



**Fox Rothschild** LLP  
ATTORNEYS AT LAW

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GRAY STYERS  
Direct No: 919.755.8741  
Email: GStyers@Foxrothschild.com

September 2, 2020

Mr. Jason Sullivan  
Planning Director  
Chatham County  
PO Box 54  
80-A East Street  
Pittsboro, NC 27312

**Re: In the Matter of the Abandonment and Closure of a Portion of the Right-of-Way off of Secondary Road, Old US Hwy. 15-501 N., in Baldwin Township, Chatham County, North Carolina**

Dear Mr. Sullivan:

As we have discussed, the North Carolina Department of Transportation has abandoned the maintenance activity of a portion of the Right-of-Way of Secondary Road, Old US Hwy. 15-501 N., in Baldwin Township, Chatham County, North Carolina.

The adjacent property owners to that portion of the Right-of-Way hereby submit their Petition requesting that the County abandon and close that area of the Right-of-Way and that portions of the Right-of-Way be conveyed to each of the adjacent property owners (“Petitioners”) upon closure of same by the County.

In support of this request, we are providing five (5) sets of the Petitioners’ Petition and Exhibits A through G in support thereof. We respectfully request that the hearing on the Abandonment be scheduled for the next available Board of Commissioners hearing.

All notices and notifications to the Petitioners can be sent to my attention, as their agent/attorney.

A Pennsylvania Limited Liability Partnership

California Colorado Delaware District of Columbia Florida Georgia Illinois Minnesota Nevada  
New Jersey New York North Carolina Pennsylvania South Carolina Texas Virginia Washington



Fox Rothschild LLP  
ATTORNEYS AT LAW

September 2, 2020

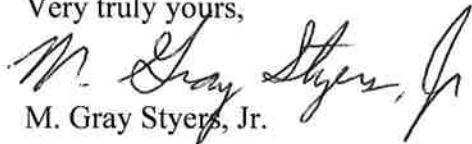
Page 2

As needed, Utility Easements and Recombination Deeds and Plats will be executed and properly recorded with the Chatham County Register of Deeds Office upon the abandonment, closure and conveyance of the Right-of-Way by the County to the adjacent property owners.

If you have any questions concerning this filing, or if any further documentation is required, please let us know.

Thank you in advance for your assistance in this matter. We look forward to hearing from you.

Very truly yours,



M. Gray Styers, Jr.

MGS:cj

Enclosures

NORTH CAROLINA  
CHATHAM COUNTY

BEFORE THE CHATHAM COUNTY  
BOARD OF COMMISSIONERS

IN THE MATTER OF THE ABANDONMENT  
AND CLOSURE OF THE RIGHT-OF-WAY  
OF OLD US HIGHWAY 15-501 N. FROM THE  
STATE MAINTAINED SYSTEM IN BALDWIN  
TOWNSHIP, CHATHAM COUNTY, NC

PETITION

WHEREAS, Realco Acquisition Company LLC (a subsidiary of Holmes Oil, LLC) and TWG Holding, LLC (hereinafter the "Petitioners") are the owners of the properties located adjacent to and affected by the Right-of-Way of Secondary Road, Old US Hwy. 15-501 N., in Baldwin Township, Chatham County, North Carolina (hereinafter "the Right-of-Way"). A map of the subject area is attached hereto as Exhibit A, and a Legal Description of same is attached hereto as Exhibit B.

WHEREAS, Petitioners, through their counsel, have contacted the North Carolina Department of Transportation (hereinafter "NCDOT") regarding the abandonment of this area of Secondary Road, Old US Hwy. 15-501 N. A response from NCDOT confirming that NCDOT has abandoned all activity of the subject area and advising the responsibility for completion of the legal abandonment of ownership is now with the County was received on August 30, 2017. A copy of NCDOT's response is attached as Exhibit C.

WHEREAS, as NCDOT has abandoned the maintenance of the subject area of the Right-of-Way, Petitioners request that the County abandon the same and close the Right-of-Way.

WHEREAS, Petitioners request that the Chatham County Board of Commissioners submit a resolution abandoning the Right-of-Way. A draft of the resolution is attached hereto as Exhibit D. Specifically, Petitioners request that the following portion of the Right-of-Way of Secondary Road, Old US Hwy. 15-501 N, as recorded on January 22, 1981 in Plat Book 30, Page 4, attached hereto as Exhibit E and as shown cross-hatched on this exhibit, be permanently abandoned and closed.

