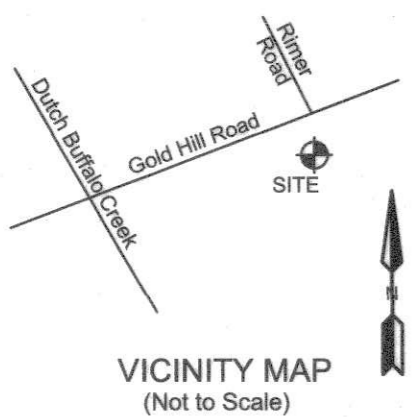


REVIEW OFFICERS CERTIFICATE

State of North Carolina County of Cabarrus
 I, Andrew S. Barrier, Review Officer of Cabarrus County, certify that the map or plat to which this certification is affixed, meets all statutory requirements for recording.
 Review Officer: *[Signature]* Date: 11/24/25

The reason for this revision is to change the interior property lines previously recorded in Map Bk. 106, Pg. 44

Total Area 3925647.34 sf 90.120 AC

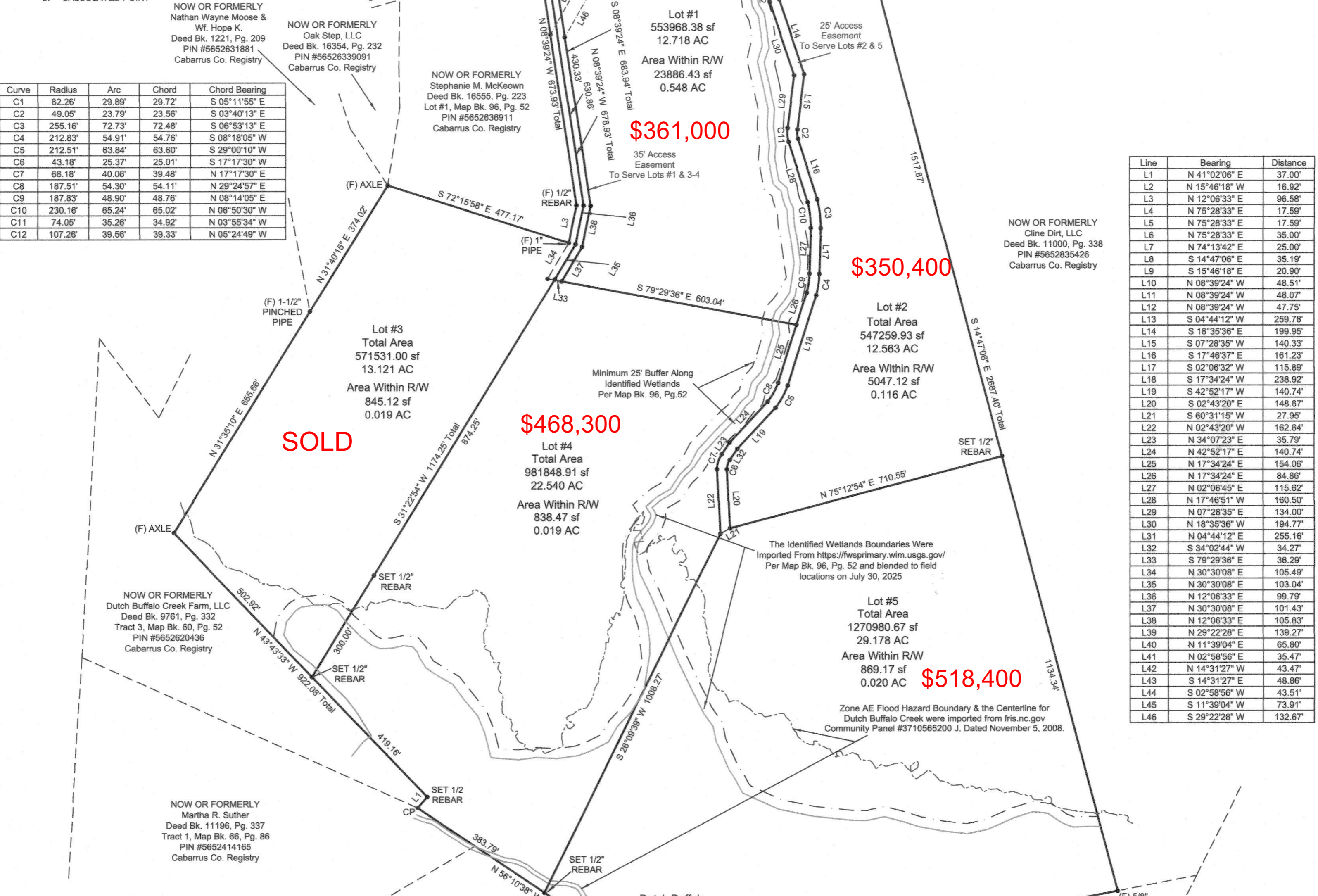


VICINITY MAP (Not to Scale)

- LEGEND
 R/W - RIGHT OF WAY
 (F) - FOUND
 (B) - BENT
 a/s - AS SHOWN
 CP - CALCULATED POINT

Curve	Radius	Arc	Chord	Chord Bearing
C1	82.26'	29.89'	29.72'	S 05°11'55" E
C2	49.05'	23.79'	23.56'	S 03°40'13" E
C3	255.16'	72.73'	72.48'	S 06°53'13" E
C4	212.83'	54.91'	54.76'	S 08°18'05" W
C5	212.51'	63.84'	63.60'	S 29°00'10" W
C6	43.18'	25.37'	25.01'	S 17°17'30" E
C7	68.18'	40.06'	39.48'	N 17°17'30" E
C8	187.51'	54.30'	54.11'	N 29°24'57" E
C9	187.83'	48.90'	48.76'	N 08°14'05" E
C10	230.16'	65.24'	65.02'	N 06°50'30" W
C11	74.05'	35.26'	34.92'	N 03°55'34" W
C12	107.26'	39.56'	39.33'	N 05°24'49" W

NOTES:
 * Future apparatus access: Should at any time in the future there be more than two group R-3 or Group U Occupancies served by the road or driveway shall be constructed as a fire apparatus access road in accordance with the NC Fire Prevention Code.
 * Areas without water supply systems: Due to fire flow requirements, the size of homes constructed on the referenced parcels shall be limited to 9,000 SF under roof including porches, garages, and attic spaces in accordance with the NC Fire Prevention Code and NFPA 1142 if the home does not contain an NFPA 13D sprinkler system. If the homes constructed on the referenced parcels contain a NFPA 13D sprinkler system, the size of the homes constructed on the referenced parcels shall be limited to 18,000 square feet under roof including porches, garages, and attic spaces in accordance with the NC Fire Prevention Code and NFPA 1142. These requirements are based on a 750 gallons per minute allowable fire flow according to NFPA 1142 and the OSFM water haul certification for the local fire department.
 * Lot must be accessible by a fire truck and have 13' of vertical clearance.
 * If property is subdivided into additional parcels, then a fire service access roadway will be required.

