

Certificate of Approval for Recording
I hereby certify that the subdivision map shown herein has been filed in conformity with the provisions of the laws of North Carolina, and that the same is a true and correct copy of the original as filed in the office of the Register of Deeds of the County of Iredell, North Carolina.

Willie M. Oll
Register of Deeds

State of North Carolina
County of Iredell, N.C.
I, *Willie M. Oll*, Register of Deeds, do hereby certify that the map or plan in which this certificate is affixed meets all statutory requirements for recording.

Willie M. Oll
Register of Deeds

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
Proposed Subdivision Road
Construction Standards Certification
Approved: *C.R. Crawford*
District Engineer
Date: *12-2-05*

Registration of Maps
Joseph A. Bess
Deputy
No. 48-65-58
Page
County

G.D.E. Acres
Area Deducted
For Public Use

I, *Joel H. Patterson III*, certify that this plat was drawn under my supervision from an actual survey made under my supervision (and description and/or Map Book No. 371 Page 252). That the boundaries not surveyed are clearly indicated as shown from information found in Book 122, Page 122. That the title of section or subdivision is 14.0000 that this plat does create a subdivision of land within a county or municipality that has an ordinance that regulates parcels of land and was prepared in accordance with G.S. 47-30 as amended. Witness my official signature, registration number and seal. This 28th day of September, A.D. 2005.



I hereby certify that I am the owner of the premises described herein, which is located in the subdivision jurisdiction of Iredell County and that I hereby adopt this plan of subdivision with the consent and without objection being recorded on record.

I further certify that:

a. There are no deed restrictions which will be violated by the requested subdivision; and

b. There are no governmental regulations of any kind, other than those for which a variance has been applied for under the Iredell County Subdivision Ordinance regulations, which will be violated by the requested subdivision; and

c. I understand that enforcement of deed restrictions and any other restrictive agreements is not the responsibility of Iredell County, will not be undertaken by Iredell County and is the sole responsibility of the parties affected by violations of such deed restrictions and restrictive agreements.

John Deane
John Deane, LLC
BY THORNTON BROOKS, MANAGER

State of North Carolina
County of Iredell, N.C.
I, *Marie T. Weatherford*, Secretary Public for said County and State do hereby certify that the subdivision map shown herein is a true and correct copy of the original as filed in the office of the Register of Deeds of the County of Iredell, North Carolina.

Marie T. Weatherford
Secretary Public

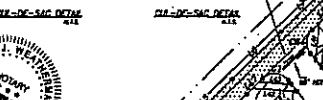
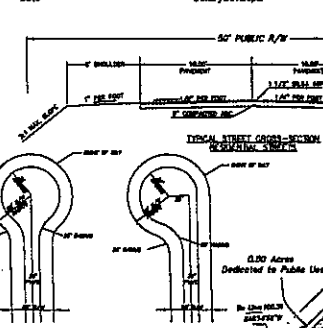
Witness my hand and official seal or stamp, this 16th day of December, 2005, by Commission Expires 06-30-2007.