WHEREAS, Chatham County has some interest in the Right-of-Way due to the location of an existing 8" PVC waterline in the Right-of-Way that provides water service to approximately 12-14 residents that live down Allendale Drive. When the Right-of-Way is abandoned, the County will be granted a 20' utility easement for the operation and maintenance of this waterline.

Pursuant to N.C.G.S. §§ 153A-241 and 136-63, Petitioners petition the Chatham County Board of Commissioners to: (1) acknowledge and confirm that NCDOT has abandoned the maintenance activity on this portion of the Right-of-Way; (2) adopt a resolution declaring its intent to abandon and close the Right-of-Way, Exhibit D; (3) call for a public hearing on the intent to abandon and close the Right-of-Way and approve the Notice of same attached hereto as Exhibit E; (4) after the public hearing, submit an Ordinance Permanently Abandoning and Closing a Portion of Secondary Road, Old U.S. Hwy. 15-501 N. Right-of-Way, Exhibit G; and (5) upon abandonment and closing of the Right-of-Way, convey all legal rights and interests that the County has in the Right-of-Way, including any legal title to the Right-of-Way, to the Petitioners.

In support of this Petition, the Petitioners state that they are the only adjacent property owners to the Right-of-Way, and that no persons or entities will be prejudiced by the abandoning and closing of the Right-of-Way. The rights and interests of utilities utilizing the Right-of-Way will not be prejudiced as they have been or will be granted private easements to keep their facilities in their current locations. Furthermore, the abandonment of the Right-of-Way will not be detrimental to the public interest or to any individual property rights. No individual or entity in the vicinity of the Right-of-Way will be deprived of ingress and egress to his or her property as a result of the abandonment of the Right-of-Way. Moreover, the abandonment of the Right-of-Way will suit the present and future intended uses of the surrounding properties.

RESPECTFULLY SUBMITTED, signed in counterpart, this the 3<sup>rd</sup> day of ~~August~~ September 2020.

**REALCO ACQUISITION COMPANY LLC**

This 31<sup>st</sup> day of August, 2020

BY: Edward S. Holmes, Jr.  
Edward S. Holmes, Jr.  
Member - Manager

**TWG HOLDING, LLC**

This \_\_\_\_\_ day of August, 2020.

BY: \_\_\_\_\_  
Matthew W. Pohlman  
Member

NORTH CAROLINA

Orange COUNTY

I, Christy Degon, a Notary Public of Lee County, North Carolina, hereby certify that on behalf of Realco Acquisition Company LLC, Edward S. Holmes, Jr., Member and Manager, personally appeared before me this day and acknowledged the due execution of the foregoing document for the purposes therein expressed.

WITNESS my hand and notarial seal, this the \_\_\_\_\_ day of August, 2020.



Christy Degon  
Notary Public

My Commission Expires:

6.25.2022

In support of this Petition, the Petitioners state that they are the only adjacent property owners to the Right-of-Way, and that no persons or entities will be prejudiced by the abandoning and closing of the Right-of-Way. The rights and interests of utilities utilizing the Right-of-Way will not be prejudiced as they have been or will be granted private easements to keep their facilities in their current locations. Furthermore, the abandonment of the Right-of-Way will not be detrimental to the public interest or to any individual property rights. No individual or entity in the vicinity of the Right-of-Way will be deprived of ingress and egress to his or her property as a result of the abandonment of the Right-of-Way. Moreover, the abandonment of the Right-of-Way will suit the present and future intended uses of the surrounding properties.

RESPECTFULLY SUBMITTED, signed in counterpart, this the 3<sup>rd</sup> day of September ~~August~~

2020.

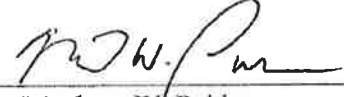
**REALCO ACQUISITION COMPANY LLC**

This \_\_\_\_ day of August, 2020

BY: \_\_\_\_\_  
Edward S. Holmes, Jr.  
Member - Manager

**TWG HOLDING, LLC**

This 2<sup>nd</sup> day of September ~~August~~, 2020.

