'38"
C19	30.00	50.67	N 28°53'32" W	44.86	96°48'26"
C20	385.00	32.26	N 80°35'22" W	32.25	4°48'02"
C21	385.00	6.11	N 77°44'03" W	6.11	0°54'36"
C24	15.00	23.56	N 68°07'36" E	21.21	90°00'00"
C25	30.00	47.12	S 21°52'24" E	42.43	90°00'00"
C26	15.00	23.56	N 21°52'24" W	21.21	90°00'00"
C27	110.00	22.60	S 72°45'33" E	22.56	11°46'18"
C28	225.00	2.55	N 78°19'16" W	2.55	0°38'54"
C29	225.00	43.68	N 72°26'02" W	43.61	11°07'25"
C30	15.00	4.05	N 59°08'25" W	4.04	15°27'58"
C31	15.00	19.51	N 14°08'25" W	18.17	74°32'02"
C32	970.00	21.19	S 09°14'30" W	21.19	1°15'09"
C33	30.00	48.36	S 56°32'39" W	43.29	92°21'12"
C34	200.00	19.93	N 80°08'04" W	19.93	5°42'38"
C35	950.00	49.19	S 10°35'41" W	49.18	2°58'00"

CURVE TABLE					
CURVE	RADIUS	LENGTH	BEARING	CHORD	DELTA
C36	30.00	37.40	S 46°04'53" W	35.02	71°29'39"
C37	30.00	10.96	N 87°41'31" W	10.90	20°55'33"
C38	200.00	18.39	N 79°54'46" W	18.38	5°16'02"
C39	200.00	1.55	N 82°46'05" W	1.55	0°26'36"
C40	970.00	148.84	S 14°45'48" W	148.69	8°47'29"
C41	970.00	110.88	S 22°26'02" W	110.82	6°32'59"
C42	200.00	19.93	S 74°25'26" E	19.93	5°42'38"
C43	30.00	50.49	S 29°03'36" E	44.74	96°26'17"
C46	30.00	13.10	S 64°45'59" E	13.00	25°01'33"
C47	30.00	37.39	S 16°32'50" E	35.02	71°24'44"
C48	950.00	139.21	N 21°38'13" E	139.09	8°23'46"
C49	30.00	42.36	N 63°34'27" E	38.93	80°51'42"
C50	275.00	7.46	S 78°45'22" E	7.46	1°33'18"
C51	30.00	43.58	N 61°06'28" E	39.85	83°13'34"
C53	275.00	15.22	S 79°07'10" E	15.22	3°10'19"

CERTIFICATE OF OWNERSHIP AND OFFER OF DEDICATION

I HEREBY CERTIFY THAT CHRISTENBURY LAND INVESTMENTS, LLC IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF CONCORD, AND THAT CHRISTENBURY LAND INVESTMENTS, LLC HEREBY SUBMITS THIS PLAN OF SUBDIVISION WITH ITS FREE CONSENT, ESTABLISHES MINIMUM BUILDING SET BACK LINES, AND DEDICATES TO PUBLIC OR PRIVATE USE AS NOTED ALL AREAS SHOWN ON THIS PLAT AS STREETS, WALKS, PARKS, OPEN SPACE AND EASEMENTS (EXCEPT THAT AREAS DESIGNATED "DOS" OR THE LIKE ARE PRIVATE WHETHER OR NOT INDICATED AS PRIVATE). OWNERSHIP CONTROL AND MAINTENANCE OF PRIVATE AREAS SHALL BE AND REMAIN IN CHRISTENBURY LAND INVESTMENTS, LLC OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION. AREAS DEDICATED TO PUBLIC USE SHALL BE MAINTAINED BY CHRISTENBURY LAND INVESTMENTS, LLC OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION UNTIL SUCH PUBLICLY DEDICATED AREAS ARE ACCEPTED FOR MAINTENANCE BY THE CITY OF CONCORD; AND CORRECTION OF DEFECTS OR FAILURES OF IMPROVEMENTS IN SUCH PUBLICLY DEDICATED AREAS IS GUARANTEED BY CHRISTENBURY LAND INVESTMENTS, LLC OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION FOR A PERIOD OF ONE (1) YEAR COMMENCING AFTER THE LATER OF (I) THE DATE A CERTIFICATE OF APPROVAL IS ISSUED BY THE CITY OF CONCORD OR (II) THE DATE OF FINAL ACCEPTANCE OF REQUIRED IMPROVEMENTS BY THE CITY OF CONCORD.

