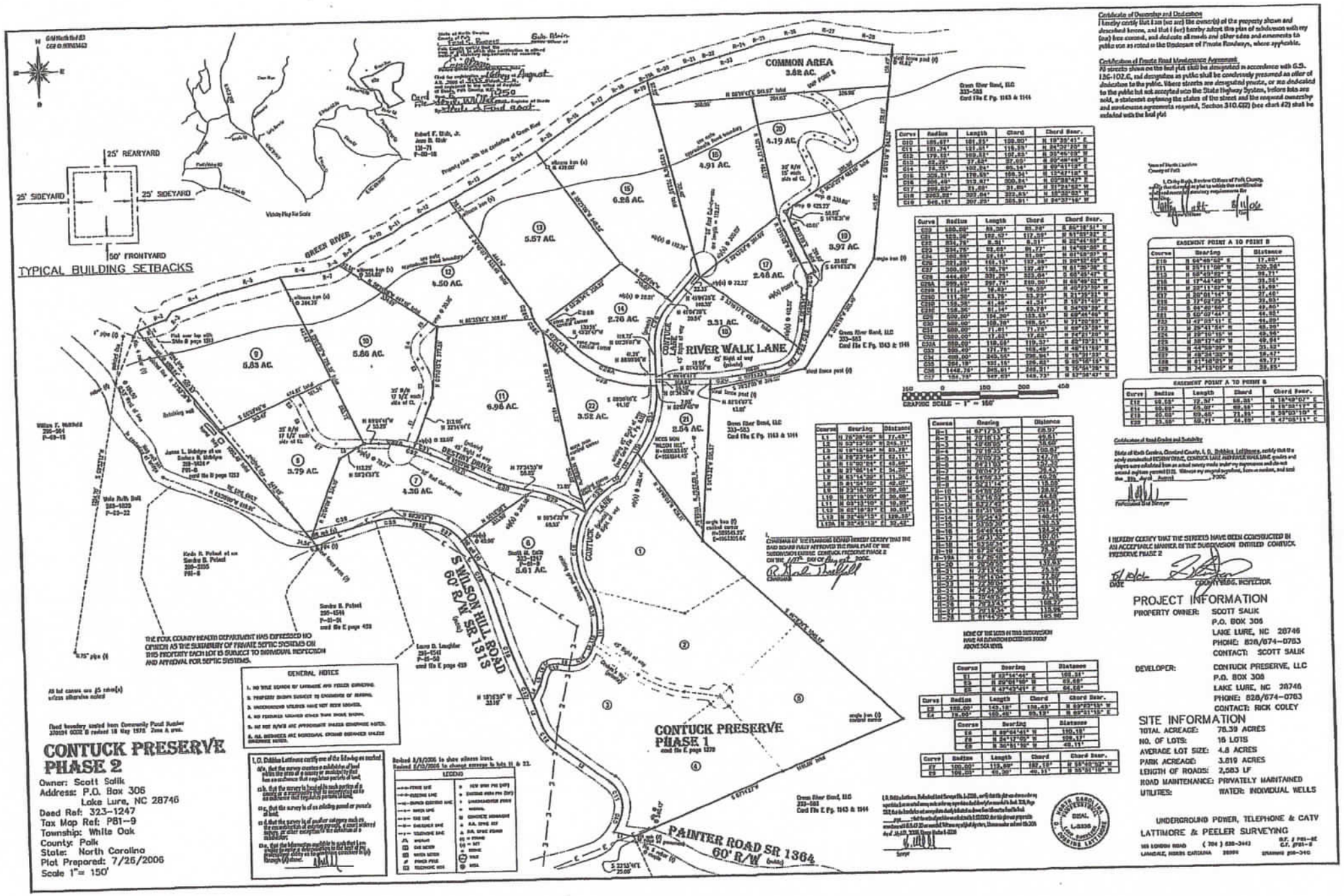
TYPICAL BUILDING SETBACKS
25' REARYARD
25' SIDEYARD
25' SIDEYARD
50' FRONTYARD
GREEN RIVER
COMMON AREA
3.62 AC.
4.19 AC.
4.91 AC.
6.26 AC.
5.57 AC.
3.97 AC.
2.48 AC.
4.50 AC.
2.76 AC.
3.31 AC.
5.83 AC.
5.86 AC.
6.98 AC.
3.52 AC.
2.54 AC.
3.79 AC.
4.26 AC.
5.61 AC.
RIVER WALK LANE
45' Right of way
DESTINY DRIVE
S WILSON HILL ROAD
60' R/W SR 1313
CONTUCK LANE
CONTUCK PRESERVE
PHASE 1
PAINTER ROAD SR 1364
60' R/W
GRAPHIC SCALE - 1" = 150'
THE POLK COUNTY HEALTH DEPARTMENT HAS EXPRESSED NO OPINION AS THE SUITABILITY OF PRIVATE SEPTIC SYSTEMS ON THIS PROPERTY. EACH LOT IS SUBJECT TO INDIVIDUAL INSPECTION AND APPROVAL FOR SEPTIC SYSTEMS.
GENERAL NOTES
All lot corners are #5 rebar(s) unless otherwise noted
Flood boundary scaled from Community Panel Number 370194 0022 B revised 18 May 1978 Zone A prox.
CONTUCK PRESERVE PHASE 2
Owner: Scott Salik
Address: P.O. Box 306
Lake Lure, NC 28746
Deed Ref: 323-1247
Tax Map Ref: P81-9
Township: White Oak
County: Polk
State: North Carolina