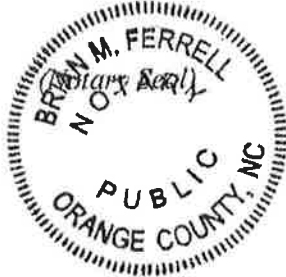
BY:   
Matthew W. Pohlman  
Member

NORTH CAROLINA

Orange COUNTY

I, Brian M. Ferrell a Notary Public of Orange County, North Carolina, hereby certify that on behalf of TWG Holding, LLC, Matthew W. Pohlman, Member, personally appeared before me this day and acknowledged the due execution of the foregoing document for the purposes therein expressed.

WITNESS my hand and notarial seal, this the 2nd day of September, 2020.



[Signature]  
Notary Public

My Commission Expires:

10/5/2023



# **EXHIBIT A**



## **EXHIBIT B**

LAND DESCRIPTIONS TRACTS 1-3(PORTION OF OLD US 15-501)

LYING AND BEING IN BALDWIN TOWNSHIP, CHATHAM COUNTY, NORTH CAROLINA

COMMENCING AT A POINT, SAID POINT BEING PUBLISHED IN THE NATIONAL GEODETIC SURVEY AS "NCJL" A NORTH CAROLINA CORS MONUMENT(PID: DL3891) AND HAVING NC GRID COORDINATES OF NORTHING: 739,273.05' & EASTING: 1,989,789.68'; THENCE N58°22'30"W A GRID DISTANCE OF 19,995.35' TO A CONCRETE RIGHT OF WAY MONUMENT FOUND, 0.08 FEET ABOVE THE ADJACENT GRADE; SAID MONUMENT LYING ON THE NORTHERN MARGIN US HIGHWAY 15-501 AT THE INTERSECTION OF SAID ROAD AND ANDREWS STORE ROAD (NORTH CAROLINA STATE ROAD NO. 1528); BEING THE SOUTHERN MOST CORNER OF NNP-BRIAR CHAPEL, LLC AS RECORDED IN DEED BOOK 1082 PAGE 14 THENCE ALONG THE EXISTING RIGHT OF WAY OF US 15-501 AND NNP-BRIAR CHAPEL, LLC PROPERTY LINE, N49°31'11"W A DISTANCE OF 34.06' TO AN EXISTING CONCRETE RIGHT OF WAY MONUMENT FOUND, 1.0 FEET ABOVE THE ADJACENT GRADE; SAID CONCRETE MONUMENT HEREBY KNOW AS **THE POINT OF BEGINNING**.

Tract #1

THENCE FROM THE **SAID POINT OF BEGINNING** N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S64°49'53"E A DISTANCE OF 50.71' TO A NEW IRON PIPE SET; SAID POINT LYING ON THE SOUTHERN RIGHT OF WAY OF OLD 15-501; THENCE, S32°45'30"W FOR A DISTANCE OF 769.87' TO A CONCRETE MONUMENT FOUND, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 38,368 SQUARE FEET, 0.881 ACRES MORE OR LESS.

Tract #2

THENCE FROM THE SAID POINT OF BEGINNING N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; SAID POINT HEREBY KNOW AS THE **TRUE POINT OF BEGINNING**; THENCE, N57°21'49"W FOR A DISTANCE OF 50.26' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 465.59' TO AN IRON PIPE FOUND; THENCE S64°44'16"E A DISTANCE OF 50.73' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501, SAID POINT BEING THE **TRUE POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 26,697 SQUARE FEET, 0.544 ACRES MORE OR LESS.

Tract #3

THENCE FROM THE **SAID POINT OF BEGINNING** S32°41'10"W FOR A DISTANCE OF 175.21' TO A NEW IRON PIPE SET; THENCE, N79°32'56"W FOR A DISTANCE OF 107.97' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°38'11"E FOR A DISTANCE OF 334.25' AN IRON PIPE FOUND; THENCE, S57°21'49"E FOR A DISTANCE OF 50.26' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S49°31'11"E A DISTANCE OF 50.75' TO AN EXISTING CONCRETE MONUMENT, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 34,256 SQUARE FEET, 0.786 ACRES MORE OR LESS.

Tract #3

THENCE FROM THE **SAID POINT OF BEGINNING** S32°41'10"W FOR A DISTANCE OF 175.21' TO A NEW IRON PIPE SET; THENCE, N79°32'56"W FOR A DISTANCE OF 107.97' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°38'11"E FOR A DISTANCE OF 334.25' AN IRON PIPE FOUND; THENCE, S57°21'49"E FOR A DISTANCE OF 50.26' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S49°31'11"E A DISTANCE OF 50.75' TO AN EXISTING CONCRETE MONUMENT, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 34,256 SQUARE FEET, 0.786 ACRES MORE OR LESS.

