

OWNERSHIP AND DEDICATION

THE UNDERSIGNED HEREBY ACKNOWLEDGE(S) THIS PLAT AND ALLOTMENT TO BE ITS FREE ACT AND DEED AND HEREBY DEDICATE(S) TO PUBLIC USE AS STREETS, PLAYGROUNDS, PARKS, OPEN SPACES, AND EASEMENTS FOREVER ALL AREAS SO SHOWN OR INDICATED ON SAID PLAT, AND AUTHORIZE(S) THE CITY OF GREENSBORO TO RECORD THIS PLAT IN THE OFFICE OF THE REGISTER OF DEEDS OF GUILFORD COUNTY, N.C.

WHEN GRADE OF ADJACENT PROPERTY DOES NOT CONFORM TO THE STREET GRADE, AN EASEMENT IS EFFECTIVE FOR THE PURPOSE OF SLOPING EMBANKMENTS FROM STREET GRADE LEVEL AT THE PROPERTY LINE HAVING A SLOPE RATIO OF THREE FEET HORIZONTAL FOR EACH FOOT OF VERTICAL DIMENSION.

D. STONE BUILDERS, INC.

SIGNED: [Signature] PRESIDENT
ATTEST: [Signature] SECRETARY



EASEMENT DEDICATION & UTILIZATION

EASEMENTS SHALL BE UTILIZED AND MAINTAINED IN ACCORDANCE WITH THE PROVISIONS OF AND DISCLAIMERS CONTAINED IN SECTION 30-6-13.7(B) AND (D) OF THE CITY OF GREENSBORO DEVELOPMENT ORDINANCE.

ALL EASEMENTS ARE MEASURED FROM THE CENTERLINE OF THE STRUCTURES OR ROAD UNLESS OTHERWISE NOTED.

APPROVED FOR RECORDATION BY THE CITY OF GREENSBORO, NORTH CAROLINA, ON THE 3RD DAY OF MAR., 2009 PURSUANT TO THE GREENSBORO DEVELOPMENT ORDINANCE.

[Signature] PLANNING DIRECTOR

I, NORRIS Z. CLAYTON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 6262, PAGE 167, ETC.) (OTHER); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK NOTED; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I FURTHER CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

I CERTIFY THAT THE PLATS OR PLANS ACCURATELY DEPICT THE LEGAL BOUNDARIES AND THE PHYSICAL LOCATION OF THE UNITS AND OTHER IMPROVEMENTS RELATIVE TO THOSE BOUNDARIES.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 6TH DAY OF FEBRUARY, A.D. 2009

[Signature] SURVEYOR
REGISTRATION NUMBER 1-3182



REVIEW OFFICER:

CITY OF GREENSBORO, GUILFORD COUNTY, NC
[Signature] REVIEW OFFICER OF THE CITY OF GREENSBORO, NC, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

