

NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD CONSTRUCTION
STANDARDS CERTIFICATION
APPROVED _____ DISTRICT ENGINEER
This the _____ Day of _____, 20____
NORTH CAROLINA - FORSYTH COUNTY

PLANNING DEPARTMENT/REVIEW OFFICER
FINAL SUBDIVISION PLAT APPROVAL
This is to certify that this plat meets the recording requirements
of the Unified Development Ordinance Subdivision Regulations for
Winston-Salem, Forsyth County.
Approved _____ Review
Director of Planning/Review Officer
This the 10th day of January, 2003
NORTH CAROLINA - FORSYTH COUNTY

SURVEYORS CERTIFICATION
I, John E. Beeson, certify that this plat was drawn under
my supervision from an actual survey made under my supervision
(description recorded in Deed Book 2096, Page 402, or Plat Book
Page _____) and that the ratio of precision as calculated
is 1:10,000+; that this plat was prepared in accordance with G.S.
47-50 as amended. Witness my original signature, registration number
and seal this 7 day of JAN, A.D. 2003.

Surveyor
IL-1828
Registration Number
NORTH CAROLINA - FORSYTH COUNTY

I, John E. Beeson, Registered Land Surveyor, Number L-1828, certify to one
of the following as indicated by an X:
X a. 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;
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 a survey of an existing parcel or parcels 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 a 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.

Surveyor
L-1828
Registration Number
NORTH CAROLINA - FORSYTH COUNTY

FORSYTH COUNTY REGISTER OF DEEDS
PLAT REGISTRATION
Filed for Registration at 9:44 a.m. A.M.
This the 10 day of Jan, 2003 and recorded
in Plat Book 45, Page 95
Filing Fee Paid: Dickie C. Wood, Register of Deeds
\$21.00 By P. Biles
Deputy - Assistant

RIGHT-OF-WAY CURVE DATA				
CURVE	LENGTH	RADIUS	CHORD	BEARING
C15	30.35	35.00	29.41	S32°21'24"W
C16	28.32	50.00	27.94	N40°58'11"E
C17	54.07	50.00	51.48	N06°14'19"W
C18	38.86	50.00	37.89	N59°29'13"W
C19	40.14	50.00	39.07	S75°15'00"W
C20	54.07	50.00	51.48	S21°16'19"W
C21	28.32	50.00	27.94	S25°56'11"E
C22	30.35	35.00	29.41	N17°19'24"W

Certificate of Ownership and Dedication:

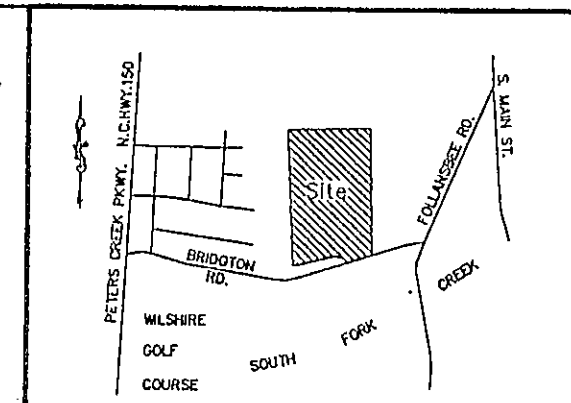
We the undersigned hereby certify that We are the owners of the
property described hereon, which is located within the subdivision
jurisdiction of Forsyth County, and that We hereby adopt this subdivision
plan with our free consent, and establish minimum building setback
lines, and dedicate all streets, alleys, walks, parks and other sites,
and easements to public or private use as noted.

1-9-03 Pennston Corp. By Bruce E. Hubbard
Date Owner's Signature
Pennston Corp. BRUCE E. HUBBARD
Print Owner's Name Here

North Ref:
PER P.B.27, Pg.47



Notes:
All distances shown on this plat are horizontal Distances.
3/4" Iron Pipes at all corners unless otherwise noted.
There are no N.C.G.S., U.S.C. & G., or other Geodetic
survey Monuments within 2,000 Feet of this site.
Public Streets and Public Utilities.
Property shown is zoned RS-9 (PRD)
New Tax Block: 6---



Location Map (n.t.s.)

This Survey is subject to any facts that may be
disclosed by a full and accurate title search, NOT
furnished me as of this date, and may be subject
to easements, rights-of-way, restrictive covenants,
assessments, if any, as the same may appear of
record in the Office of the Register of Deeds, Clerk
of Court, Town or County Tax Office or which may
have been acquired by prescriptive use.