## **EXHIBIT C**

## Trisha Butler

---

**From:** Kitchen, Matthew W <mwkitchen@ncdot.gov>  
**Sent:** Wednesday, August 30, 2017 4:00 PM  
**To:** Trisha Butler  
**Cc:** Richardson, Justin T  
**Subject:** FW: Abandonment of R-O-W at Old US 15-501  
**Attachments:** R-942B = R-R-942B = Plan sheet #8 & #27.pdf

Trisha,

Please see the email below from our Division ROW Office as well as contact info. It appears that the DOT has abandoned the maintenance activity on the area in question and now the responsibility for completion of abandonment falls back onto Chatham County. I would recommend contacting Chatham County Planning and Zoning. Should you have any questions or need additional assistance please let me know. This process is new to me but I'm pretty sure they are the next step.

Thanks,  
Matt

Matthew W. Kitchen, PE  
District Engineer  
Division 8 - District 1

336-318-4000 Office  
[mwkitchen@ncdot.gov](mailto:mwkitchen@ncdot.gov)

300 DOT Drive  
PO Box 1164  
Asheboro, NC 27204



*Email correspondence to and from this address is subject to the North Carolina Public Records Law and may be disclosed to third parties.*

**From:** Pages, L E  
**Sent:** Wednesday, August 30, 2017 10:39 AM  
**To:** Kitchen, Matthew W <mwkitchen@ncdot.gov>  
**Subject:** RE: Abandonment of R-O-W at Old US 15-501

Matt

We have searched our files and the only thing we find referencing the abandonment of the subject area is shown on the plans for the R-942B project (see the attached plan sheets).



NCDOT may have abandoned the maintenance of the subject area per the project plans – but the county would have to abandon the actual road way/right of way. We only have the project plans as far as DOT intending to abandon the right of way (i. e. maintenance); and we have no records showing the county making any abandonment efforts.

Chatham maintenance may have more info as to when & why maintenance of the subject area ceased.

Respectfully

*L. E. Pages*  
NCDOT  
DIV. 8 – R/W  
Pinehurst, NC  
910.621.6100

To do what is right and just is more acceptable to the Lord than sacrifice.  
(Proverbs 21:3 NIV)



*Email correspondence to and from this address is subject to the North Carolina Public Records Law and may be disclosed to third parties*

**From:** Kitchen, Matthew W  
**Sent:** Wednesday, August 30, 2017 7:48 AM  
**To:** Pages, L E <[lpages@ncdot.gov](mailto:lpages@ncdot.gov)>  
**Subject:** FW: Abandonment of R-O-W at Old US 15-501

Louis,

Can you confirm that the we have abandoned the referenced ROW as shown?

Thanks,  
Matt

Matthew W. Kitchen, PE  
District Engineer  
Division 8 - District 1

336-318-4000 Office  
[mwkitchen@ncdot.gov](mailto:mwkitchen@ncdot.gov)