3-3-09 [Signature] DATE REVIEW OFFICER

THIS PLAT DOES NOT REQUIRE A CERTIFICATE OF APPROVAL BY THE DIVISION OF HIGHWAYS AS PROVIDED IN G.S. 136-102.6, SUB-

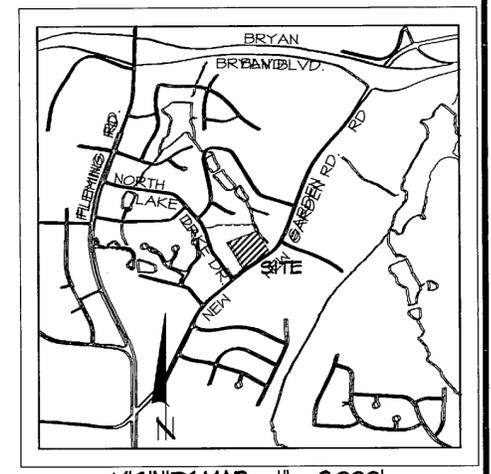
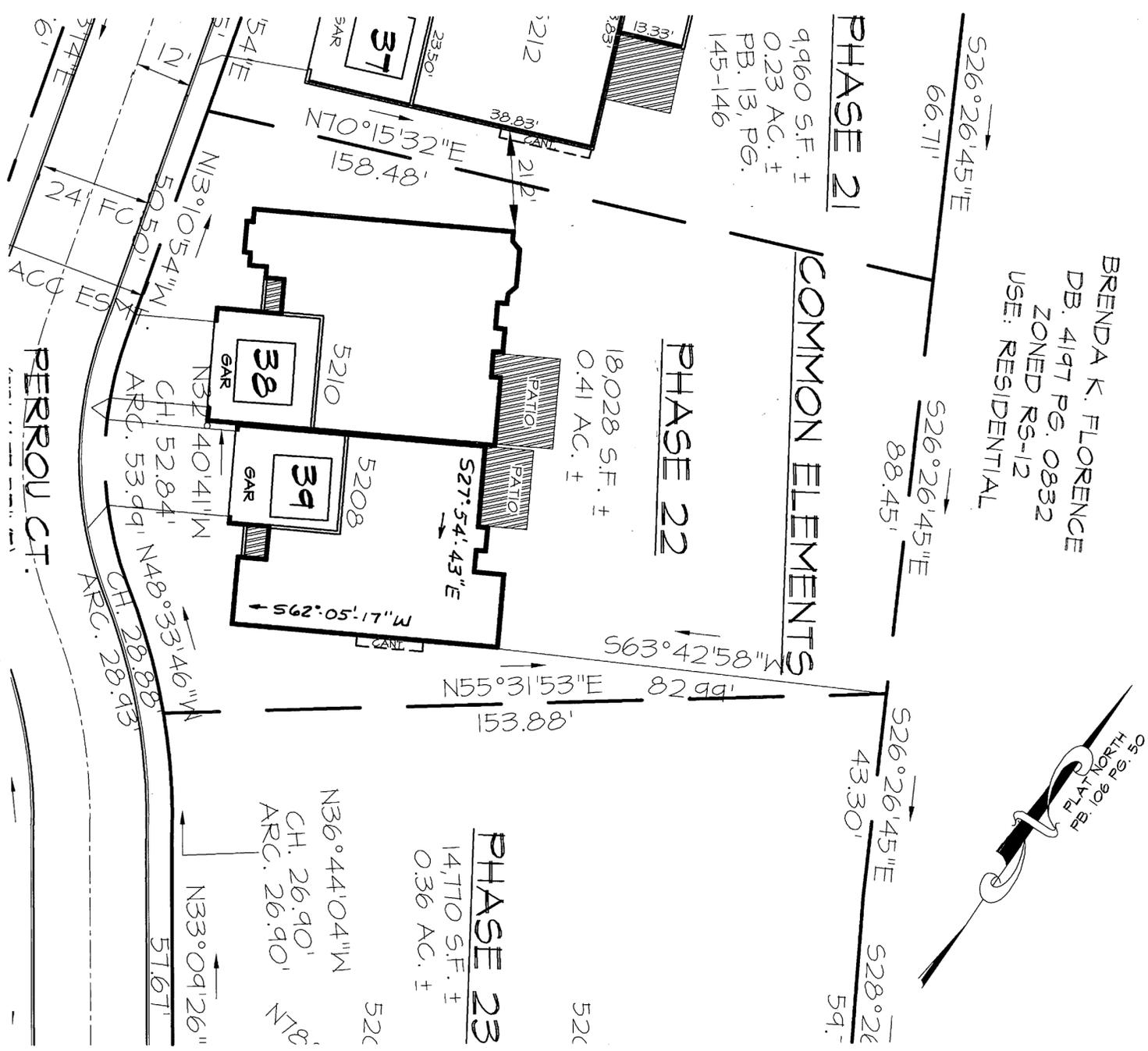
[Signature] DATE 3-3-09 PLANNING DIRECTOR

NOTES:

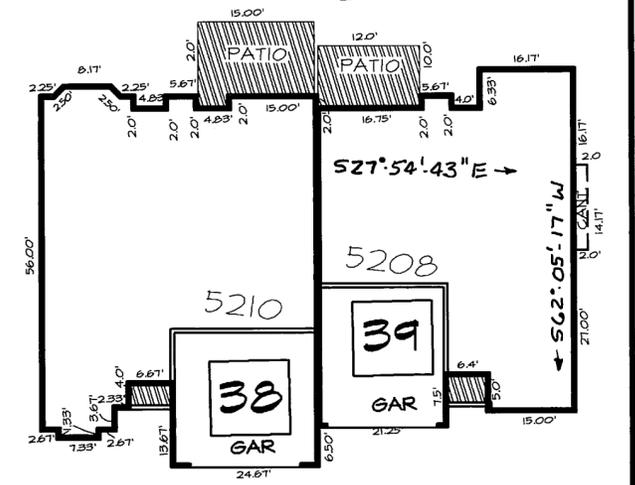
1. LINES BETWEEN PHASES HAVE NOT BEEN APPROVED AS PERMANENT PROPERTY LINES. D. STONE BUILDERS, INC. WILL DEVELOP AND CONVEY PROPERTY PHASE BY PHASE AT WHICH TIME SUCH PHASE WILL BE PLATTED AND RECORDED AS PART OF SEVEN GATES CONDOMINIUMS.

