

**CURVE TABLE**

CURVE	RAD.	LENGTH	CHORD BEARING	CHORD
C1	230.00'	14.86'	S 51°06'E	14.86'
C2	230.00'	12.20'	S 8°32'18"E	12.20'
C3	200.00'	52.31'	S 2°33'55"E	52.16'
C4	20.00'	22.95'	S37°47'52"W	21.71'
C5	60.00'	32.61'	S55°05'55"W	32.21'
C6	60.00'	63.21'	S 9°20'53"W	60.33'
C7	60.00'	41.83'	S40°48'14"E	40.99'
C8	60.00'	39.73'	S79°44'38"E	39.01'
C9	60.00'	25.95'	N68°53'42"E	25.75'
C10	60.00'	15.34'	N49°10'48"E	15.29'
C11	60.00'	74.99'	N 6°03'05"E	70.20'
C12	20.00'	14.07'	N 9°36'15"W	13.78'
C13	260.00'	53.92'	N 4°36'17"E	53.83'
C14	260.00'	39.57'	N 5°41'50"W	39.54'
C15	170.00'	10.00'	N 8°22'22"W	10.00'

**LINE TABLE**

LINE	BEARING	DISTANCE
L1	S62°30'25"E	70.20'
L2	N 9°54'20"W	40.00'
L3	N 9°54'20"W	20.00'
L4	N85°49'12"E	88.15'
L5	S14°08'17"E	7.11'
L6	S14°08'17"E	7.11'
L7	S85°49'12"W	89.17'
L8	S 3°19'14"E	20.00'
L9	S 3°19'04"E	5.96'
L10	S10°03'27"E	7.91'
L11	S15°16'54"W	21.37'
L12	S34°27'08"E	29.63'
L13	N10°03'27"W	21.59'
L14	N10°03'27"W	7.04'
L15	N10°03'27"W	7.04'
L16	N10°03'27"W	51.30'
L17	S10°03'27"E	20.00'
L18	N9°54'20"W	40.00'
L19	N9°54'20"W	20.00'
L20	S79°56'33"W	70.01'
L21	S79°56'33"W	70.01'
L22	N79°56'33"E	70.01'

**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 SUBDIVISION REGULATIONS OF THE CITY OF CONCORD IN THE ROBERTA WOODS PHASE II, MAP 2 SUBDIVISION.  
 DATE: 3/24/04  
 Signature: *William A. Searns*  
 DIRECTOR OF ELECTRIC SYSTEMS