CHRISTENBURY LAND INVESTMENTS, LLC BY: Killian/Simonini, L.L.C. Manager

BY: Ray A. Killian 3/10/10

ITS: MANAGER Ray A. Killian Jr. DATE

NORTH CAROLINA, CABARRUS COUNTY Union

I, Joanne C. Shaffer

A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT Ray A. Killian, Jr.

PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 10 DAY OF March, 2010

Joanne C. Shaffer NOTARY PUBLIC June 21, 2011 MY COMMISSION EXPIRES

CERTIFICATE OF OWNERSHIP AND OFFER OF DEDICATION

I HEREBY CERTIFY THAT CHRISTENBURY MASTER ASSOCIATION, INC. IS THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF CONCORD, AND THAT CHRISTENBURY MASTER ASSOCIATION, INC. HEREBY SUBMITS THIS PLAN OF SUBDIVISION WITH ITS FREE CONSENT, ESTABLISHES MINIMUM BUILDING SET BACK LINES, AND DEDICATES TO PUBLIC OR PRIVATE USE AS NOTED ALL AREAS SHOWN ON THIS PLAT AS STREETS, WALKS, PARKS, OPEN SPACE AND EASEMENTS (EXCEPT THAT AREAS DESIGNATED "DOS" OR THE LIKE ARE PRIVATE WHETHER OR NOT INDICATED AS PRIVATE). OWNERSHIP CONTROL AND MAINTENANCE OF PRIVATE AREAS SHALL BE AND REMAIN IN CHRISTENBURY MASTER ASSOCIATION, INC. OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION. AREAS DEDICATED TO PUBLIC USE SHALL BE MAINTAINED BY CHRISTENBURY MASTER ASSOCIATION, INC. OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION UNTIL SUCH PUBLICLY DEDICATED AREAS ARE ACCEPTED FOR MAINTENANCE BY THE CITY OF CONCORD; AND CORRECTION OF DEFECTS OR FAILURES OF IMPROVEMENTS IN SUCH PUBLICLY DEDICATED AREAS IS GUARANTEED BY CHRISTENBURY MASTER ASSOCIATION, INC. OR ITS SUCCESSOR OR AN OWNERS ASSOCIATION FOR A PERIOD OF ONE (1) YEAR COMMENCING AFTER THE LATER OF (I) THE DATE A CERTIFICATE OF APPROVAL IS ISSUED BY THE CITY OF CONCORD OR (II) THE DATE OF FINAL ACCEPTANCE OF REQUIRED IMPROVEMENTS BY THE CITY OF CONCORD.

CHRISTENBURY MASTER ASSOCIATION, INC.

BY: Ray A. Killian 3/10/10

ITS: MANAGER President Ray A. Killian Jr. DATE

NORTH CAROLINA, CABARRUS COUNTY Union

I, Joanne C. Shaffer

A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT Ray A. Killian, Jr.

PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 10 DAY OF March, 2010

Joanne C. Shaffer NOTARY PUBLIC June 21, 2011 MY COMMISSION EXPIRES

I Joanne C. Shaffer, Union County, North Carolina, DO CERTIFY That Bob Lillien (Robert) Manager, Signed this document in my Presence on March 9, 2010.

