

I HEREBY CERTIFY THAT THE TOWN OF CLAYTON NC HAS APPROVED THIS PLAT FOR RECORDING IN THE OFFICE OF THE JOHNSON COUNTY REGISTER OF DEEDS AND ACCEPTS THE DEDICATION OF STREETS, EASEMENTS, RIGHT-OF-WAY, AND PUBLIC LANDS SHOWN HEREON, BUT ASSUMES NO RESPONSIBILITY TO OPEN OR MAINTAIN THE SAME UNTIL IN THE OPINION OF THE CLAYTON TOWN COUNCIL, IT IS IN THE PUBLIC INTEREST TO DO SO.

12/14/06 **STEVE BIGGINS SE**
DATE TOWN MANAGER

VICINITY MAP

I, Michael W. Krause, PLS certify that this plat was drawn under my supervision from an actual survey made under my supervision, that the boundaries not surveyed are clearly indicated as drawn from information found in existing records as 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. Witness my original signature, registration number and seal this 30th day of August A.D. 2006.

Michael W. Krause
PROFESSIONAL LAND SURVEYOR L-5910

I, MICHAEL W. KRAUSE, PROFESSIONAL LAND SURVEYOR CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

Michael W. Krause
MICHAEL W. KRAUSE, PLS-5910

REFERENCES
DB 2752 PG 732
PB 64 PG 468
DB 3099 PG 897
DB 3108 PG 892
RESTRICTED COVENANTS
DB 3099 PG 865
PB 68 PG 62

LEGEND
PS IRON PIPE SET
IP IRON PIPE FOUND
(143) LOT NUMBER
-- SET BACK LINES
-- PERIMETER BUFFER
(72) STREET ADDRESS

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO THE PUBLIC AND PRIVATE USE AS NOTED. FURTHERMORE, I DEDICATE ALL ELECTRICAL SYSTEMS AND ALL SEWER AND WATER LINES TO THE TOWN OF CLAYTON.

DATE **12/15/06** PREVIOUS OWNERS **Steve & M. Jones**
DATE CURRENT OWNERS

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS
I HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND IN ACCORDANCE WITH THE TOWN OF CLAYTON ORDINANCES AND STANDARDS IN THE TOWN OF CLAYTON. THE AMOUNT OF \$ **20,700** HAS BEEN POSTED WITH THE TOWN OF CLAYTON TO ASSURE COMPLETION OF ALL REQUIRED IMPROVEMENTS IN THE CASE OF DEFAULT.

12/14/06 **STEVE BIGGINS SE**
DATE TOWN MANAGER

NOTES:

1. OPEN SPACE WILL BE PRIVATELY MANAGED THROUGH THE MITCHNER HILLS SUBDIVISION HOMEOWNER'S ASSOCIATION.
2. A TEN (10') FOOT UTILITY EASEMENT IS BEING CREATED ALONG, AND JUST INSIDE ALL RIGHT-OF-WAY LINES.
3. ALL LOTS ARE SUBJECT TO TOWN OF CLAYTON ZONING REQUIREMENTS.
4. ALL LOTS ARE SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
5. NO TITLE SEARCH RECEIVED AT TIME OF SURVEY.
6. NO MONUMENT REPORTED WITHIN 2000' OF SITE.
7. AREA COMPUTED BY COORDINATE METHOD.

DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE NOTED.

State of North Carolina, Johnston County
Recorded in Book **121**, Page **330**
Filed for Record **12/15/06**
Notary Public
Steve Biggins
Notary Seal