Plat Book: 45
Page: 95

TAX LOT 14, BLOCK 2705
SAMUEL B. POPE
ESTATE FILE 73E248
REF. P.B.27, Pg.47

This 10 day of Jan, 2003
DICKIE C. WOOD, Register of Deeds
P. Biles
Deputy - Assistant

The purpose of this plat is to rerecord
lots 56-65 The Gardens at Bridgton Place and
lots 66-68 Bridgton Place, Sec III previously
recorded in Plat Book 45, Page 91

The Gardens at Bridgton Place
Lots 20-65, The Gardens at Bridgton Place are subject
to the Declaration of Covenants for the Home Owners Association
recorded at Deed Book 2125, Page 1280, and is subject to the
Restrictive Covenants recorded at Deed Book 2311,
Page 1343, and any subsequent amendments thereto.

Bridgton Place, Section III Lots:
Lots 17-19 and 66-68 of Bridgton Place Section III are subject
to any and all Restrictive Covenants previously recorded for Sections
and Phases of Bridgton Place. This includes but is not limited to
those recorded at Deed Book 2269, Page 1138; and are also subject
to the Declaration of Covenants for the Home Owners Association
recorded at Deed Book 2125, Page 1280, and any subsequent
amendments thereto.

Scale 1" = 60 ft

REVISED The Gardens at Bridgton Place Lots 56-65 Bridgton Place, Section III Lots 66-68		
Owner/Developer: Pennston Corp. 2110 Cloverdale Avenue Winston-Salem, N.C. 27103 (336) 723-0303		
FIELD WORK BY: CJ/CM/PJ/GS	CHECKED BY: JEB	
TAX MAP: 630826	PARCEL: Existing Tax Block 3868 Part of Lot 1C	
TOWNSHIP: Winston	CITY: Winston-Salem	COUNTY: Forsyth
STATE: N.C.	DATE: 1-09-03	SHEET NUMBER: 1 of 1
JOB NUMBER: 99224.rps	DRAWN BY: TLBN	
BEESON ENGINEERING INC. ENGINEERS SURVEYORS PLANNERS 503 HIGH STREET WINSTON-SALEM, NC 27101 TELEPHONE: (336)-748-0071		



Legend
● EIP.....Existing Iron Pipe
● NIP.....New Iron Pipe
▲ Stone.....Stone (found)
• Pt.....Point on the ground
● C.C.....Control Corner
②Centerline Curve Number

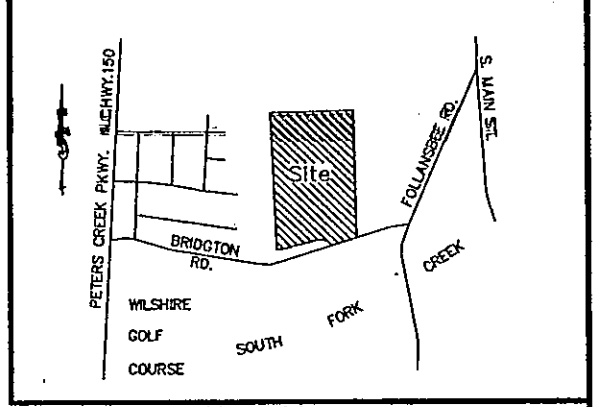
North Carolina Department of Transportation Division of Highways. Planning Department/Review Officer Final Subdivision Plat Approval. Surveyors Certification. John E. Beeson Registered Land Surveyor, Number L-1828. Forsyth County Register of Deeds Plat Registration. Filed for Registration at 9:31 o'clock A.M. This the 6 Day of Jan, 2003 and recorded in Plat Book 45, Page 91-92. Filing Fee Paid: \$42.00. Dickey C. Wood, Register of Deeds. P. Baker, Deputy - Assistant.

RIGHT-OF-WAY CURVE DATA

CURVE	LENGTH	RADIUS	CHORD	BEARING
C15	30.35	35.00	29.41	S32°21'24"W
C16	28.32	50.00	27.94	N40°58'11"E
C17	54.07	50.00	51.48	N06°14'19"W
C18	38.86	50.00	37.89	N59°29'13"W
C19	40.14	50.00	39.07	S75°15'00"W
C20	54.07	50.00	51.48	S21°16'19"W
C21	28.32	50.00	27.94	S25°56'11"E
C22	30.35	35.00	29.41	N17°19'24"W