PHASING PLAN PREVIOUSLY RECORDED IN CPB. 13 PG 131

THE COMMON ELEMENTS HAVE BEEN CONVEYED TO, AND WILL BE MAINTAINED BY THE SEVEN GATES HOMEOWNERS ASSOCIATION AS RECORDED IN DEED BOOK 6567 PAGE 1447-1485.



VICINITY MAP ~ 1" = 2,000'
ALL DIMENSIONS ARE EXTERIOR DIMENSIONS



2009017416
GUILFORD CO, NC FEE \$42.00
03-26-2009 09:02:03 AM
JEFF L THIGPEN
REGISTER OF DEEDS
BY LINDA F. ALLRED
DEPUTY-GB
BK: C 14
PG: 38-39

I HEREBY CERTIFY THAT THESE PLATS AND PLANS CONTAIN ALL OF THE INFORMATION REQUIRED UNDER N.C. GENERAL STATUTES SECTION 47C-2-104 AND THAT THESE PLATS AND PLANS FULLY AND ACCURATELY DEPICT THE LAYOUT, CEILING AND FLOOR ELEVATIONS, UNIT NUMBERS AND DIMENSIONS OF THE UNITS, AS BUILT. I FURTHER CERTIFY THAT ALL STRUCTURAL COMPONENTS AND MECHANICAL SYSTEMS OF ALL BUILDINGS ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH THESE PLANS.



[Signature] REGISTERED ENGINEER
REGISTRATION NUMBER #10121
FEBRUARY 6, 2009
DATE

- LEGEND:
CE = COMMON ELEMENTS
EIP = EXIST. IRON PIPE
NIP = NEW IRON PIPE
CH = CHORD DISTANCE
CPB = CONDOMINIUM PLAT BOOK
FB = FLAT BOOK
DB = DEED BOOK
PS = PAGE
[] = UNIT LABELS
[] = LIMITED COMMON ELEMENTS

SETBACKS:
FRONT: 20'
SIDE: 15'
REAR: 50'

OWNERS:
D. STONE BUILDERS, INC.
2904 LAMNDALE DRIVE
GREENSBORO, NC 27429
PHONE (336) 288-4393

FINAL PLAT
SEVEN GATES
A CONDOMINIUM
PHASE 22
SHEET 1 OF 2
D. STONE BUILDERS, INC.

5210 & 5208 PERROU CT.
MOREHEAD TOWNSHIP, GUILFORD COUNTY
GREENSBORO, NORTH CAROLINA
SCALE: 1"=20' DATE: FEBRUARY 6, 2009

HUGH CREED ASSOCIATES, INC., P.A.
CONSULTING ENGINEERS & LAND SURVEYORS
P.O. BOX 9623 1306 W. WENDOVER AVE. GREENSBORO, N.C. 27408
PHONE: (336) 275-9826 OR (336) 275-8084 FAX: (336) 275-3379
B-1647-A