300 DOT Drive  
PO Box 1164  
Asheboro, NC 27204





**METRIC**

SCALE: 1" = 50.00 FT

DATE: 1/19/87

PROJECT: 140-0508E

CONTRACT: 140-0508E

CONTRACT NO.: 140-0508E

CONTRACT DATE: 1/19/87

CONTRACT VALUE: \$1,000,000.00

CONTRACT TYPE: 140-0508E

CONTRACT NO.: 140-0508E

CONTRACT DATE: 1/19/87

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CONTRACT TYPE: 140-0508E

CONTRACT NO.: 140-0508E

CONTRACT DATE: 1/19/87

CONTRACT VALUE: \$1,000,000.00

CONTRACT TYPE: 140-0508E

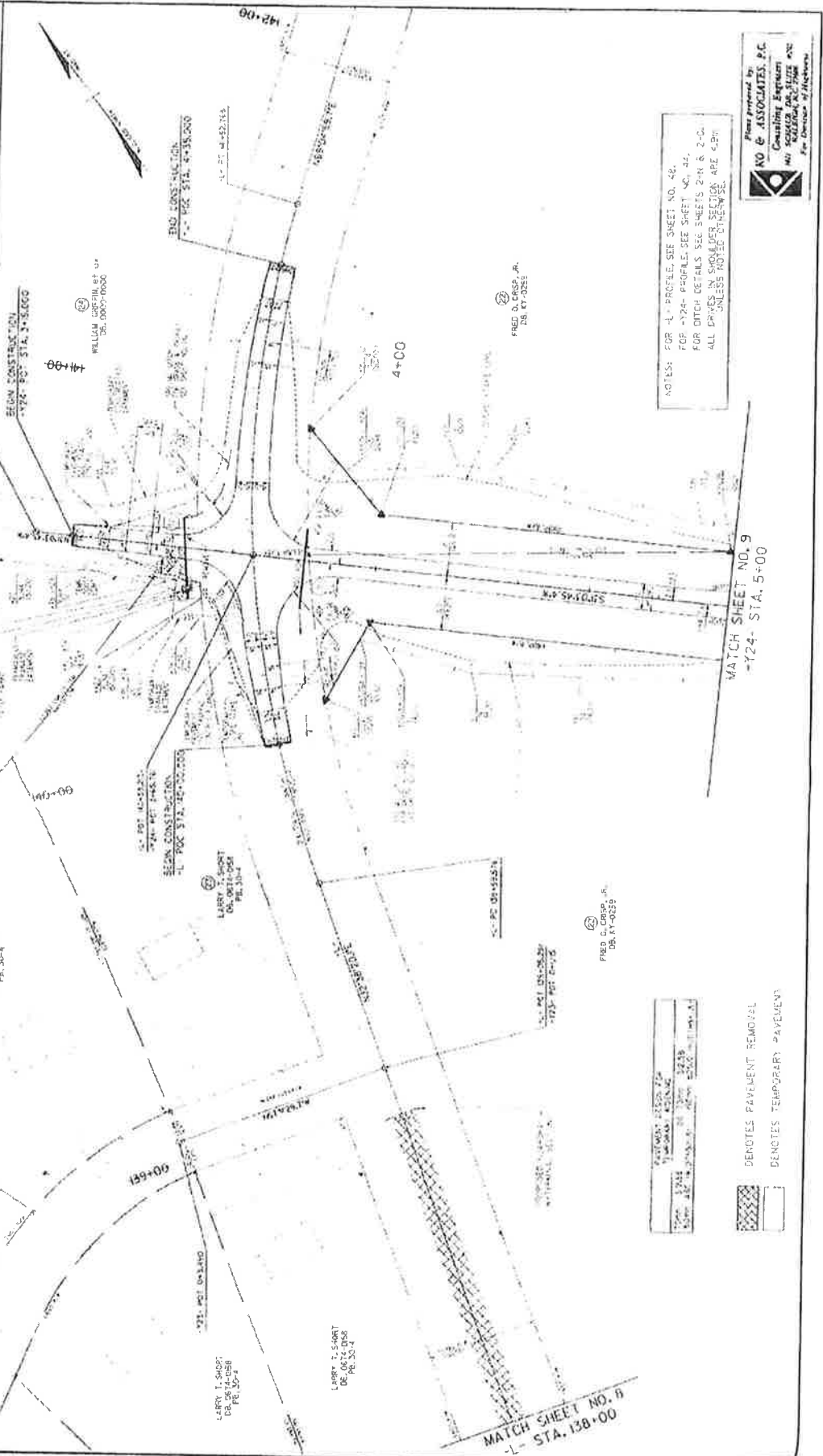
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NOTES: FOR 1-1 PROFILE SEE SHEET NO. 48  
 FOR 140-0508E PROFILE SEE SHEET NO. 44  
 FOR DITCH DETAILS SEE SHEETS 2-1 & 2-2  
 ALL DIMENSIONS UNLESS OTHERWISE NOTED IN FEET



 DENOTES PAVEMENT REMOVAL  
 DENOTES TEMPORARY PAVEMENT

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# **EXHIBIT D**

## RESOLUTION OF INTENT

TO

### PERMANENTLY ABANDON AND CLOSE A PORTION OF SECONDARY ROAD OLD U.S. HWY. 15-501 N. RIGHT-OF-WAY

WHEREAS, it has been determined that the North Carolina Department of Transportation ("NCDOT") has abandoned activity on a portion of the Right-of-Way of Secondary Road, Old US Hwy 15-501 N. in Baldwin Township, Chatham County, North Carolina (hereinafter "the Right-of-Way"). An e-mail from the District Engineer, Matthew W. Kitchen, P.E., Division 8, District 1, and a map of the subject area, is attached as Exhibit A; and

WHEREAS, the adjacent property owners to the Right-of-Way have petitioned Chatham County to abandon and close said Right-of-Way, and it appears that permanently closing this portion of Secondary Road, Old U.S. Hwy. 15-501 N., the subject area, is not contrary to the public interest and that no individual owning property in the vicinity of said Right-of-Way would be deprived of reasonable access to his or her property.