Notes:
All distances shown on this plat are horizontal Distances.
3/4" Iron Pipes at all corners unless otherwise noted.
There are no N.C.G.S., U.S.C. & G., or other Geodetic survey Monuments within 2,000 Feet of this site.
Public Streets and Public Utilities.
Property shown is zoned RS-9 (PRD)
New Tax Block: 6



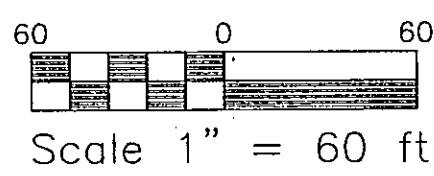
Plat Book: 45
Page: 91
102

North Carolina - Forsyth County
I hereby certify that this is a true and accurate copy of a record which appears in the office of the Register of Deeds of Forsyth County, N.C.
This 6 day of Jan, 2003
DICKIE C. WOOD, Register of Deeds
P. Baker, Deputy - Assistant

The purpose of this plat is to record lots 17-19, and 66-68, Bridgton Place, Sec III as well as lots 20-65, The Gardens at Bridgton Place

The Gardens at Bridgton Place
Lots 20-65, The Gardens at Bridgton Place are subject to the Declaration of Covenants for the Home Owners Association recorded at Deed Book 2125, Page 1280, and is subject to the the Restrictive Covenants recorded at Deed Book 2311, Page 1343, and any subsequent amendments thereto.

Bridgton Place, Section III Lots:
Lots 17-19 and 66-68 of Bridgton Place Section III are subject to any and all Restrictive Covenants previously recorded for Sections and Phases of Bridgton Place. This includes but is not limited to those recorded at Deed Book 2269, Page 1138; and are also subject to the Declaration of Covenants for the Home Owners Association recorded at Deed Book 2125, Page 1280, and any subsequent amendments thereto.



Bridgton Place, Section III
Lots 17-19 and 66-68
The Gardens at Bridgton Place Lots 20-65
Owner/Developer:
Pennston Corp.
2110 Cloverdale Avenue
Winston-Salem, N.C. 27103
(336) 723-0303

FIELD WORK BY CJ/CM/PJ/GS	CHECKED BY: JEB	
TAX MAP: 630826	PARCEL: Existing Tax Block 3868 Part of Lot 1C	
TOWNSHIP: Winston	CITY: Winston-Salem	COUNTY: Forsyth
STATE: N.C.	DATE: 12-11-02	SHEET NUMBER: 1 of 2
JOB NUMBER: 99224.rp3	DRAWN BY: TLBN	

BEESON ENGINEERING INC.
SURVEYORS PLANNERS
503 HIGH STREET
WINSTON-SALEM, NC 27101
TELEPHONE: (336)-748-0071

NORTH CAROLINA DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD CONSTRUCTION
STANDARDS CERTIFICATION
APPROVED _____
DISTRICT ENGINEER
This the _____ Day of _____, 20____
NORTH CAROLINA - FORSYTH COUNTY

PLANNING DEPARTMENT/REVIEW OFFICER
FINAL SUBDIVISION PLAT APPROVAL
This is to certify that this plat meets the recording requirements
of the Unified Development Ordinance Subdivision Regulations for
Winston-Salem/Forsyth County.
I, GLENN M. SIMMONS, JR., Review
Officer of Forsyth County, certify that the map or plat to which this
certification is affixed meets all statutory requirements for recording.
Approved _____
Director of Planning/Review Officer
This the 3 day of JANUARY, 2003
NORTH CAROLINA - FORSYTH COUNTY

SURVEYORS CERTIFICATION
I, John E. Beeson, Registered Land Surveyor, Number L-1828, certify to one
of the following as indicated by an X:
X a. 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;
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 a survey of an existing parcel or parcels 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 a 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 f. above.

Surveyor
NORTH CAROLINA - FORSYTH COUNTY
L-1828
Registration Number

I, John E. Beeson, Registered Land Surveyor, Number L-1828, certify to one
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parcels, a court-ordered survey or other exception to the definition of a subdivision;
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determination to the best of my professional ability as to provisions contained in
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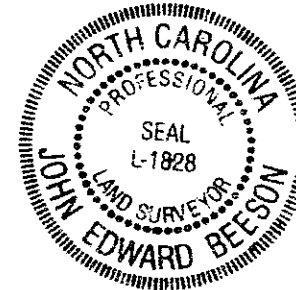
Surveyor
NORTH CAROLINA - FORSYTH COUNTY
L-1828
Registration Number