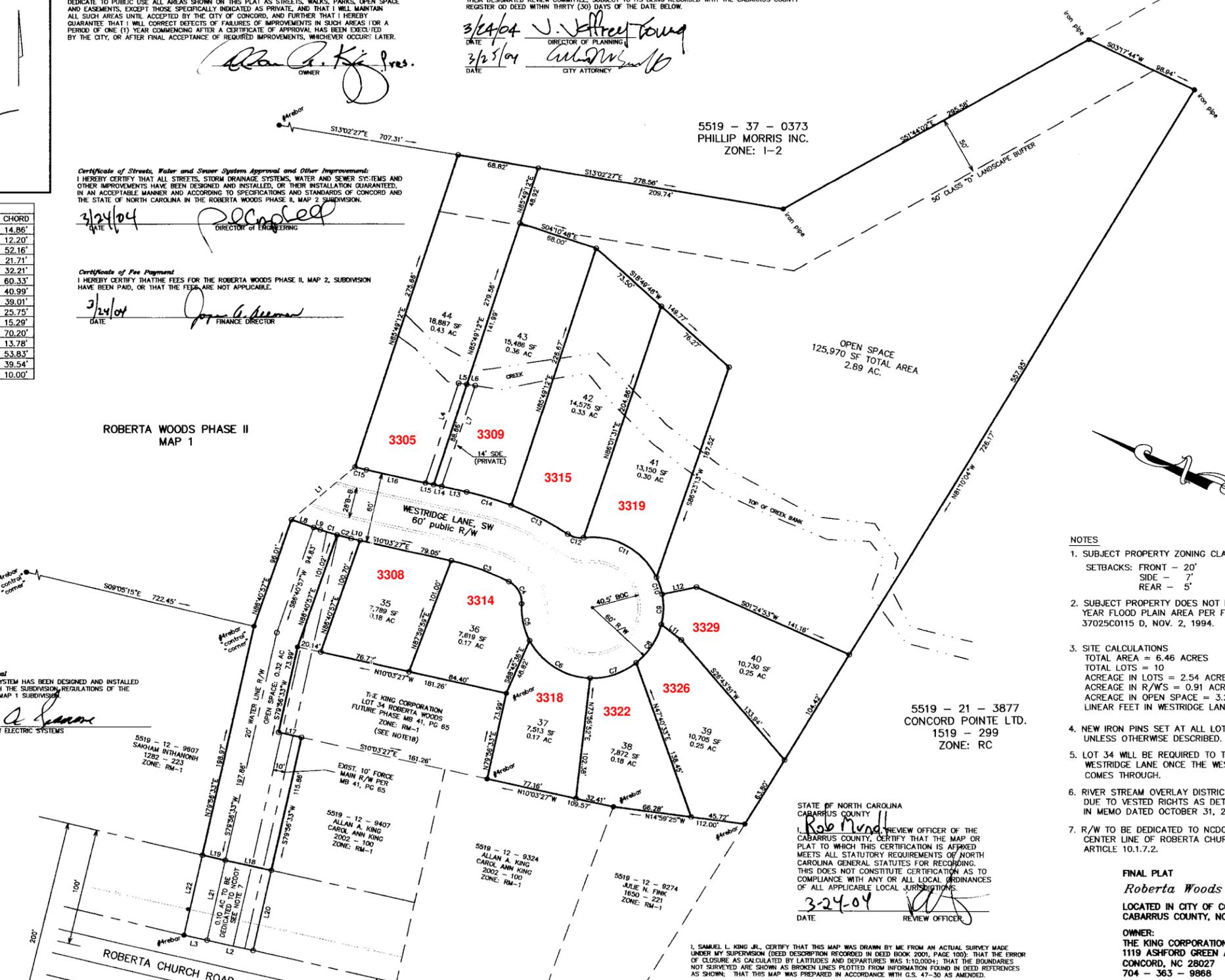
**Certificate of Ownership and Dedication**  
 I HEREBY CERTIFY THAT I AM OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF CONCORD, AND THAT I HEREBY SUBMIT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE TO PUBLIC USE ALL AREAS SHOWN ON THIS PLAN AS 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 OF FAILURES OF IMPROVEMENTS IN SUCH AREAS FOR A PERIOD OF ONE (1) YEAR COMMENCING AFTER A CERTIFICATE OF APPROVAL HAS BEEN EXECUTED BY THE CITY, OR AFTER FINAL ACCEPTANCE OF REQUIRED IMPROVEMENTS, WHICHEVER OCCURS LATER.  
 DATE: 3/24/04  
 Signature: *Alan C. King, Pres.*  
 OWNER

**Certificate of Final Plat Approval**  
 IT IS HEREBY CERTIFIED THAT THIS PLAT IS IN COMPLIANCE WITH THE SUBDIVISION REGULATIONS OF THE CITY OF CONCORD AND THEREFORE THIS PLAT HAS BEEN APPROVED BY THE CONCORD CITY COUNCIL, OR THEIR DESIGNATED REVIEW COMMITTEE, SUBJECT TO ITS BEING RECORDED WITH THE CABARRUS COUNTY REGISTER OF DEED WITHIN THIRTY (30) DAYS OF THE DATE BELOW.  
 DATE: 3/24/04  
 Signature: *J. Jeffrey Young*  
 DIRECTOR OF PLANNING  
 DATE: 3/25/04  
 Signature: *William W. Smith*  
 CITY ATTORNEY

**Certificate of Streets, Water and Sewer System Approval and Other Improvements**  
 I HEREBY CERTIFY THAT ALL STREETS, STORM DRAINAGE SYSTEMS, WATER AND SEWER SYSTEMS AND OTHER IMPROVEMENTS HAVE BEEN DESIGNED AND INSTALLED, OR THEIR INSTALLATION GUARANTEED, IN AN ACCEPTABLE MANNER AND ACCORDING TO SPECIFICATIONS AND STANDARDS OF CONCORD AND THE STATE OF NORTH CAROLINA IN THE ROBERTA WOODS PHASE II, MAP 2 SUBDIVISION.  
 DATE: 3/24/04  
 Signature: *John G. Pearson*  
 DIRECTOR OF ENGINEERING

**Certificate of Fee Payment**  
 I HEREBY CERTIFY THAT THE FEES FOR THE ROBERTA WOODS PHASE II, MAP 2, SUBDIVISION HAVE BEEN PAID, OR THAT THE FEES ARE NOT APPLICABLE.  
 DATE: 3/24/04  
 Signature: *John G. Pearson*  
 FINANCE DIRECTOR