NOW, THEREFORE, BE IT RESOLVED, by the Board of Commissioners of the County of Chatham as follows:

1. Pursuant to NCGS § 153A-241 it intends to permanently close that portion of Secondary Road, Old U.S. Hwy. 15-501 N., as described in Exhibit B attached hereto and incorporated herein by reference.
2. That a public hearing on the issue of such closure be, and hereby is, scheduled for \_\_\_\_\_, and that a copy of the notice of same shall be published once a week for three successive weeks prior to the hearing. A copy of the notice is attached as Exhibit C.
3. That all current adjacent property owners are parties to the Petition that was filed with the County, and it will therefore not be necessary to provide a copy of this Resolution or Notice of Public Hearing by registered/certified mail.
4. That the Notice of said Public Hearing on the intended abandonment and closure of the Right-of-Way shall be prominently posted in at least two places along the street.

Adopted this \_\_\_\_ day of \_\_\_\_\_, 2020.

---

Karen Howard, Chair  
Chatham County Board of Commissioners

ATTEST:

---

Lindsay K. Ray, Clerk to the Board  
Chatham County Board of Commissioners

# **EXHIBIT A**

## Trisha Butler

---

**From:** Kitchen, Matthew W <mwkitchen@ncdot.gov>  
**Sent:** Wednesday, August 30, 2017 4:00 PM  
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**Cc:** Richardson, Justin T  
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Trisha,

Please see the email below from our Division ROW Office as well as contact info. It appears that the DOT has abandoned the maintenance activity on the area in question and now the responsibility for completion of abandonment falls back onto Chatham County. I would recommend contacting Chatham County Planning and Zoning. Should you have any questions or need additional assistance please let me know. This process is new to me but I'm pretty sure they are the next step.

Thanks,  
Matt

Matthew W. Kitchen, PE  
District Engineer  
Division 8 - District 1

336-318-4000 Office  
[mwkitchen@ncdot.gov](mailto:mwkitchen@ncdot.gov)

300 DOT Drive  
PO Box 1164  
Asheboro, NC 27204



*Email correspondence to and from this address is subject to the North Carolina Public Records Law and may be disclosed to third parties.*

**From:** Pages, L E  
**Sent:** Wednesday, August 30, 2017 10:39 AM  
**To:** Kitchen, Matthew W <mwkitchen@ncdot.gov>  
**Subject:** RE: Abandonment of R-O-W at Old US 15-501

Matt

We have searched our files and the only thing we find referencing the abandonment of the subject area is shown on the plans for the R-942B project (see the attached plan sheets).



NCDOT may have abandoned the maintenance of the subject area per the project plans – but the county would have to abandon the actual road way/right of way. We only have the project plans as far as DOT intending to abandon the right of way (i. e. maintenance); and we have no records showing the county making any abandonment efforts.

Chatham maintenance may have more info as to when & why maintenance of the subject area ceased.

Respectfully

*L. E. Pages*  
NCDOT  
DIV. 8 – R/W  
Pinehurst, NC  
910.621.6100

To do what is right and just is more acceptable to the Lord than sacrifice.  
(Proverbs 21:3 NIV)



*Email correspondence to and from this address is subject to the North Carolina Public Records Law and may be disclosed to third parties*

**From:** Kitchen, Matthew W  
**Sent:** Wednesday, August 30, 2017 7:48 AM  
**To:** Pages, L E <[lpages@ncdot.gov](mailto:lpages@ncdot.gov)>  
**Subject:** FW: Abandonment of R-O-W at Old US 15-501

Louis,

Can you confirm that the we have abandoned the referenced ROW as shown?