FORSYTH COUNTY REGISTER OF DEEDS
PLAT REGISTRATION
Filed for Registration at 9:31 o'clock A. M.
This the 16 Day of Jan, 2003 and recorded
in Plat Book 45, Page 91-92
Filing Fee Paid: \$42.00
By Dickie C. Wood, Register of Deeds
Deputy - P. B. Mc

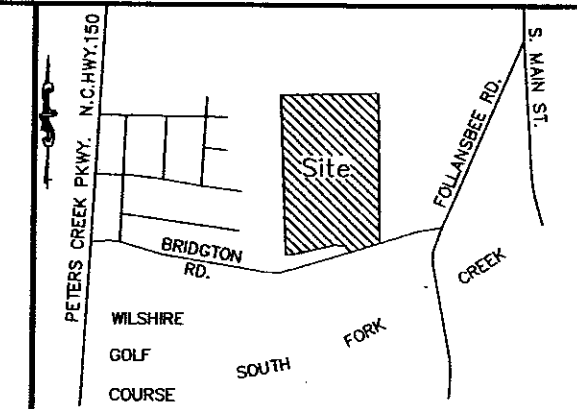
RIGHT-OF-WAY CURVE DATA				
CURVE	LENGTH	RADIUS	CHORD	BEARING
C1	25.32	370.00	25.31	S05°33'24"W
C2	50.18	370.00	50.14	S00°17'18"E
C3	50.49	370.00	50.45	S08°04'57"E
C4	50.48	370.00	50.44	S15°54'00"E
C5	51.22	370.00	51.18	S23°46'27"E
C6	7.11	35.00	7.10	N21°55'15"W
C7	35.67	35.00	34.15	N13°05'46"E
C8	47.56	47.00	45.56	S13°18'08"W
C9	43.61	47.00	42.06	S42°16'13"E
C10	85.01	47.00	73.89	N59°19'58"E
C11	28.92	47.00	28.47	N10°06'42"W
C12	77.96	330.00	77.78	S20°58'20"E
C13	80.32	330.00	80.13	S07°13'53"E
C14	44.78	330.00	44.75	S03°37'45"W

CENTERLINE CURVE DATA			
CURVE	LENGTH	RADIUS	DELTA ANGLE
(1)	215.37	350.00	35°15'24"

Certified - Forsyth County
This is to certify that this is a true and accurate copy
of the original and has been filed in the Office of the Register
of Deeds of Forsyth County, N.C.
The 16 day of Jan, 2003
Dickie C. Wood, Register of Deeds
P. B. Mc
Deputy - Assistant



Notes:
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3/4" Iron Pipes at all corners unless otherwise noted.
There are no N.C.G.S., U.S.C. & G., or other Geodetic
survey Monuments within 2,000 Feet of this site.
Public Streets and Public Utilities.
Property shown is zoned RS-9 (PRD)
New Tax Block: 6395
Total number of lots this section: 52



Location Map (n.t.s.)

This Survey is subject to any facts that may be
disclosed by a full and accurate title search, NOT
furnished me as of this date, and may be subject
to easements, rights-of-way, restrictive covenants,
assessments, if any, as the same may appear of
record in the Office of the Register of Deeds, Clerk
of Court, Town or County Tax Office or which may
have been acquired by prescriptive use.

Plat Book: 45
Page: 92
302

TAX LOT 14, BLOCK 2705
SAMUEL B. POPE
ESTATE FILE 73E248
REF. P.B.27, Pg.47

North Ref:
PER P.B.27, Pg.47

The purpose of this plat is to record
lots 17-19, and 66-68, Bridgton Place, Sec III
as well as lots 20-65, The Gardens at Bridgton Place

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amendments thereto.

60 0 60
Scale 1" = 60 ft

Bridgton Place, Section III
Lots 17-19 and 66-68
The Gardens at Bridgton Place Lots 20-65
Owner/Developer:
Pennston Corp.
2110 Cloverdale Avenue
Winston-Salem, N.C. 27103
(336) 723-0303

FIELD WORK BY CJ/CM/PJ/GS	CHECKED BY: JEB	
TAX MAP: 630826	PARCEL: Existing Tax Block 3868 Part of Lot 1C	
TOWNSHIP: Winston	CITY: Winston-Salem	COUNTY: Forsyth
STATE: N.C.	DATE: 12-11-02	SHEET NUMBER: 2 of 2
JOB NUMBER: 99224.rp3	DRAWN BY: TLBN	

BEESON ENGINEERING INC.
ENGINEERS SURVEYORS PLANNERS
503 HIGH STREET
WINSTON-SALEM, NC 27101
TELEPHONE: (336)-748-0071

