

CERTIFICATE OF OWNERSHIP AND DEDICATION
 I, HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS IN THE SUBDIVISION JURISDICTION OF THE CITY OF CONCORD, AND THAT I HEREBY SUBMIT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT. ESTABLISH MIN. BUILDING SETBACK LINES, AND DEDICATE TO PUBLIC USE ALL STREETS, WALKS, PARKS OPEN SPACE AND EASEMENTS, EXCEPT THOSE SPECIFICALLY INDICATED AS PRIVATE. AND THAT I WILL MAINTAIN ALL SUCH AREAS UNTIL ACCEPTED BY THE CITY OF CONCORD AND FURTHER THAT I HEREBY GUARANTEE THAT I WILL CORRECT DEFECTS OR FAILURE OF IMPROVEMENTS IN SUCH AREAS FOR A PERIOD OF ONE YEAR COMMENCING AFTER A CERTIFICATE OF APPROVAL HAS BEEN EXECUTED BY THE CITY, OR AFTER FINAL ACCEPTANCE OF REQUIRED IMPROVEMENTS, WHICHEVER OCCURS LATER.

W. F. Furr 7/26/08
 DATE OWNER

North Carolina, Union County
 I, a Notary Public of the County and State aforesaid, certify that TED FURR
 personally appeared before me this day and acknowledged the execution of the foregoing instrument, Witness my hand and official stamp or seal, this 26 day of July, 2008.

Donna L. Skidmore
 Notary Public
 My commission expires 2--22--2012

CERTIFICATE OF ELECTRIC DISTRIBUTION SYSTEM APPROVAL
 I, HEREBY CERTIFY THAT THE ELECTRIC DISTRIBUTION SYSTEM HAS BEEN DESIGNED AND INSTALLED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH THE CODE OF ORDINANCES OF THE CITY OF CONCORD.

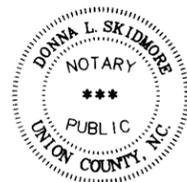
7-23-08 W.A. Seamon
 DATE DIRECTOR OF ELECTRIC

CERTIFICATE OF ACCEPTANCE OF OFFER OF DEDICATION
 I, HEREBY CERTIFY THAT THE CITY COUNCIL ACCEPTED THE OFFER OF DEDICATION SHOWN ON THIS PLAT BY RESOLUTION MEETING OF THE CITY COUNCIL HELD ON June 20, 2008
7/23/08 Kim J. Deason
 DATE CITY CLERK



CERTIFICATE OF FEE PAYMENT
 I, HEREBY CERTIFY THAT ALL FEES FOR PENDLETON MAP 1 HAVE BEEN PAID, OR THAT THE FEES ARE NOT APPLICABLE.
7/23/08 Kim H. Ross
 DATE FINANCE DIRECTOR

CERTIFICATE OF FINAL PLAT APPROVAL
 I, HEREBY CERTIFY THAT THIS PLAT IS IN COMPLIANCE WITH THE CITY OF CONCORD CODE OF ORDINANCES. THIS FINAL PLAT FOR PENDLETON, PHASE 1 WAS APPROVED BY THE CONCORD PLANNING & ZONING COMMISSION/ADMINISTRATOR WITH THE CONCURRENCE OF THE DEVELOPMENT REVIEW COMMITTEE, AT THEIR MEETING ON 7/17 2008.
Margaret G. G. G. G. 7/23/08
 DEVELOPMENT SERVICES DIRECTOR DATE



CERTIFICATE OF CONFORMITY WITH PLANS AND SPECIFICATIONS
 CITY OF CONCORD
 PENDLETON, MAP 2
 NAME OF SUBDIVISION
 TANGLE RIDGE DRIVE, EVERTON CIRCLE, AND LONE PINE WAY
 NAME OF STREETS IN SUBDIVISION
 PENDLETON/CONCORD PARTNERS, LLC
 SUBDIVIDER

I HEREBY, TO THE BEST OF MY KNOWLEDGE, ABILITY AND BELIEF, CERTIFY THAT ALL WATER AND SEWER WORK THAT HAS BEEN PERFORMED ON THIS SUBDIVISION HAS BEEN CHECKED BY ME OR MY AUTHORIZED REPRESENTATIVE AND WILL CONFORM WITH LINES, GRADES, CROSS SECTIONS, DIMENSIONS, AND MATERIAL REQUIREMENTS WHICH ARE SHOWN ON AND INDICATED IN THE PLANS WHICH HAVE BEEN REVIEWED AND APPROVED BY THE CONCORD SUBDIVISION ADMINISTRATOR OR THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION.