Thanks,  
Matt

Matthew W. Kitchen, PE  
District Engineer  
Division 8 - District 1

336-318-4000 Office  
[mwkitchen@ncdot.gov](mailto:mwkitchen@ncdot.gov)

300 DOT Drive  
PO Box 1164  
Asheboro, NC 27204





**METRICS**

PROJECT: RELEASE 12, DALLAS, TEXAS

DATE: 1/17/14

SCALE: 1" = 40'

CONTRACT NO. 04-0000000000

CONTRACT TITLE: RELEASE 12, DALLAS, TEXAS

PROJECT NO. 04-0000000000

DATE: 1/17/14

P.C. = 10+55.86  
 P.T. = 20+00.00  
 L = 1944.14  
 R = 500.00  
 T = 4.9381

WILLIAM J. JONES, P.E.  
 05-0125-2000

ESTER H. HOU  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000

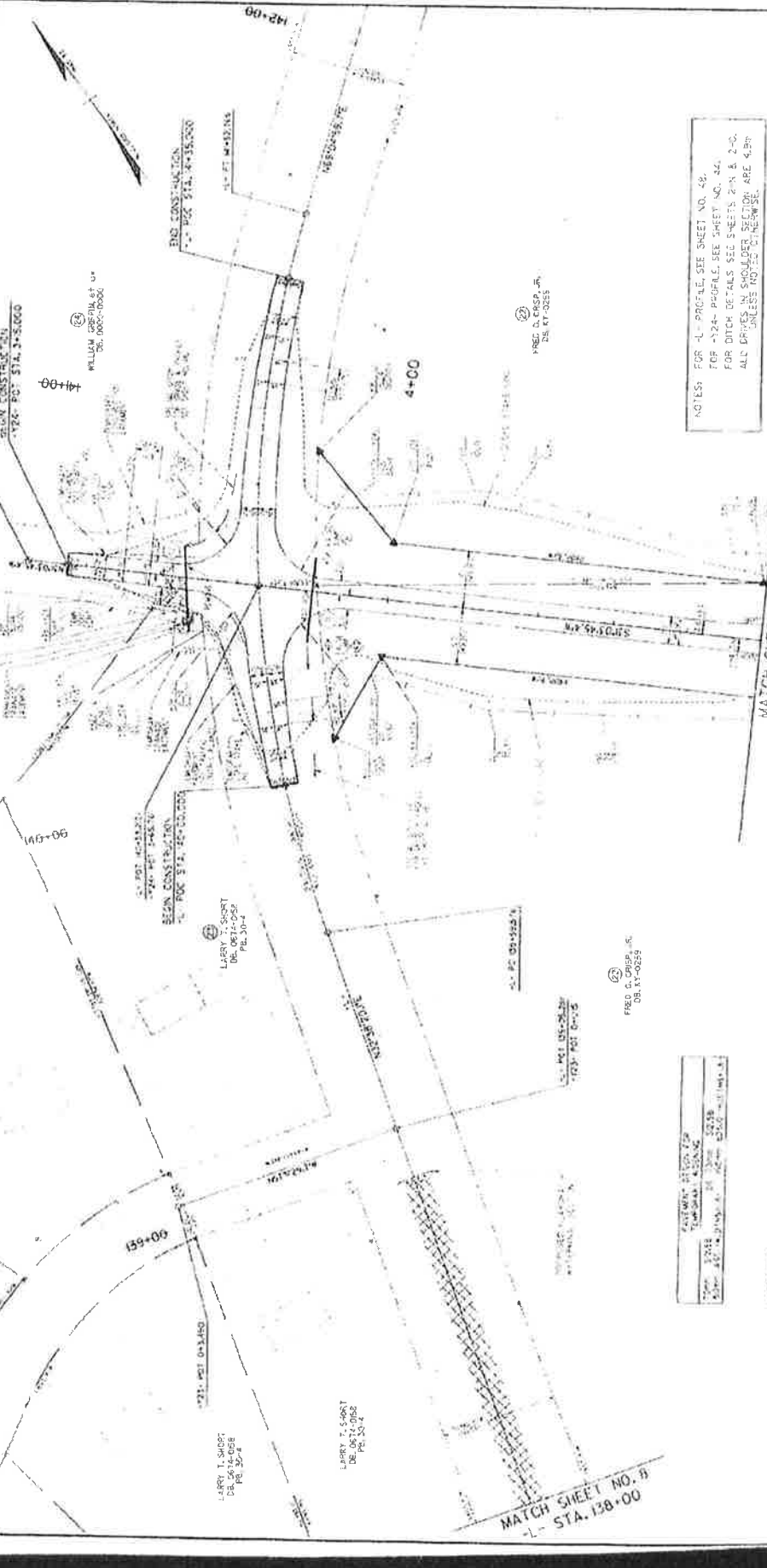
LARRY T. SHORT  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000