Joanne C. Shaffer June 21, 2011

BY: Robert S. Lillien 3/9/10

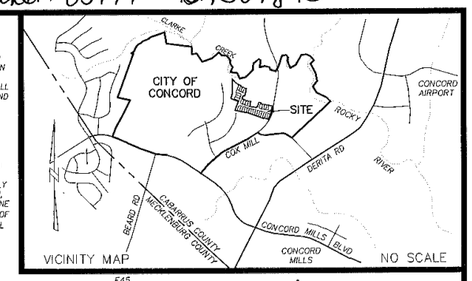
Robert S. Lillien, Manager Date

CHRISTENBURY LAND INVESTMENTS, LLC

DEED BOOK 7227, PAGE 295

TAX ID: 4589-49-2517

ZONED: PUD

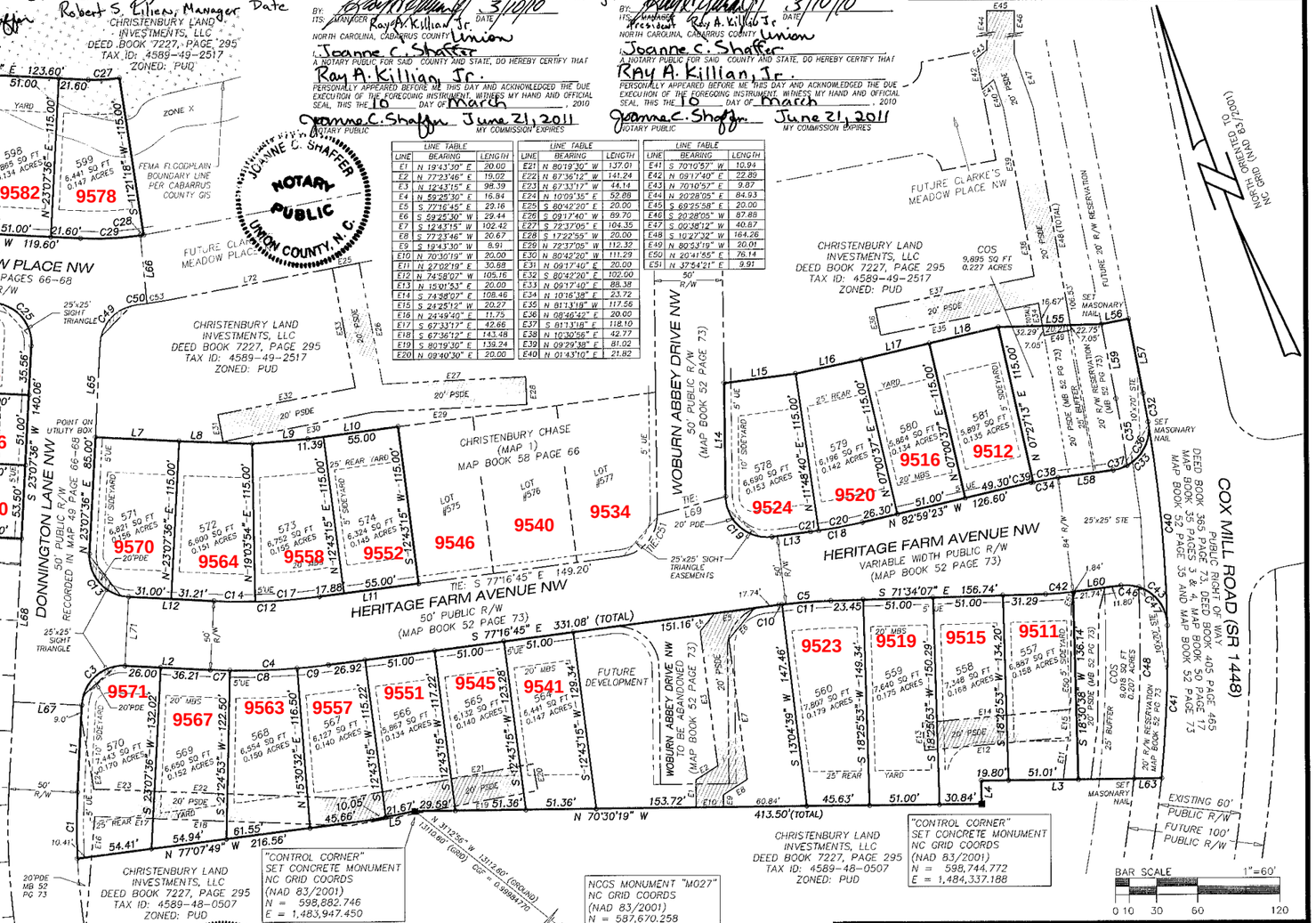


LINE TABLE		
LINE	BEARING	LENGTH
L1	N 23°07'36" E	63.46
L2	S 66°52'24" E	62.21
L3	N 70°30'19" W	111.40
L4	S 19°29'41" W	17.04
L5	N 81°14'09" W	31.72
L6	S 66°52'24" E	61.00
L8	S 67°42'44" E	53.18
L9	S 74°36'40" E	40.78
L10	S 77°16'45" E	66.39
L11	N 77°16'45" W	72.88
L12	N 66°52'24" W	62.21
L13	N 77°16'45" W	28.23
L14	N 19°29'41" E	82.03
L15	S 77°18'58" E	52.63
L16	S 81°52'48" E	48.91
L17	S 82°59'23" E	51.00
L18	S 82°59'45" E	51.73
L48	S 66°52'24" E	12.13
L49	S 66°52'24" E	57.87
L50	N 66°52'24" W	40.00
L51	S 66°52'24" E	51.00
L52	N 66°52'24" W	27.87
L53	N 23°07'36" E	80.00
L54	S 23°07'36" W	22.75
L55	S 71°26'56" E	75.25
L56	S 80°53'19" E	20.62
L57	S 09°06'41" W	55.01
L58	N 77°16'45" W	40.52
L59	S 09°06'41" W	55.01
L60	S 77°16'45" E	35.39
L61	N 66°52'24" W	27.87
L62	N 23°07'36" E	80.00
L63	N 70°30'19" W	20.12
L65	N 23°07'36" E	67.53
L66	N 14°33'02" E	50.04
L67	N 66°52'24" W	50.00
L68	N 23°07'36" E	118.62
L69	S 85°09'01" E	51.68
L70	S 44°08'51" E	22.80
L71	S 23°07'36" W	50.00
L72	S 80°42'20" E	122.19

