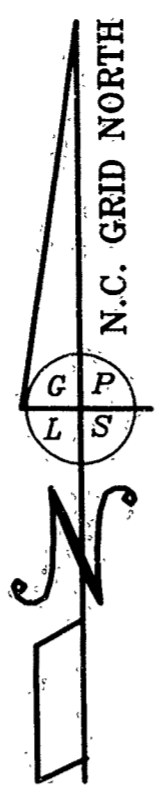


- LEGEND :**
- I.P.S. -- 5/8" REBAR IRON PIN SET
 - I.P.F. -- IRON PIPE OR PIN FOUND
 - A.M.S. -- ALUMINUM MONUMENT SET
 - A.M.F. -- ALUMINUM MONUMENT FOUND
 - C.M.F. -- CONCRETE MONUMENT FOUND
 - P.S.F. -- PLANTED STONE FOUND
 - P.O.B. -- POINT OF BEGINNING
 - E.O.P. -- EDGE OF PAVEMENT
 - U.P. -- UNMARKED POINT
 - P.I. -- POINT OF INTERSECTION
 - P.P. -- POWER OR PHONE POLE
 - D.B. -- DEED BOOK
 - R/W -- RIGHT OF WAY
 - A.C. -- ALUMINUM CAP STAMPED: R.E. PARKER, R.L.S., L1479
 - CTR. -- CENTER
 - FNC. -- FENCE
 - COR. -- CORNER
 - C.L.F. -- CHAIN LINK FENCE
 - BR. -- BRANCH
 - RD. -- ROAD
 - C.O.RD. -- CENTER OF ROAD
 - T.O.R. -- TOP OF RIDGE
 - P.C. -- PLASTIC CAP STAMPED GENE PARKER, P.L.S., 1479
 - P- -- OVERHEAD POWER AND/OR PHONE LINES
 - R.S.F. -- RAILROAD SPIKE FOUND
 - S.S.S. -- SURVEY SPIKE SET
 - L.P. -- LIGHT POLE
 - S.S.M.H. -- SANITARY SEWER MANHOLE



SUMMARY

TOTAL PROJECT AREA	43.8 AC.
NUMBER OF LOTS	14
MIN. LOT SIZE	2,241.9 AC.
MAX. LOT SIZE	4,326.7 AC.
LENGTH OF PUBLIC RD.	NONE
LENGTH OF PRIVATE RD.	4200'
WATER SYSTEM	INDIVIDUAL
SEWER SYSTEM	INDIVIDUAL
CURRENT ZONING	NONE
FUTURE ZONING	NONE
AREA IN FLOOD HAZARD ZONE	NONE

BUILDING SETBACKS :

FRONT	50' FROM CENTER OF ROAD
REAR	25'
SIDE	15'

EXISTING USE OF LAND: FOREST
ALL BUILDING SITES ARE ABOVE ELEVATION 2540.