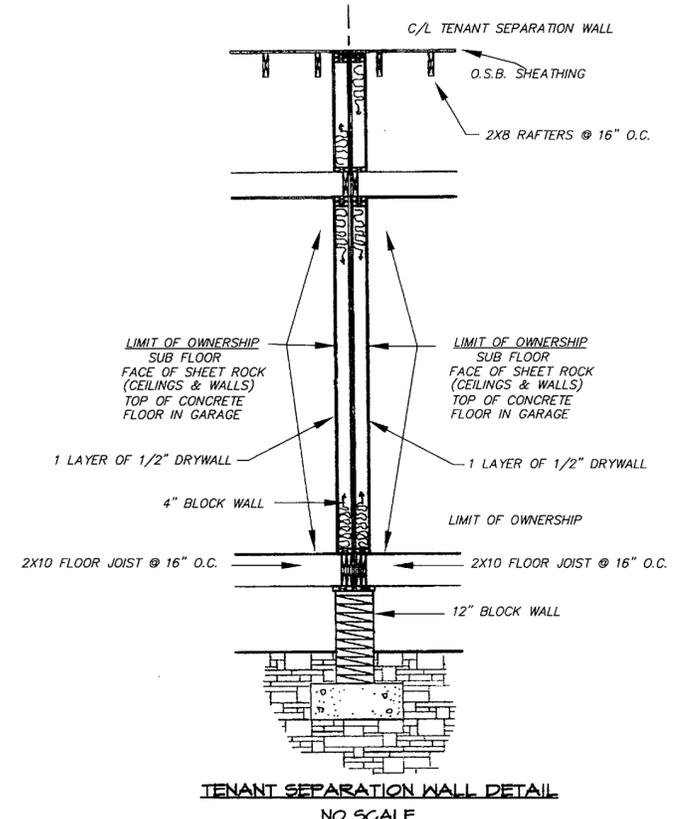
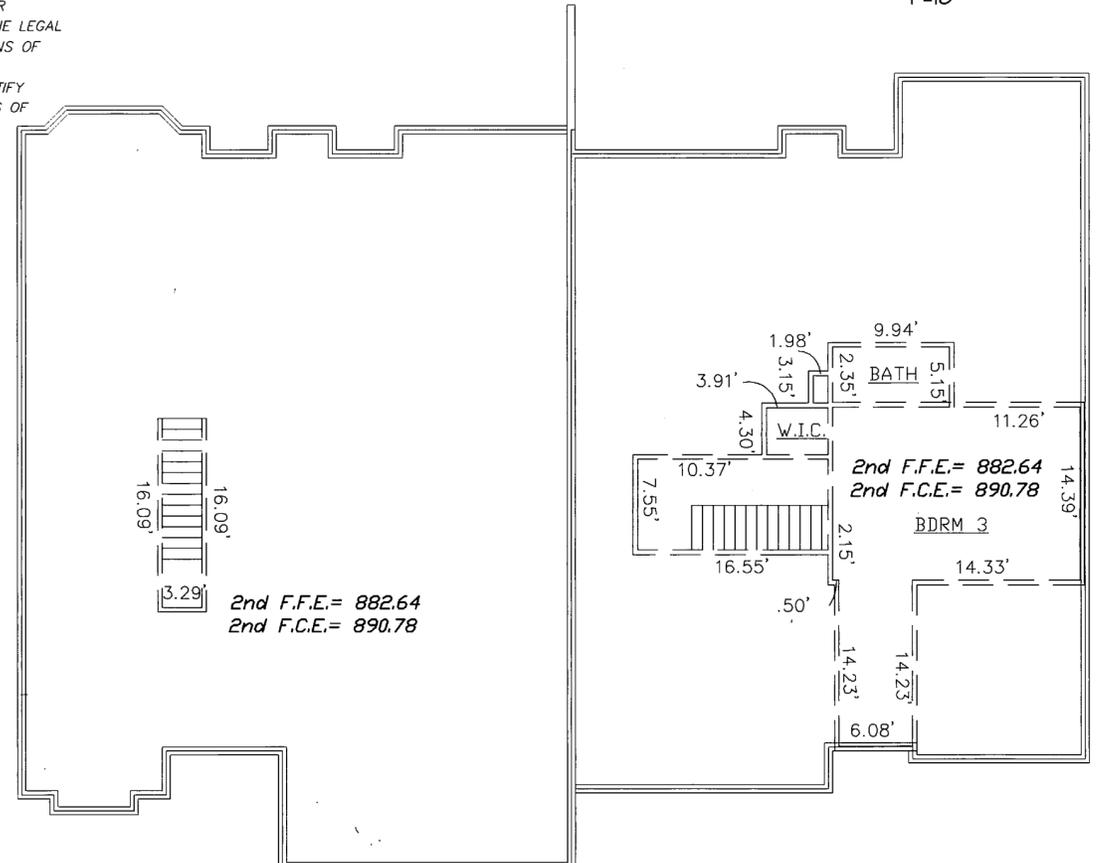
OCTOBER 7, 2008
PROJECTS 2005\D STONE\GATES PHASE2\PHASE2 SITE3.DWG