Plat Prepared: 7/26/2006
Scale 1"= 150'
CONTUCK PRESERVE PHASE 1
and file E page 1270
Green River Bend, LLC
333-583
Card File E Pg. 1143 & 1144
Certificate of Ownership and Dedication
Certification of Private Road Maintenance Agreement
EASEMENT POINT A TO POINT B
EASEMENT POINT A TO POINT B
Certification of Road Grades and Suitability
I HEREBY CERTIFY THAT THE STREETS HAVE BEEN CONSTRUCTED IN AN ACCEPTABLE MANNER IN THE SUBDIVISION ENTITLED CONTUCK PRESERVE PHASE 2
COUNTY ENGR. INSPECTOR
PROJECT INFORMATION
PROPERTY OWNER: SCOTT SALIK
P.O. BOX 306
LAKE LURE, NC 28746
PHONE: 828/674-0763
CONTACT: SCOTT SALIK
DEVELOPER: CONTUCK PRESERVE, LLC
P.O. BOX 308
LAKE LURE, NC 28746
PHONE: 828/674-0763
CONTACT: RICK COLEY
SITE INFORMATION
TOTAL ACREAGE: 78.39 ACRES
NO. OF LOTS: 16 LOTS
AVERAGE LOT SIZE: 4.8 ACRES
PARK ACREAGE: 3.819 ACRES
LENGTH OF ROADS: 2,583 LF
ROAD MAINTENANCE: PRIVATELY MAINTAINED
UTILITIES: WATER: INDIVIDUAL WELLS
UNDERGROUND POWER, TELEPHONE & CATV
LATTIMORE & PEELER SURVEYING
LANDRUM, NORTH CAROLINA 29356