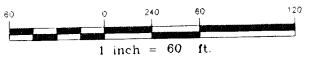
CURVE	RADIUS	DELTA	LENGTH	CHD-BRG	CHORD
C54	265.00	70°27'20"	32.94	N58°44'04"W	32.92
C55	191.94	54°15'31"	19.09	S80°56'00"E	19.08
C56	300.00	9°50'55"	51.57	S11°08'31"W	51.50
C57	250.00	26°42'01"	116.50	N82°52'03"E	115.45
C58	250.00	48°11'15"	210.26	N86°23'21"W	204.11
C59	409.45	41°04'14"	293.50	N48°14'23"E	287.26
C60	630.00	5°33'26"	61.11	N32°49'17"E	61.08
C61	184.26	30°22'52"	97.70	N63°51'22"W	96.56
C62	184.26	22°44'27"	73.13	N37°17'43"W	72.65
C63	184.26	9°19'45"	30.00	N21°15'37"W	29.97
C64	25.00	90°00'00"	39.27	N28°24'15"E	35.36
C65	125.00	28°25'35"	62.02	N87°37'03"E	61.38
C66	45.00	2°46'41"	18.68	S89°56'30"W	18.54
C67	45.00	32°14'29"	25.32	S61°55'56"W	24.99
C68	45.00	29°15'14"	22.98	S31°11'04"W	22.73
C69	45.00	32°53'02"	25.83	S00°06'56"W	23.55
C70	45.00	30°20'05"	23.82	S31°29'38"E	23.38
C71	45.00	30°07'01"	23.99	N87°53'02"E	23.70
C72	45.00	30°32'32"	23.99	N87°53'02"E	23.70
C73	45.00	38°11'44"	10.02	N53°33'54"E	29.47
C74	30.00	6°22'48"	23.52	S68°08'26"W	22.19
C75	175.00	1°12'14"	3.68	S78°46'17"E	3.68
C76	175.00	15°00'53"	45.86	S86°52'50"E	45.73
C77	175.00	12°12'28"	37.29	N79°30'29"E	37.22
C78	25.00	90°00'00"	39.27	N61°35'45"W	35.36
C79	25.00	90°04'51"	39.58	S28°45'41"W	35.58
C80	255.37	11°18'22"	50.39	S79°46'18"W	50.31
C81	255.37	15°53'56"	70.66	N85°37'33"W	70.64
C82	265.00	3°54'46"	18.10	S80°37'58"E	18.09
C83	265.00	10°10'35"	47.07	S87°40'38"E	47.01
C84	265.00	10°54'58"	50.49	N81°46'35"E	50.41
C85	265.00	10°43'04"	49.57	N70°57'34"E	49.50
C86	265.00	11°36'51"	53.72	N59°47'32"E	53.62
C87	265.00	11°36'36"	53.70	N48°10'53"E	53.61
C88	265.00	11°23'26"	52.68	N36°40'52"E	52.60
C89	265.00	11°06'51"	51.40	N25°25'44"E	51.32
C90	265.00	10°54'58"	50.49	N14°24'42"E	49.50
C91	265.00	10°43'04"	49.57	N03°35'48"E	48.59
C92	265.00	10°31'11"	48.86	N07°01'20"W	48.59
C93	265.00	10°31'11"	48.86	N17°52'11"W	48.59
C94	265.00	11°06'52"	51.41	N28°21'33"W	51.32
C95	265.00	10°08'10"	46.88	N38°59'04"E	46.82
C96	265.00	11°02'16"	51.44	N49°16'47"W	51.36
C97	265.00	7°07'20"	32.94	N58°44'04"W	32.92
C98	25.00	90°00'00"	39.27	N17°17'44"W	35.36
C99	570.00	0°44'47"	7.43	N28°04'39"E	7.43
C100	570.00	5°33'10"	58.56	N31°23'38"E	58.53
C101	570.00	0°56'29"	9.37	N34°48'28"E	9.37
C102	35.00	48°10'15"	29.63	N59°31'30"E	28.75
C103	55.00	39°23'46"	37.82	S64°05'04"W	37.08
C104	55.00	44°46'14"	42.98	S22°00'04"W	41.89
C105	55.00	31°49'20"	30.55	S16°17'43"E	30.16
C106	55.00	40°13'42"	38.62	S62°19'14"E	37.83
C107	55.00	40°13'42"	38.62	N87°27'04"E	37.83
C108	55.00	30°24'24"	29.19	N52°08'01"E	28.85
C109	55.00	30°38'10"	29.41	N21°16'44"E	29.06
C110	55.00	9°38'12"	9.25	N01°28'34"E	9.24
C111	35.00	58°56'33"	23.79	S16°07'44"W	23.33
C112	630.00	5°33'26"	61.11	N32°49'17"E	61.08
C113	630.00	2°20'18"	25.71	N28°52'25"E	25.71
C114	25.00	90°00'00"	39.27	S29°42'18"W	35.36
C115	215.00	7°26'19"	76.63	N44°38'45"W	76.23
C116	215.00	20°25'20"	70.26	N25°04'22"W	69.95
C117	215.00	18°43'28"	75.32	N05°40'28"W	74.94
C118	215.00	20°25'20"	76.63	N14°34'22"E	76.23
C119	215.00	16°03'12"	60.24	N32°48'38"E	60.04
C120	215.00	18°43'28"	70.26	N50°11'52"E	69.95
C121	215.00	19°55'23"	74.76	N69°31'23"E	74.38
C122	215.00	12°50'46"	74.47	N89°24'28"E	74.10
C123	215.00	1°59'14"	7.48	S79°40'22"E	7.48
C124	305.37	2°00'35"	10.71	N79°40'53"W	10.71
C125	305.37	9°06'14"	48.52	N85°14'17"W	48.47
C126	305.37	9°08'25"	48.72	S85°38'23"W	48.66
C127	305.37	7°10'02"	38.20	S77°29'10"W	38.18
C128	25.00	89°30'07"	39.05	S61°20'48"E	35.20
C129	234.26	3°56'43"	16.13	N18°34'06"W	16.13
C130	234.26	11°13'58"	45.93	N26°09'27"W	45.83
C131	234.26	11°26'48"	46.80	N37°29'30"W	46.72
C132	234.26	11°40'29"	47.73	N49°03'28"W	47.65
C133	234.26	11°23'41"	46.59	N60°35'33"W	46.51
C134	234.26	12°45'24"	52.16	N72°40'08"W	52.05

Now or Formerly
BBS BUILDERS AND DEVELOPMENT COMPANY
PIN # 1669-43-3584
DEED BOOK 2752 PG 732
PB64 PG 468

Now or Formerly
BBS BUILDERS AND DEVELOPMENT COMPANY
PIN # 1669-43-3584
DEED BOOK 2752 PG 829
PB64 PG 468

KSA
Krause Surveying Associates, Inc.

FINAL PLAT OF
MITCHNER HILLS SUBDIVISION
PHASE 2
PROPERTY OF
MITCHNER HILLS DEVELOPERS, LLC AND MITCHNER HILLS, LLC
TOWN OF CLAYTON JOHNSTON COUNTY NORTH CAROLINA
DATE: 10/31/06 SCALE: 1" = 60' SHEET 1 OF 2



owner: **BBS Development Company, LLC.**

DRAWN BY: **10/31/06** DRAWING: **PLAN102204**