I CERTIFY THAT THESE PLATS AND PLANS CONTAIN ALL OF THE INFORMATION REQUIRED UNDER N.C. GENERAL STATUTES SECTION 47C-2-109 AND THAT THESE PLATS AND PLANS FULLY AND ACCURATELY DEPICT THE LAYOUT, LOCATION, CEILING AND FLOOR ELEVATIONS, UNIT NUMBERS AND DIMENSIONS OF THE UNITS, AS BUILT. I FURTHER CERTIFY THAT THESE PLATS AND PLANS ACCURATELY DEPICT THE LEGAL BOUNDARIES OF THE CONDOMINIUM AND THE PHYSICAL LOCATIONS OF UNITS AND OTHER IMPROVEMENTS CONSTRUCTED WITHIN THE CONDOMINIUM RELATIVE TO THOSE BOUNDARIES. I FURTHER CERTIFY THAT ALL STRUCTURAL COMPONENTS AND MECHANICAL SYSTEMS OF ALL BUILDINGS ARE SUBSTANTIALLY COMPLETED IN ACCORDANCE WITH THESE PLANS.

Norm J. Clayton
 PROFESSIONAL ENGINEER
 REGISTRATION NUMBER #10727
 FEBRUARY 6, 2009
 DATE



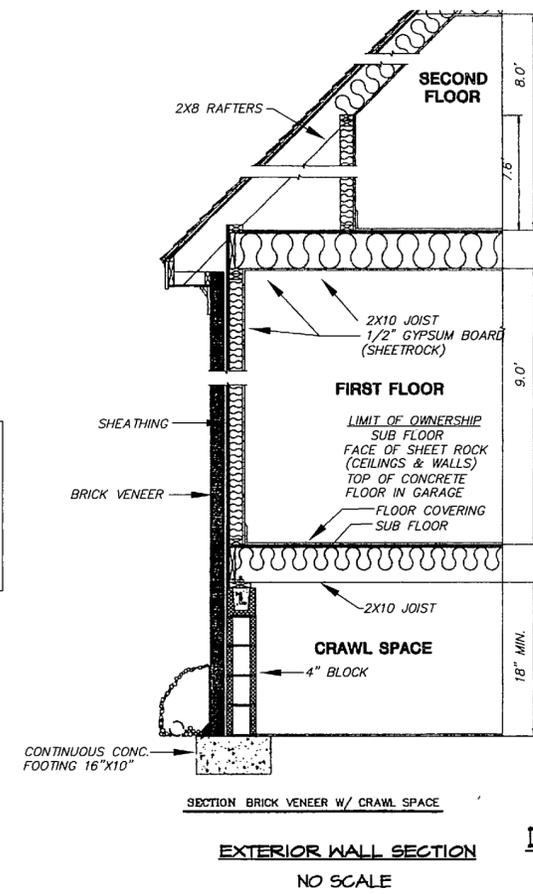
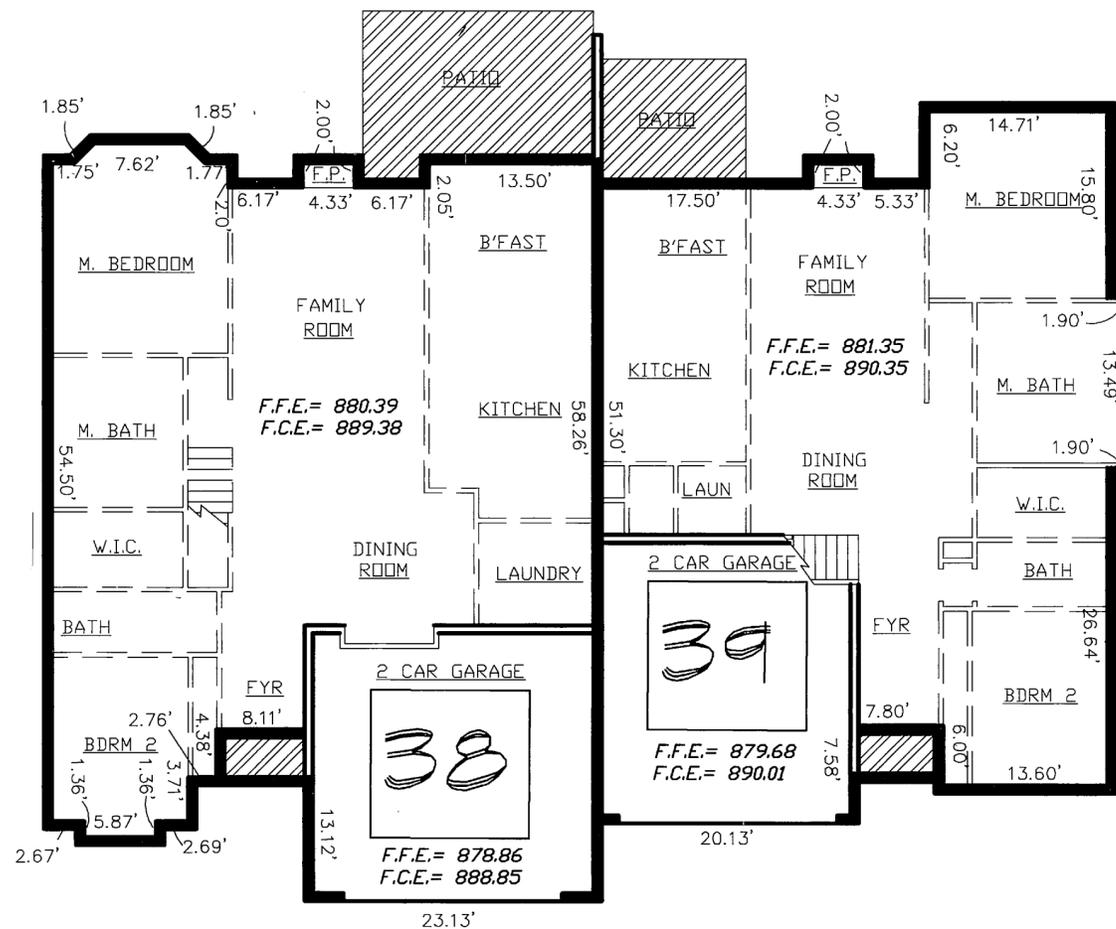
ALL DIMENSIONS ARE
 INTERIOR DIMENSIONS
 1"=10'