LINE TABLE		
LINE	BEARING	LENGTH
E1	N 19°43'30" E	20.00
E2	N 77°23'46" E	19.02
E3	N 12°43'15" E	98.39
E4	N 59°25'30" E	16.84
E5	S 77°16'45" E	29.16
E6	S 59°25'30" W	29.44
E7	S 12°43'15" W	102.42
E8	S 77°23'46" W	20.67
E9	S 19°43'30" W	8.91
E10	N 70°30'19" W	20.00
E11	N 27°02'19" E	30.68
E12	N 74°58'07" W	105.16
E13	N 15°01'53" E	20.00
E14	S 74°58'07" E	108.46
E15	S 24°25'12" W	20.27
E16	N 24°49'40" E	11.75
E17	S 67°33'17" E	42.66
E18	S 67°36'12" E	143.48
E19	S 80°19'30" E	139.24
E20	N 09°40'30" E	20.00

LINE TABLE		
LINE	BEARING	LENGTH
E21	N 80°19'30" W	137.01
E22	N 67°36'12" W	141.24
E23	N 67°33'17" W	44.14
E24	N 10°09'35" E	52.88
E25	S 80°42'20" E	20.00
E26	S 09°17'40" W	89.70
E27	S 72°37'05" E	104.35
E28	S 17°22'55" W	20.00
E29	N 72°37'05" W	112.32
E30	N 80°42'20" W	111.29
E31	N 09°17'40" E	20.00
E32	S 80°42'20" E	102.00
E33	N 09°17'40" E	88.38
E34	N 10°16'38" E	23.72
E35	N 81°31'18" W	117.56
E36	N 08°46'42" E	20.00
E37	S 81°31'18" E	118.10
E38	N 10°30'56" E	42.77
E39	N 09°29'38" E	81.02
E40	N 01°43'10" E	21.82

LINE TABLE		
LINE	BEARING	LENGTH
E41	S 70°10'57" W	10.94
E42	N 09°17'40" E	22.89
E43	N 70°10'57" E	9.87
E44	N 20°28'05" E	84.93
E45	S 69°25'58" E	20.00
E46	S 20°28'05" W	87.88
E47	S 00°38'12" W	40.67
E48	S 10°27'32" W	164.26
E49	N 80°53'19" W	20.01
E50	N 20°41'55" E	76.14
E51	N 37°54'21" E	9.91



REVIEW OFFICER

STATE OF NORTH CAROLINA, COUNTY OF CABARRUS

I, Stephen Marshall REVIEW OFFICER OF CABARRUS COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Stephen Marshall 3/24/10

REVIEW OFFICER By: Kessa Watts DATE

GENERAL NOTES

1. THIS PROPERTY MAY BE SUBJECT TO ANY EASEMENTS AND/OR RIGHTS-OF-WAY.
2. #5 REBARS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
3. AREA COMPUTED BY COORDINATE METHOD.
4. TOTAL ACREAGE ENCOMPASSED BY THE LOTS AND COMMON OPEN SPACE THAT MAKE UP THIS MAP IS 4.400 ACRES.
5. TOTAL NUMBER OF LOTS INCLUDED ON THIS MAP IS 26
6. NO DEVELOPMENTAL STUMP HOLES REPORTED TO THIS FIRM WITHIN LOTS WHICH MAKE UP THIS MAP.
7. NO NGS OR NOGS HORIZONTAL TRAVERSE WITHIN 2000 FEET.
8. UNADJUSTED RATIO OF PRECISION IS 1:18,601
9. SUBJECT TRACT TAX ID: (4589-38) -8919, -8947, -8986, -9912, -9954, -9993, (4589-39) -6119, -7070, -7200, -7224, -7258, -7371, -8106, -8124, -8163, -9101, -9140, (4589-48) -0507, -0932, -0972, -1911, -3880, -2838, -2877, -3915, -3954, -3993, (4589-49) -0008, -0048, -0087, -0151, -1065, -1026, -2517, -3002, -3042, -3081, -4020, AND -4031
10. SUBJECT TRACT DEED REFERENCE: DEED BOOK 7227 PAGE 295
11. THIS PROPERTY IS ZONED PUD
12. A PORTION OF THE SUBJECT TRACT IS GRAPHICALLY LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY AGENCY RATE MAP NO. 370037-4589-K WITH AN EFFECTIVE DATE OF MARCH 2, 2009.
13. CITY WATER AND SEWER SERVICE IS AVAILABLE TO ALL LOTS SHOWN HEREON.
14. SETBACKS: 20' FRONT SETBACK, SIDE YARD-5', REAR YARD-25', SIDEYARD AT CORNER-10'.