I ALSO ACKNOWLEDGE THAT FALSIFICATION OF THE ABOVE CERTIFICATIONS MAY SUBJECT ME TO CIVIL SUIT AND/OR CRIMINAL PROSECUTION UNDER THE GENERAL STATUTES INCLUDING BUT NOT LIMITED TO, GS 14-100 AND 136-102.6 AND THE CODE OF ORDINANCES OF THE CITY OF CONCORD.
6-26-08
 REGISTERED PROFESSIONAL ENGINEER
 REGISTRATION NO. DATE

PLAT REVIEW OFFICERS CERTIFICATE
 (as required by G.S. 47-30.2)
 STATE OF NORTH CAROLINA
 COUNTY OF CABARRUS
 BY JEFF HUSS
JONATHAN MARSHALL REVIEW OFFICER OF CABARRUS COUNTY,
 CERTIFY THAT THE MAP OR PLAT TO WHICH THE CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS OF NORTH CAROLINA GENERAL STATUTES FOR RECORDING.
7/23/08 JONATHAN MARSHALL
 DATE REVIEW OFFICER
 BY JEFF HUSS

LINE	LENGTH	BEARING
L1	432.87'	S16°03'41"E
L2	76.46'	N88°23'51"W
L3	113.36'	S85°44'16"W
L4	129.64'	S77°38'32"W
L5	242.35'	S28°49'02"W
L6	69.59'	S01°32'07"W
L7	117.55'	S55°54'28"E
L8	122.46'	S34°25'44"W
L9	120.08'	N84°20'08"W
L10	125.00'	N84°21'18"W
L11	54.77'	N60°15'50"W
L12	90.00'	N84°21'18"W
L13	114.96'	N05°38'42"E
L14	50.22'	N03°02'49"E
L15	137.67'	N09°53'22"E
L16	40.95'	N74°46'03"W
L17	94.10'	N08°39'05"E
L18	79.31'	N08°39'05"E
L19	79.31'	N08°39'05"E
L20	47.27'	N08°39'05"E
L21	44.35'	S84°56'07"E
L22	74.79'	N40°27'09"E
L23	88.45'	N04°40'18"E
L24	54.53'	S83°38'30"E
L25	50.00'	N06°21'30"E
L26	122.57'	N06°21'30"E
L27	8.00'	N06°21'30"E
L28	14.67'	S83°50'21"E
L29	430.87'	N76°31'43"E
L30	8.00'	S13°28'17"E
L31	83.28'	S13°28'17"E
L32	60.00'	S16°03'41"E
L33	40.99'	S73°56'19"W
L34	23.71'	N04°46'48"W
L35	41.93'	S26°30'34"W
L36	76.00'	S26°30'34"W
L37	58.18'	S26°30'34"W
L38	4.20'	S05°38'42"W
L39	79.00'	S05°38'42"W
L40	20.00'	S05°38'42"W
L41	76.31'	S05°38'42"W
L42	76.00'	S05°38'42"W
L43	86.84'	S05°38'42"W
L44	66.26'	S81°38'10"E
L45	66.18'	S81°38'10"E
L46	46.19'	S05°38'42"W

