

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 specification and standards of Concord and the State of North Carolina in the Laurel Park Subdivision.

11/21/06 Sue Blund  
Date Director of Engineering

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 Laurel Park Subdivision.

11/22/06 William J. Johnson  
Date Director of Electric Systems

I hereby certify that I am owner of the property shown and described herein, 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, established minimum building 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 or 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.

Riblack Dev. Corp.  
by: Clark J. Riblack, Vice Pres. 11/16/06  
Owner Title Date

State of North Carolina  
County of Davidson  
I, Joyce Rietman, a Notary Public of the County and State Aforesaid, Certify that

William R. Wade Jr. Personally appeared before me this Day and Acknowledged the Execution of the Foregoing Instrument. Witness my Hand and Official Stamp and Seal.

This 16 Day of November 2006  
Notary Public Joyce Rietman  
My Commission Expires 10-15-2008

I, Mark S. Pence, Certify that this Plat was drawn under my supervision from an actual survey made under my supervision, (Deed Description recorded in DB 6013 PG 124, DB 7144 PG 317-320 and DB 7118 PG 256); that the Ratio of Precision is 1 : 93,642 as calculated, that the boundaries not surveyed are shown as broken lines plotted from information as referenced herein; that this Plat was prepared in accordance with G.S. 47-30 as amended. Witness my hand and Official Seal this 14th day of November, 2006.

Mark S. Pence  
N.C. Professional Land Surveyor L-3680



Linetype Legend

- Easement Line
- Boundary Line
- Lot Line
- Setback Line
- Tie Line
- Fence Line
- Pavement Line
- Adjoiners Property Line

Symbol Legend

- NW.....North-West
- CP.....Calculated Point
- EIR.....Existing Iron Rod
- EIP.....Existing Iron Pipe
- OHE.....Overhead Electric
- R/W.....Right of Way
- LP.....Light Pole
- COS.....Common Open Space
- CCM.....Concrete Control Monument
- PSDE.....Private Storm Drainage Easement
- R.S.....Rear Setback
- S.S.....Side Setback
- F.S.....Front Setback
- S.S.S.....Side Street Setback
- S.T.E.....Sight Triangle Easement
- P.S.E.....Public Storm Easement
- S.S.E.S.M.T.....Sanitary Sewer Easement
- .....Calculated Point (CP)
- .....Sewer Manhole
- .....Power Pole
- .....Concrete Monument
- .....#4 Rebar Set or Corner as Described
- .....Private Storm Drainage Easement
- .....N.C.G.S. Monument
- .....Existing Fence

State of North Carolina, County of Cabarrus  
I, Jonathan Marshall, Review Officer of Cabarrus County, Certify that the Map or Plat to which this certification is affixed meets all the statutory requirements for recording.

11/22/2006 Jonathan Marshall  
Date Review Officer

- Notes:
- \* Tax Parcel #5600-86-1440
  - \* Sheet 2 Acreage = 8.127 Acres (354,014 Sq.Ft.)
  - \* Sheet 2 Right-of-way acreage = 2.230 (97,138 Sq.Ft.)
  - \* Sheet 2 Lot acreage = 5.897 (256,876 Sq.Ft.)
  - \* Total Number of Proposed Lots 16.
  - \* Area computed by coordinate method.
  - \* Property subject to any valid enforceable easements, restrictions and rights-of-ways of record.
  - \* All corners identified are #4 Rebars unless otherwise shown.
  - \* This site does not lie within a Regulated Floodplain per FEMA F.I.R.M. Community Panel #37025-C-0080D, dated November 2nd, 1994.
  - \* This Tract is NOT Located in a Protected Watershed.
  - \* Site Zoning: RV
  - \* Open Space = 10% (25% Max Inaccessible)
  - \* Impervious Ratio = 50%
  - \* Estimated Square Footage for Impervious Covergoe per Lot = 3,800 Sq. Ft.
  - \* 3,800 Sq. Ft. x 16 Lots = 60,800 Sq. Ft.
  - \* Minimum Lot Size = 5,000 Sq. Ft.
  - \* Minimum Lot Width = 50'
  - \* Minimum Lot Depth = 100'
  - \* Minimum Lot Frontage = 15'
  - \* Minimum Building Setback = 20'
  - \* Minimum Side Setback = 7'
  - \* Minimum Rear Setback = 5'
  - \* Minimum Street Side Setback = 20'
  - \* Minimum Accessory Structure Side & Rear Setback = 5'
  - \* This Subdivision lies within the City Limits of Concord.
  - \* All Streets will be Constructed to the City of Concord Standards, and will be Dedicated to the City of Concord.
  - \* All Lots will be served by City of Concord Water and Sewer Utilities constructed to the City of Concord Standards.
  - \* Minimum Building Requirements and/or setback lines as set forth hereon neither create nor impose private restrictions, but instead reflect zoning and/or subdivision regulations of the City of Concord.
  - \* No NCGS monument located within 2,000' of subject property.
  - \* 1,558 Linear Feet of new roads (centerline) created on Sheet 2.  
Tyndall Drive N.W. = 665'  
Wingrave Street N.W. = 245'  
Jameson Drive N.W. = 648'
  - \* Total number of lots before subdivision = 1.
  - \* No Common Open Space created on this map.