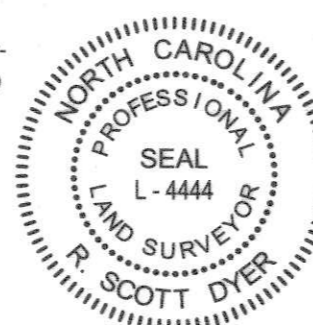


Line	Bearing	Distance
L1	N 41°02'06" E	37.00'
L2	N 15°46'18" W	16.92'
L3	N 12°06'33" E	96.58'
L4	N 75°28'33" E	17.59'
L5	N 75°28'33" E	17.59'
L6	N 75°28'33" E	35.00'
L7	N 74°13'42" E	25.00'
L8	S 14°47'06" E	35.19'
L9	S 15°46'18" E	20.90'
L10	N 08°39'24" W	48.51'
L11	N 08°39'24" W	48.07'
L12	N 08°39'24" W	47.75'
L13	S 04°44'12" W	259.78'
L14	S 18°35'36" E	199.95'
L15	S 07°28'35" W	140.33'
L16	S 17°48'37" E	161.23'
L17	S 02°06'32" W	115.89'
L18	S 17°34'24" W	238.92'
L19	S 42°52'17" W	140.74'
L20	S 02°43'20" E	148.67'
L21	S 60°31'15" W	27.95'
L22	N 02°43'20" W	162.64'
L23	N 34°07'23" E	35.79'
L24	N 42°52'17" E	140.74'
L25	N 17°34'24" E	154.06'
L26	N 17°34'24" E	84.86'
L27	N 02°06'45" E	115.62'
L28	N 17°46'51" W	160.50'
L29	N 07°28'35" E	134.00'
L30	N 18°35'36" W	194.77'
L31	N 04°44'12" E	255.16'
L32	S 34°02'44" W	34.27'
L33	S 79°29'36" E	36.29'
L34	N 30°30'08" E	105.49'
L35	N 30°30'08" E	103.04'
L36	N 12°06'33" E	99.79'
L37	N 30°30'08" E	101.43'
L38	N 12°06'33" E	105.83'
L39	N 29°22'28" E	139.27'
L40	N 11°39'04" E	65.80'
L41	N 02°58'56" E	35.47'
L42	N 14°31'27" W	43.47'
L43	S 14°31'27" E	48.86'
L44	S 02°58'56" W	43.51'
L45	S 11°39'04" W	73.91'
L46	S 29°22'28" W	132.67'

I, R. Scott Dyer, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 17234, page 304, etc.); that the boundaries not surveyed are clearly indicated as drawn from information found in Book n/a, page n/a; that the ratio of precision as calculated exceeds 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 19th day of November, A.D., 2025.

- I also certify to one or more of the following as indicated:
 ___ A. That this plat is of a survey that creates a subdivision of land within the the area of county or municipality that has an ordinance that regulates parcels of land;
 ___ B. That this plat is of a survey that is located in such portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land;
 ___ C. That this plat is of an existing parcel(s) of land;
 D. That this plat is of a survey of another category, such as the recombination of existing parcels, a court-ordered survey or other exception to the definition of subdivision;
 ___ E. That the information available to this surveyor 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.

[Signature]
 R. Scott Dyer, PLS #4444

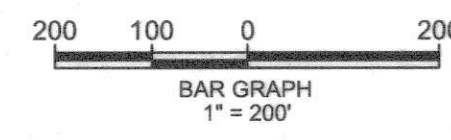


Certificate of Ownership and Dedication
 I hereby certify that I am the owner of the property shown and described herein and that I hereby adopt this plan of division of my property with my free consent, establishing any lines and features shown on this plat.
 Owner: *[Signature]* Date: 11/24/2025

- AO Dimension Stds.
 Min. Lot Size - 1 AC.
 Min Lot Width - 150'
 Min Front Setback - 75' (Minor Collector Rd.)
 Min Rear Setback - 30'
 Min Side Setback - 20'

Certificate of Approval for Recording
 This plat has been presented by the surveyor of record as exempt from subdivision requirements pursuant to NCGS 160D-802 and has not been reviewed for compliance with the Cabarrus County Development Ordinance.
 Subdivision Administrator: *[Signature]* Date: 11-24-2025

NOTES:
 * Deed Reference - Deed Bk. 17234, Pg. 304 Gold Hill Properties, LLC Dated December 18, 2024 Recorded in Cabarrus Co. Registry
 * Map Reference - 90.120 AC - Gold Hill Road Dated November 11, 2025 Map Bk. 106, Pg. 44 Recorded in Cabarrus Co. Registry Performed by R. Scott Dyer, PLS
 * Calculated points at all points unless otherwise noted.
 * Property subject to recorded and unrecorded rights of way, easements and agreements as may appear. A complete and full title search was not performed for this survey.
 * A portion of the subject property is located within a 100 year flood hazard area per Community Flood Panel #3710565200 J, Dated November 5, 2008.
 * PIN #5652730898, 5652735547, 5652627786 & 5652725323
 * Zoned: AO