ROBERTA WOODS PHASE II  
 MAP 1



5519 - 37 - 0373  
 PHILLIP MORRIS INC.  
 ZONE: 1-2

5519 - 21 - 3877  
 CONCORD POINTE LTD.  
 1519 - 299  
 ZONE: RC

STATE OF NORTH CAROLINA  
 CABARRUS COUNTY  
 Rob Mendl  
 REVIEW OFFICER OF THE  
 CABARRUS COUNTY, CERTIFY THAT THE MAP OR  
 PLAT TO WHICH THIS CERTIFICATION IS AFFIXED  
 MEETS ALL STATUTORY REQUIREMENTS OF NORTH  
 CAROLINA GENERAL STATUTES FOR RECORDING.  
 THIS DOES NOT CONSTITUTE CERTIFICATION AS TO  
 COMPLIANCE WITH ANY OR ALL LOCAL ORDINANCES  
 OF ALL APPLICABLE LOCAL JURISDICTIONS.  
 DATE: 3-24-04  
 REVIEW OFFICER

I, SAMUEL L. KING JR., CERTIFY THAT THIS MAP WAS DRAWN BY ME FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 2001, PAGE 100); THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES WAS 1:10,000; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN DEED REFERENCES AS SHOWN; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY HAND AND OFFICIAL SEAL THIS 17th DAY OF MARCH 2004.  
 Signature: *Samuel L. King Jr.*  
 Samuel L. King Jr. LICENSE NO. L-3089

THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE CITY OF CONCORD WHICH HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.  
 Signature: *Samuel L. King Jr.*  
 PROFESSIONAL LAND SURVEYOR LICENSE NO. L-3089

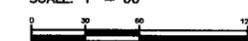


- NOTES**
- SUBJECT PROPERTY ZONING CLASSIFICATION - "CURV"  
 SETBACKS: FRONT - 20'  
 SIDE - 7'  
 REAR - 5'
  - SUBJECT PROPERTY DOES NOT LIE WITHIN THE 100 YEAR FLOOD PLAIN AREA PER F.I.R.M. MAP NUMBER 37025CD115 D, NOV. 2, 1994.
  - SITE CALCULATIONS  
 TOTAL AREA = 6.46 ACRES  
 TOTAL LOTS = 10  
 ACREAGE IN LOTS = 2.54 ACRES  
 ACREAGE IN R/W'S = 0.91 ACRES  
 ACREAGE IN OPEN SPACE = 3.21 ACRES  
 LINEAR FEET IN WESTRIDGE LANE = 295'
  - NEW IRON PINS SET AT ALL LOT CORNERS UNLESS OTHERWISE DESCRIBED.
  - LOT 34 WILL BE REQUIRED TO TAKE ACCESS FROM WESTRIDGE LANE ONCE THE WESTSIDE BYPASS COMES THROUGH.
  - RIVER STREAM OVERLAY DISTRICT (ROSD) NOT APPLICABLE DUE TO VESTED RIGHTS AS DETERMINED BY LEGAL DEPT. IN MEMO DATED OCTOBER 31, 2003.
  - R/W TO BE DEDICATED TO NCDOT OF 100' FROM THE CENTER LINE OF ROBERTA CHURCH ROAD PER UDO ARTICLE 10.1.7.2.

**FINAL PLAT**  
 Roberta Woods Phase II, Map 2  
 LOCATED IN CITY OF CONCORD, TSP, NO. 2  
 CABARRUS COUNTY, NORTH CAROLINA  
 OWNER:  
 THE KING CORPORATION  
 1119 ASHFORD GREEN AVENUE  
 CONCORD, NC 28027  
 704 - 363 - 9868

PLAT PREPARED BY:  
 KING ENGINEERING OF CONCORD, INC.  
 P. O. BOX 904  
 CONCORD, NC 28026  
 704 - 786 - 5464

FEBRUARY 5, 2004  
 JOB NUMBER: 03043.02  
 SCALE: 1" = 60'



APPROXIMATE LOCATION OF PROPOSED 200' R-O-W, (100' FROM C/L) FINAL LOCATION HAS NOT BEEN ESTABLISHED BY NCDOT

- LEGEND**
- PROPERTY LINE
  - RIGHT OF WAY LINE
  - LINE FROM DEED OR PLAT
  - SET IRON PIN (#4rebar)
  - EXISTING MONUMENTATION AS DESCRIBED
  - PSDE PUBLIC STORM DRAINAGE EASEMENT
  - SSE SANITARY SEWER EASEMENT
  - SDE STORM DRAINAGE EASEMENT (PRIVATE)
  - NMFS NO MONUMENT FOUND OR SET