REVISION	PURPOSE	DATE
1	FOR IREDELL COUNTY COMMENTS	8/18/05
2	FOR IREDELL COUNTY COMMENTS	11/29/05

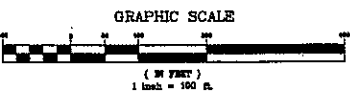
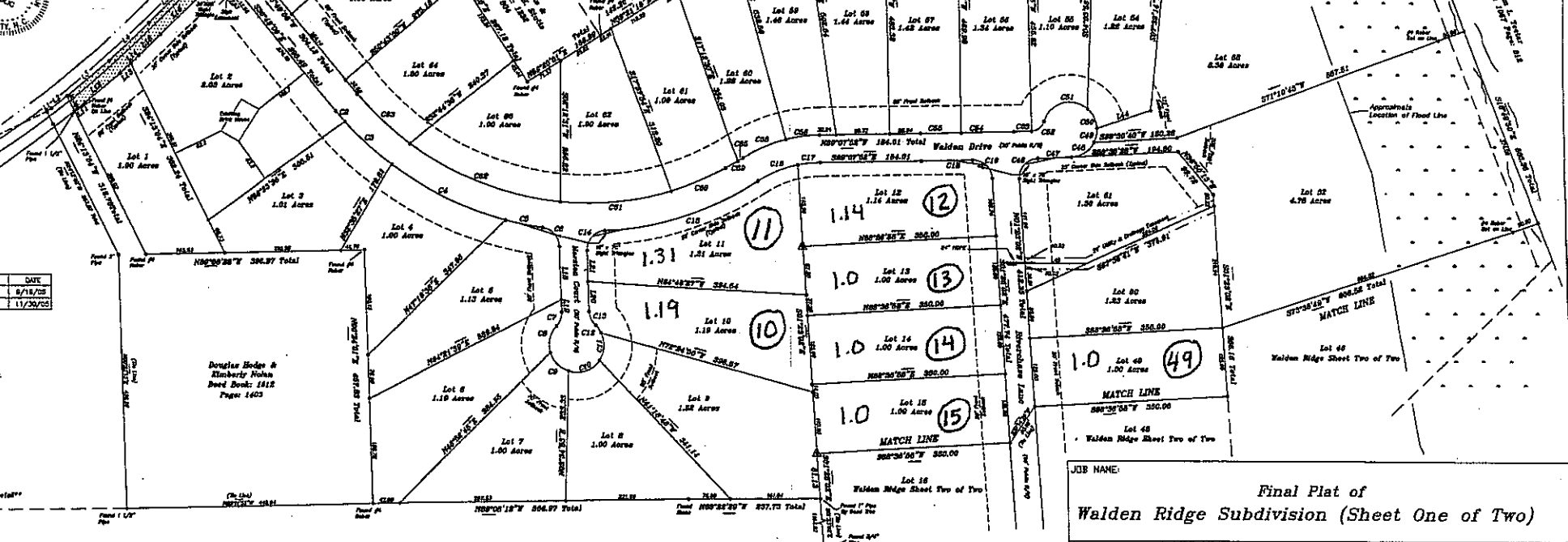
- The property may be subject to any encumbrances of record, rights-of-way, and/or restrictive covenants.
- Boundary information based on Deed Book 183 of Page 263 and Deed Book 202 of Page 115 in the Iredell County Register of Deeds.
- This property and the adjoining are zoned RA.
- Area by coordinate method.
- As of the date of this recording, the lots represented on this plat have not been inspected or approved by the Health Department. Land Inspected Here is no assurance that a building permit will be issued.
- Total Number of lots created: 66
- Minimum Building Setbacks are as follows: 30' Front, 15' Side, 25' Corner Side and 35' Rear except lots adjacent to stream as shown. See Lot 42 (Sheet Two of Two) for Detail.
- All lot lines are subject to a 10' utility and drainage easement on each side of all property lines. See Lot 21 (Sheet Two of Two) for Detail.
- Total acreage to be subdivided: 112.78 +/- Acres
- 6' Right-of-Way set at of owners unless otherwise noted.
- Total linear feet of new road this phase: 4700 +/-
- 12) Smallest lots created: Lots 6, 38-42, 48, 49, 60, 62, 63 @ 1.00 Acres
- 13) A portion of this property is located within Flood Zone "A" & "C" according to Flood Insurance Rate Map Community Panel Number: 37631A-C010-E. Effective Date: May 13, 1980
- 14) The flood area as shown was noted from the above mentioned map strip.

All lots within Walden Ridge Subdivision, to the best of my knowledge and belief, are within the 2004-2006 Water Study Watershed designated by the Environmental Commission as appears on the Watershed Protection Map of Iredell County.

Willie M. Oll
Subdivision Administrator



- LEGEND
- R/W - Right-of-way
 - U.S. - 6" Rubber Seal
 - - Not to scale
 - - Telephone Protected
 - - Utility Pole
 - - Cable Protected
 - - Water Meter
 - - Concrete Control Structure
 - - Sewer Flood Easement



Only Family Limited Partnership
Deed Book: 1528 Page: 561

Land Surveying by:
Joel H. Patterson III, P.L.S. 3717
P.O. Box 5010, Mooresville, NC 28117
704/361-0415 • Fax 704/528-4038

JOB NAME: Final Plat of Walden Ridge Subdivision (Sheet One of Two)		
LOCATION COBBLE CREEK TOWNSHIP, IREDELL CO., NC TAX PARCEL NUMBER 4676-72-4539	DRAWN BY: PAF	CHECKED BY: JHP
OWNERS/ DEVELOPERS: IREDELL GROUP, LLC 109-C Williamson Road MOORESVILLE, NC 28117 Deed Book 1671 Page 102	SCALE: 1" = 100'	DATE OF FIELD SURVEY: DECEMBER 2004
	DATE OF MAP: SEPTEMBER 4, 2005	JOB NUMBER
		SHEET NUMBER