Street Blades:  
[1] 2720 Tyndall Dr NW at 3010 Jameson Dr NW  
[2] 2710 Tyndall Dr NW at 2700 Wingrave St NW

Street Key #s  
Tyndall Dr NW - 2804  
Wingrave St NW - 2805  
Jameson Dr NW - 2798



On corner lots, the address will be issued at the time the zoning permit is issued. Just indicate the name of the plat and the lot number on the zoning application.

Now or Formerly Clifford A. Blackwelder & Marshall A. Blackwelder Deed Book 736 Page 177 Tax #5600-89-7282 Current Zoning = RM-2



Certificate of Conformity with Plans and Specifications

City of Concord  
Laurel Park Subdivision Phase 5 Map 2  
Name of Subdivision  
Tyndall Drive NW, Wingrave Street NW, Jameson Drive NW  
Name of Streets in Subdivision  
Niblock Development Corporation  
Subdivider

I hereby, to the best of my knowledge, ability and belief, certify that all street, storm drainage, water and sewer work to be 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.

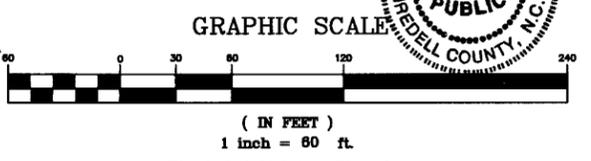
I also acknowledge the falsification of the above certifications may subject me to civil suit and/or criminal prosecution under the General Statutes, including but not limited to, G.S. 14-100 and G.S. 136-102.6 and the Code of Ordinances of the City of Concord.

Signed: Jonathan Young  
Jonathan Young, Registered Professional Engineer  
026458  
Registration No. Date 11/15/06

State of North Carolina  
County of Davidson  
I, Joyce Rietman, a Notary Public of the County and State Aforesaid, Certify that

Jonathan Young Personally appeared before me this Day and Acknowledged the Execution of the Foregoing Instrument. Witness my Hand and Official Stamp and Seal.

This 15 Day of November 2006  
Notary Public Joyce Rietman  
My Commission Expires 10-15-2008



Final Subdivision Plat for  
Laurel Park Subdivision Phase 5 Map 2 Sheet 2

No. 2 Township Cabarrus County City of Concord North Carolina  
Scale 1" = 60' Date Platted, October 10th, 2006  
References:  
DB 6013 PG 124, DB 7144 PG 320, DB 7144 PG 317,  
DB 7118 PG 251 Tax Parcel# 5600-86-1440  
Owner: Niblock Development Corp.  
300 McGill Avenue NW  
Concord, N.C. 28027

PIEDMONT DESIGN ASSOCIATES, P.A.  
ENGINEERING - SURVEYING - PLANNING  
Suite 101 Westfield Center, 125 E. Plaza Dr., Mooreville, N.C. 28115  
Phone (704) 664-7888 Fax (704) 664-1778

OFFICE REGISTER OF DEEDS  
CABARRUS COUNTY, N.C.  
Filed for Registration on the 22nd day of November 2006  
at 12:06 o'clock P.M.  
and registered in Record Book 51 Page 25  
Register of Deeds

I hereby certify that the City Council accepted the offers of dedication on this plat by the resolution at the meeting of the City Council held on November 09, 2006 Kimberly G. Desousa  
Date Deputy City Clerk