THIS DRAWING AND/OR THE DESIGN SHOWN ARE THE PROPERTY OF ESP ASSOCIATES, P.A. THE REPRODUCTION, ALTERATION, COPYING OR OTHER USE OF THIS DRAWING WITHOUT THEIR WRITTEN CONSENT IS PROHIBITED AND ANY INFRINGEMENT WILL BE SUBJECT TO LEGAL ACTION. ESP ASSOCIATES, P.A.

ESP Associates, P.A.
4601 Corporate Dr. NW
Suite 165
Concord, NC 28027
phone 704.793.9855
fax 704.793.9865
www.espassociates.com

SURVEYING CERTIFICATION

I, SCOTT L. HUNTER, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 7227, PAGE 295, ETC.) AND (MAP BOOK AND PAGE AS SHOWN) THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK AND PAGE AS SHOWN; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:18,601; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 23RD DAY OF FEBRUARY, 2010 A.D.

Scott L. Hunter
SURVEYOR: SCOTT L. HUNTER, PLS L-3607

I, SCOTT L. HUNTER, PLS CERTIFY THAT THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

Scott L. Hunter
SURVEYOR: SCOTT L. HUNTER, PLS L-3607

NORTH CAROLINA PROFESSIONAL SEAL L-3607 LAND SURVEYOR SCOTT L. HUNTER

NORTH CAROLINA LICENSE NO. C-0587 ESP ASSOCIATES, P.A.

LEGEND

UE	UTILITY EASEMENT
PSDE	PRIVATE STORM DRAINAGE EASEMENT
PDE	PUBLIC DRAINAGE EASEMENT
R/W	RIGHT OF WAY
STE	SIGHT TRIANGLE EASEMENT
SSRW	SANITARY SEWER RIGHT-OF-WAY
MBS	MINIMUM BUILDING SETBACK
	BOUNDARY LINE
	RIGHT OF WAY LINE
	LOT LINES
	PDE/PSDE

CERTIFICATE OF EXCEPTION PLAT APPROVAL

THIS MAP IS AN EXCEPTION TO THE DEFINITION OF A SUBDIVISION, IS EXEMPT FROM CITY OF CONCORD APPROVAL AS A SUBDIVISION PLAT, AND IS IN ACCORDANCE WITH THE CITY OF CONCORD ZONING ORDINANCE REGULATIONS.

Margaret Pearson (VEA) 3/23/10
DEVELOPMENT SERVICES DIRECTOR DATE

THE PURPOSE OF THIS PLAT IS TO COMBINE TOWNHOME LOTS 414 THROUGH 417, 514 THROUGH 531, 537 THROUGH 540, AND A PORTION OF LOT 536 AND COMMON OPEN SPACE AS PREVIOUSLY RECORDED IN MAP BOOK 49 PAGE 66, 67 AND 68, AND MAP BOOK 52 PAGE 73 TO CREATE TWENTY-SIX (26) NEW RESIDENTIAL LOTS.

RECOMBINATION PLAT OF
CHRISTENBURY CHASE - MAP 2
OWNER: CHRISTENBURY LAND INVESTMENTS, LLC

LOCATED IN CITY OF CONCORD
NO. 2 TOWNSHIP
CABARRUS COUNTY
NORTH CAROLINA

CHRISTENBURY LAND INVESTMENTS, LLC
1910 SOUTH BLVD. SUITE 200
CHARLOTTE, NC 28203

PROJECT NO	SF05.834
SCALE	1"=60'
DATE	FEB 23, 2010
DRAWN BY	CBD
CHECKED BY	SLH
DATE SURVEYED	FEB 2010
DRAWING NO	CHRISCHRM2.dwg
	SHEET 1 OF 1