COPY

615-597-4091

Grid North
NAD 83(86)
C.G.F. 0.99983462

State of North Carolina
County of Polk
I, Cathy Toth, Review Officer of Polk County certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Review Officer Cathy Toth 2/4/09 Date

STATE OF NORTH CAROLINA
Polk County
Office of Register of Deeds
Filed for record this the 5th day of Feb 2009 at 14:31 o'clock P M and duly registered in said office.
Book E page 2169
Sheila W. Whitmire
Register of Deeds

Card file

Vicinity Map No Scale

GREEN RIVER

approximate flood boundary

Plat over lap with Slide B page 1213

N 67°17'53"E 42.01'

No 4 rebar (1)

1" pipe (1)

S 35°39'42"E 213.08'

N 37°39'28"W 221.64'

rebar(s) @ 180.00'

Tract A
0.18 AC.

#5 rebar(s)

Contuck Preserve
Card File E Page 1450

9

(0.174)

32.28' S 54°23'47"W

N 55°39'42"W 284.41'

S 37°39'28"E 801.84'

Retaining well

Tract B
0.31 AC.

Contuck Preserve
Card File E Page 1450

8

William F. Whitfield
296-564
P-69-18

NE 66-07-46
21.84

100 0 100 200 300
GRAPHIC SCALE - 1" = 100'

James L. McIntyre et ux
Darlene B. McIntyre
219-1824
PBI-8
card file B page 1213

line per card file E page 150

NCGS MON
'WILSON HILL'
N=600683.65'
E=1061514.45'

S. WILSON HILL ROAD
60' R/W SR 1313

Viola Ruth Bolt
289-1629
P-69-22

Tie Line Only
N 72°37'06"E 1046.08'

(0.134)

Kevin R. Poteat et ux
Sandra B. Poteat
206-2155
PBI-6

I, D. Dobbins Lattimore certify one of the following as marked:

☐ 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;

☐ b. that the survey is located in such portion of a county or a municipality that is unregulated as to an ordinance that regulates parcels of land;

☐ c. that the survey is of an existing parcel or parcels of land;

☒ d. that the survey is of another category such as the recombination of existing parcels, a court ordered survey, or other exception to the definition of a subdivision;

☐ e. that the information available is such that I am unable to make a determination to the best of my professional ability as to provisions contained in (a) through (d) above.

D. Dobbins Lattimore

Certificate of Survey and Accuracy

I, D. Dobbins Lattimore, certify that this plat was drawn under my supervision from an actual survey made under my supervision deed description recorded in Book 338 Page 378 and Book 219 Page 1824; that the boundaries not surveyed are clearly indicated as drawn from information found in Book ____ page ____; that the ratio of precision as calculated is 1 :12,000; that this plat was prepared in accordance with G.S.47-30 as amended. Witness my original signature,registration number and seal this 30th day of July A.D., 2008.

License Number L-3336 Surveyor

NORTH CAROLINA PROFESSIONAL SEAL L-3336 LAND SURVEYOR D. DOBBINS LATTIMORE

COURT ORDERED SURVEY
Polk County Superior Court File No. 07-CVS-75

Owner: Contuck Properties LLC
Address: 515 S. Wilson Rd.
Mill Springs, N.C. 28756
Deed Ref: 338-378
Tax Map Ref: PBI-9
Township: White Oak
County: Polk
State: North Carolina
Plat Prepared: 7/30/2008
Scale : 100'

GENERAL NOTES

1. NO TITLE SEARCH BY LATTIMORE AND PEELER SURVEYING.
2. PROPERTY SHOWN SUBJECT TO EASEMENTS OF RECORD.
3. UNDERGROUND UTILITIES WERE NOT DIGG LOCATED.
4. NO BUILDING LOCATED WHEN WERE SHOWN.
5. WE ARE NOT A FIRM APPROXIMATE AREAS SHOWING NOTES.
6. ALL DISTANCES ARE HORIZONTAL UNLESS OTHERWISE NOTED.
7. BEARINGS BASED ON GPS, LATTIMORE AND PEELER SURVEYING.
ALL POINTS REQUIRED CONSTRUCTION ON USE OF THE DIVISION OF THE DIVISION, TO ACCOMPANY AN RECEIVED IN THE DIVISION, IN WHICH IT IS PRIOR TO THE FIRST SUCH DIVISION OF THE LAND SURVEYOR OR ENGINEER
8. IF THIS MAP DOES NOT HAVE AN ORIGINAL SIGNATURE IT IS NOT VALID
9. THIS MAP IS FOR THE EXCLUSIVE USE OF THE ORIGINAL PURCHASER OF THE MAP AND IS NOT TRANSFERABLE TO SUBSEQUENT OWNERS OR ADDITIONAL PURCHASERS.

LEGEND

FENCE LINE	NEW IRON PIN (NIP)
ELECTRIC LINE	EXISTING IRON PIN (EIP)
BURIED ELECTRIC LINE	UNMONUMENTED POINT
WATER LINE	MAGNAIL
GAS LINE	CONCRETE MONUMENT
SAN SEWER LINE	R.R. SPIKE SET
TELEPHONE LINE	R.R. SPIKE FOUND
HYDRANT	(F) = FOUND
GAS METER	(S) = SET
WATER METER	STONE
POWER POLE	TREE
TELEPHONE BOX	WELL

LATTIMORE & PEELER SURVEYING
105 LONDON ROAD (704) 538-3443 D.F. # PBI-9LA C.F. #PBI-9
LANDDALE, NORTH CAROLINA 28090 DRAWING #06-1643