A MAJOR SUBDIVISION
SECTION 1, PHASE 1

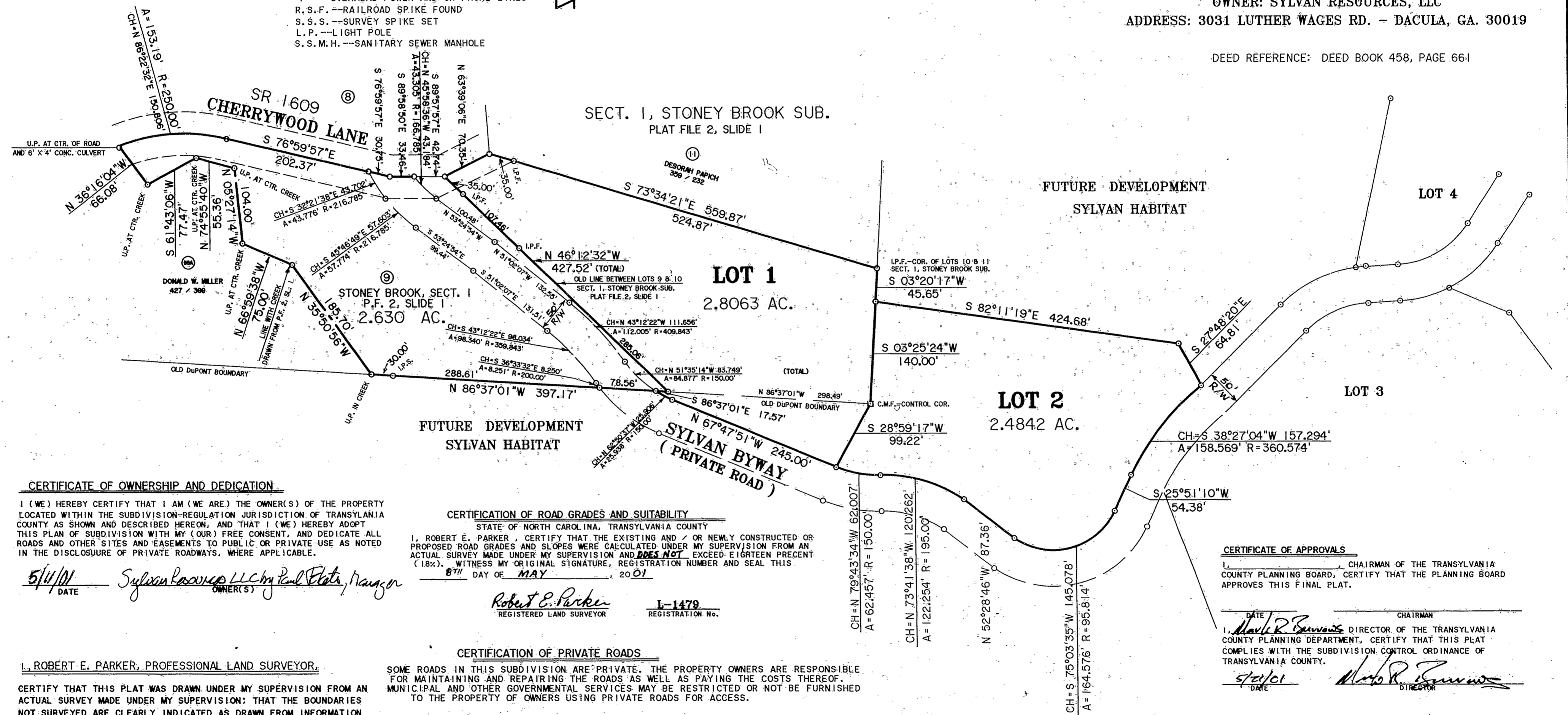
SYLVAN HABITAT

DUNNS ROCK TOWNSHIP & LITTLE RIVER TOWNSHIP
TRANSYLVANIA COUNTY, NORTH CAROLINA

OWNER: SYLVAN RESOURCES, LLC
ADDRESS: 3031 LUTHER WAGES RD. - DACULA, GA. 30019

DEED REFERENCE: DEED BOOK 458, PAGE 661

NOTE:
ALL CORNERS ARE 5/8" REBAR PINS SET UNLESS OTHERWISE NOTED.



CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY LOCATED WITHIN THE SUBDIVISION-REGULATION JURISDICTION OF TRANSYLVANIA COUNTY AS SHOWN AND DESCRIBED HEREON, AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, AND DEDICATE ALL ROADS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED IN THE DISCLOSURE OF PRIVATE ROADWAYS, WHERE APPLICABLE.

5/11/01 DATE
Sylvan Resources, LLC by Paul Elster, Manager OWNER(S)

CERTIFICATION OF ROAD GRADES AND SUITABILITY

STATE OF NORTH CAROLINA, TRANSYLVANIA COUNTY
I, ROBERT E. PARKER, CERTIFY THAT THE EXISTING AND / OR NEWLY CONSTRUCTED OR PROPOSED ROAD GRADES AND SLOPES WERE CALCULATED UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION AND DOES NOT EXCEED EIGHTEEN PERCENT (18%). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 8TH DAY OF MAY, 2001

Robert E. Parker REGISTERED LAND SURVEYOR L-1479 REGISTRATION NO.

CERTIFICATION OF PRIVATE ROADS

SOME ROADS IN THIS SUBDIVISION ARE PRIVATE. THE PROPERTY OWNERS ARE RESPONSIBLE FOR MAINTAINING AND REPAIRING THE ROADS AS WELL AS PAYING THE COSTS THEREOF. MUNICIPAL AND OTHER GOVERNMENTAL SERVICES MAY BE RESTRICTED OR NOT BE FURNISHED TO THE PROPERTY OF OWNERS USING PRIVATE ROADS FOR ACCESS.

STATE OF NORTH CAROLINA - COUNTY OF TRANSYLVANIA

I, Mark R. Evers, REVIEW OFFICER OF TRANSYLVANIA COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

COUNTY OF TRANSYLVANIA
STATE OF NORTH CAROLINA
PRESENTED FOR REGISTRATION AND RECORDED IN PLAT FILE 9 SLIDE 200
THIS 22 DAY OF May, 2001 AT 10:40 O'CLOCK A.M.

Julie A. Edwards, Register of Deeds
REGISTER OF DEEDS

STATUTORY CLASSIFICATION: G.S. 47-30(1)(11)(a)

CERTIFICATE OF APPROVALS

CHAIRMAN OF THE TRANSYLVANIA COUNTY PLANNING BOARD, CERTIFY THAT THE PLANNING BOARD APPROVES THIS FINAL PLAT.

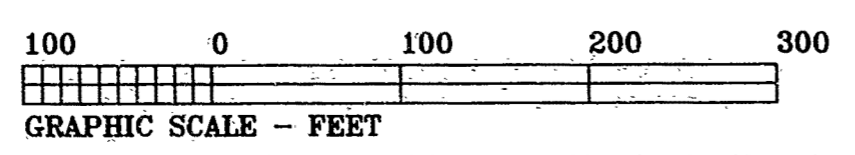
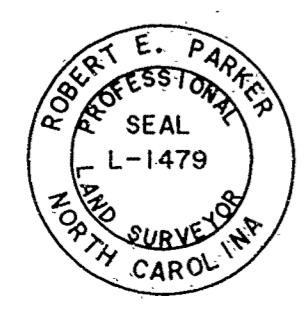
DATE 5/21/01
Mark R. Evers DIRECTOR OF THE TRANSYLVANIA COUNTY PLANNING DEPARTMENT, CERTIFY THAT THIS PLAT COMPLIES WITH THE SUBDIVISION CONTROL ORDINANCE OF TRANSYLVANIA COUNTY.

I, ROBERT E. PARKER, PROFESSIONAL LAND SURVEYOR,

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

THAT THE RATIO OF PRECISION AS CALCULATED IS 1:
THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 8TH DAY OF MAY, A.D., 2001.

Robert E. Parker SURVEYOR
REGISTRATION NO. L-1479



GENE PARKER LAND SURVEYS
43 TARKILN MTN. DRIVE
HORSE SHOE, N.C. --28742--(828) 891-8373

DATE: APRIL 30, 2001	SCALE: 1"=100'	DRAWING NO.: 00-031D-1
TAX PIN #: 9504-58-9970		
SHEET 1 OF 2		