LINE	LENGTH	BEARING
L47	62.68'	S26°30'34"W
L48	76.02'	S26°30'34"W
L49	40.69'	S26°30'34"W
L50	28.76'	N04°46'48"W
L51	12.03'	N83°38'30"W
L52	49.50'	N88°02'39"E
L53	41.27'	N73°56'19"E
L54	78.50'	N73°56'19"E
L55	76.00'	N73°56'19"E
L56	76.00'	N73°56'19"E
L57	52.87'	N73°56'19"E
L58	107.74'	N07°40'51"W
L59	96.88'	N89°38'44"W
L60	28.12'	N89°38'44"W
L61	93.67'	N05°43'46"E
L62	125.00'	N78°53'45"W
L63	93.84'	N15°28'22"E
L64	126.66'	N68°08'46"W
L65	82.65'	N26°30'34"E
L66	125.00'	N63°29'26"W
L67	76.00'	N26°30'34"E
L68	125.00'	N63°29'26"W
L69	76.00'	N26°30'34"E
L70	124.51'	N63°29'26"W
L71	59.16'	S12°10'44"W
L72	125.04'	S84°21'18"E
L73	0.31'	S12°10'44"W
L74	78.69'	S05°38'42"W
L75	125.00'	S84°21'18"E
L76	125.00'	S84°21'18"E
L77	76.31'	S05°38'42"W
L78	125.00'	S84°21'18"E
L79	76.00'	S05°38'42"W
L80	87.32'	S74°46'03"E
L81	127.57'	N83°38'30"W
L82	16.09'	S83°50'21"E
L83	46.50'	N76°31'43"E
L84	127.40'	S06°30'51"E
L85	68.32'	N76°31'43"E
L86	126.18'	S16°03'41"E
L87	78.58'	N76°31'43"E
L88	122.63'	S16°03'41"E
L89	76.08'	N76°31'43"E
L90	119.20'	S16°03'41"E
L91	76.08'	N76°31'43"E
L92	115.76'	S16°03'41"E
L93	86.69'	N76°31'43"E
L94	0.15'	N83°38'30"W

CURVE	LENGTH	RADIUS	DIRECTION	CHORD
C1	45.77'	30.00'	S30°14'01"W	41.46'
C2	23.69'	380.00'	N75°43'29"E	23.69'
C3	43.09'	30.00'	S36°21'55"W	39.48'
C4	33.61'	375.00'	N02°12'46"W	33.59'
C5	70.36'	375.00'	N05°43'46"E	70.25'
C6	70.36'	375.00'	N16°28'44"E	70.25'
C7	30.47'	375.00'	N24°10'54"E	30.46'
C8	17.83'	325.00'	S24°56'15"W	17.83'
C9	100.52'	325.00'	S14°30'19"W	100.12'
C10	38.08'	25.00'	N37°59'44"W	34.51'
C11	40.46'	25.00'	N52°00'16"E	36.18'
C12	54.92'	375.00'	S09°50'26"W	54.87'
C13	68.30'	375.00'	S19°15'15"W	68.21'
C14	13.33'	375.00'	S25°29'27"W	13.33'
C15	50.91'	325.00'	N21°25'23"E	50.86'
C16	86.24'	325.00'	N09°21'08"E	85.99'
C17	37.04'	325.00'	N01°30'54"W	37.02'
C18	43.04'	30.00'	N45°52'39"W	39.44'
C19	21.82'	375.00'	S85°18'30"E	21.81'
C20	39.74'	320.00'	N86°08'35"E	39.71'
C21	48.29'	320.00'	N78°15'43"E	48.25'

NOTES

- FLOOD ZONE "X" PER FEMA MAP 37025C0088 D DATED NOVEMBER 2, 1994
- IRON PINS ON ALL LOT CORNERS UNLESS OTHERWISE NOTED. CM INDICATES A CONCRETE CONTROL MONUMENT
- ERROR OF CLOSURE 1:10,000
- SUBJECT PROPERTY MAY BE SUBJECT TO RECORDED OR UNRECORDED EASEMENTS, RIGHT OF WAYS, SETBACKS AND/OR RESTRICTIVE COVENANTS NOT SHOWN HEREON
- ALL STORM DRAINAGE EASEMENTS ARE CENTERED ON THE LOT LINES, OR CORRESPONDING CHANNEL/PIPE.
- ALL AREAS CALCULATED BY COORDINATE METHOD.
- ALL LINES ARE HORIZONTAL DISTANCE UNLESS OTHERWISE NOTED.
- PSDE'S ARE MAINTAINED BY THE INDIVIDUAL PROPERTY OWNER.
- ALL DISTANCES SHOWN ARE GROUND DISTANCES



REVISIONS	FINAL PLAT	APRIL 28, 2008	D.B. 7370 PG. 59
	PENDLETON, MAP 3 CITY OF CONCORD CABARRUS COUNTY, NORTH CAROLINA TAX PARCEL 56309232110000 DB 7370-59 OWNER: PENDLETON/CONCORD PARTNERS, LLC 855 SAM NEWELL ROAD SUITE 100, MATTHEWS, NC 28105 PHONE 704-372-0935	TAX No. 56309232110000	DRAWN BY: BDS
		SCALE 1" = 100'	DRAWING: PENDLETON-MAP 3
		SKIDMORE SURVEYING, INC. 5343 HIGHWAY 74 WEST MONROE, N.C. 704-289-4855	