THE UNDERSIGNED HEREBY ACKNOWLEDGE(S) THIS PLAT AND ALLOTMENT TO BE OUR FREE ACT AND DEED AND HEREBY DEDICATE(S) TO PUBLIC USE AS STREETS, PLAYGROUNDS, PARKS, OPEN SPACES, AND EASEMENTS FOREVER ALL AREAS SO SHOWN OR INDICATED ON SAID PLAT, AND AUTHORIZE(S) THE CITY OF GREENSBORO TO RECORD THIS PLAT IN THE OFFICE OF THE REGISTER OF DEEDS OF GUILFORD COUNTY, N.C.

D. STONE BUILDERS, INC.

SIGNED *[Signature]*
 PRESIDENT
 ATTEST *[Signature]*
 SECRETARY



OWNERS:
 D. STONE BUILDERS, INC.
 2904 LAWNDALE DRIVE
 GREENSBORO, NC 27429
 PHONE (336) 288-4343

2009017416
 GUILFORD CO. NC FEE \$42.00
 PREPARED & RECORDED:
 03-26-2009 09:02:03 AM
 JEFF L. THIGPEN
 REGISTER OF DEEDS
 BY: LINDA F. ALLRED
 DEPUTY-08
 BK: C 14
 PG: 38-39

FINAL PLAT
SEVEN GATES
 A CONDOMINIUM
 PHASE 22
 SHEET 2 OF 2

D. STONE BUILDERS, INC.
 5210 & 5208 FERROU CT.
 MOREHEAD TOWNSHIP, GUILFORD COUNTY
 GREENSBORO, NORTH CAROLINA
 SCALE: AS NOTED DATE: FEBRUARY 6, 2009
HUGH CREED ASSOCIATES, INC., P.A.
 CONSULTING ENGINEERS & LAND SURVEYORS

LEGEND:
 F.F.E. = FINISHED FLOOR ELEVATION
 F.C.E. = FINISHED CEILING ELEVATION
 [] = UNIT LABELS
 [] = LIMITED COMMON ELEMENTS

P.O. BOX 9823
 1306 W. WENDOVER AVE.
 GREENSBORO, N.C. 27408
 PHONE: (336) 275-9826
 OR (336) 275-8084
 FAX: (336) 275-3379

OCTOBER 7, 2008 P:\PROJECTS\2005\5-D STONEY GATES PHASE2\PHASE2_SITES.DWG