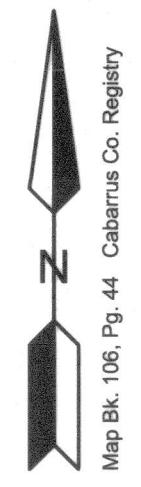
SHEET 1 OF 2	DATE	REVISION	BY	DRAWN BY S. Kinney	CHECKED BY S. Dyer	NLS NO. 24086	SCALE 1" = 200'	DATE November 11, 2025	Prepared for: Gold Hill Properties, LLC Owner: Gold Hill Properties, LLC 303 Executive Park Drive Concord, NC 28025	90.120 AC - Gold Hill Road Revised Township No. 6 Cabarrus County, NC	EXEMPTION PLAT	NORSTAR LAND SURVEYING, INC. 552-B Newell Street NW Concord, NC 28025 Ph 704 721 6651 Fax 704 721 6653 Firm Lic. # C-2294	
	DATE	REVISION	BY										

Filed 11/24/2025 1:58pm tmf Book 107 Page 87

Filed 11/24/2025 1:58 pm tmf Book 107 Page 88



VICINITY MAP
(Not to Scale)



Map Bk. 106, Pg. 44 Cabarrus Co. Registry

NOW OR FORMERLY
R. Giles Moss & wf. Debra
Deed Bk. 6935, Pg. 261
PIN #5652647476
Cabarrus Co. Registry

Osprey Lake, Map II
Map Bk. 31, Pg. 92
Cabarrus Co. Registry

NOW OR FORMERLY
Cline Dirt, LLC
Deed Bk. 11000, Pg. 338
PIN #5652835426
Cabarrus Co. Registry

NOW OR FORMERLY
Stephanie M. McKeown
Deed Bk. 16555, Pg. 223
Lot #1, Map Bk. 96, Pg. 52
PIN #5652636911
Cabarrus Co. Registry

Lot #1
553968.38 sf
12.718 AC
Area Within R/W
23886.43 sf
0.548 AC

Lot #3
Total Area
571531.00 sf
13.121 AC
Area Within R/W
845.12 sf
0.019 AC

Lot #2
Total Area
547259.93 sf
12.563 AC
Area Within R/W
5047.12 sf
0.116 AC

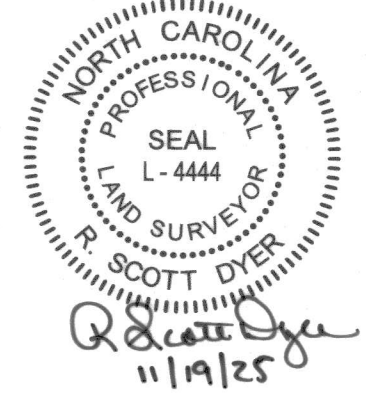
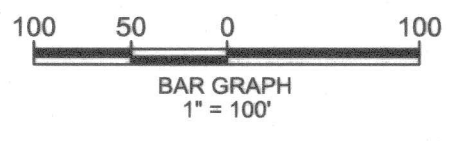
Lot #4
Total Area
981848.91 sf
22.540 AC
Area Within R/W
838.47 sf
0.019 AC

Lot #5
Total Area
1270980.67 sf
29.178 AC
Area Within R/W
869.17 sf
0.020 AC

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L12	N 34°07'23" E	35.79'
L13	N 17°34'24" E	84.86'
L14	N 73°45'27" W	18.06'
L15	N 73°45'27" W	17.13'
L16	N 30°30'08" E	101.74'
L17	N 30°30'08" E	103.04'
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L19	S 11°39'04" W	65.80'
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C11	74.05'	35.26'	34.92'	N 03°55'34" W
C12	107.26'	39.56'	39.33'	N 05°24'49" W

Minimum 25' Buffer Along
Identified Wetlands
Per Map Bk. 96, Pg. 52



SHEET 2 OF 2	DATE	REVISION	BY

Prepared for: Gold Hill Properties, LLC
Owner: Gold Hill Properties, LLC
303 Executive Park Drive
Concord, NC 28025

90.120 AC - Gold Hill Road Revised
Township No. 6 Cabarrus County, NC

DATE: November 14, 2025
SCALE: 1" = 100'
NLS NO.: 24086
DRAWN BY: S. Kimrey
CHECKED BY: S. Dyer

EXEMPTION PLAT

NORSTAR LAND SURVEYING, INC.
552-B Newell Street NW
Concord, NC 28025
Ph 704 721 6651
Fax 704 721 6653
Firm Lic. # C-2294