LARRY T. SHORT  
 05-0125-2000



Plans prepared by  
**KO & ASSOCIATES, P.C.**  
 Consulting Engineers  
 1101 SOUTH W. 17TH ST.  
 FORT WORTH, TEXAS 76104  
 For Director of Highways

NOTES: FOR ALL PROFILES, SEE SHEET NO. 49.  
 FOR ALL PROFILES, SEE SHEET NO. 49.  
 FOR DITCH DETAILS, SEE SHEETS 2-A, B, C-D.  
 ALL DRAWS IN SHOULDER SECTION ARE 4:30P  
 UNLESS NOTED OTHERWISE.

LEGEND

XXXXXX DENOTES PAVEMENT REMOVAL

□ DENOTES TEMPORARY PAVEMENT

MATCH SHEET NO. 8  
 -L- STA. 138+00

MATCH SHEET NO. 9  
 -Y24- STA. 5+00

## **EXHIBIT B**

LAND DESCRIPTIONS TRACTS 1-3(PORTION OF OLD US 15-501)

LYING AND BEING IN BALDWIN TOWNSHIP, CHATHAM COUNTY, NORTH CAROLINA

COMMENCING AT A POINT, SAID POINT BEING PUBLISHED IN THE NATIONAL GEODETIC SURVEY AS "NCJL" A NORTH CAROLINA CORS MONUMENT(PID: DL3891) AND HAVING NC GRID COORDINATES OF NORTHING: 739,273.05' & EASTING: 1,989,789.68'; THENCE N58°22'30"W A GRID DISTANCE OF 19,995.35' TO A CONCRETE RIGHT OF WAY MONUMENT FOUND, 0.08 FEET ABOVE THE ADJACENT GRADE; SAID MONUMENT LYING ON THE NORTHERN MARGIN US HIGHWAY 15-501 AT THE INTERSECTION OF SAID ROAD AND ANDREWS STORE ROAD (NORTH CAROLINA STATE ROAD NO. 1528); BEING THE SOUTHERN MOST CORNER OF NNP-BRIAR CHAPEL, LLC AS RECORDED IN DEED BOOK 1082 PAGE 14 THENCE ALONG THE EXISTING RIGHT OF WAY OF US 15-501 AND NNP-BRIAR CHAPEL, LLC PROPERTY LINE, N49°31'11"W A DISTANCE OF 34.06' TO AN EXISTING CONCRETE RIGHT OF WAY MONUMENT FOUND, 1.0 FEET ABOVE THE ADJACENT GRADE; SAID CONCRETE MONUMENT HEREBY KNOW AS **THE POINT OF BEGINNING**.

Tract #1

THENCE FROM THE SAID POINT OF BEGINNING N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S64°49'53"E A DISTANCE OF 50.71' TO A NEW IRON PIPE SET; SAID POINT LYING ON THE SOUTHERN RIGHT OF WAY OF OLD 15-501; THENCE, S32°45'30"W FOR A DISTANCE OF 769.87' TO A CONCRETE MONUMENT FOUND, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 38,368 SQUARE FEET, 0.881 ACRES MORE OR LESS.

Tract #2

THENCE FROM THE SAID POINT OF BEGINNING N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; SAID POINT HEREBY KNOW AS THE **TRUE POINT OF BEGINNING**; THENCE, N57°21'49"W FOR A DISTANCE OF 50.26' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 465.59' TO AN IRON PIPE FOUND; THENCE S64°44'16"E A DISTANCE OF 50.73' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501, SAID POINT BEING THE **TRUE POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 26,697 SQUARE FEET, 0.544 ACRES MORE OR LESS.

Tract #3

THENCE FROM THE **SAID POINT OF BEGINNING** S32°41'10"W FOR A DISTANCE OF 175.21' TO A NEW IRON PIPE SET; THENCE, N79°32'56"W FOR A DISTANCE OF 107.97' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°38'11"E FOR A DISTANCE OF 334.25' AN IRON PIPE FOUND; THENCE, S57°21'49"E FOR A DISTANCE OF 50.26' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S49°31'11"E A DISTANCE OF 50.75' TO AN EXISTING CONCRETE MONUMENT, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 34,256 SQUARE FEET, 0.786 ACRES MORE OR LESS.

# **EXHIBIT C**

STATE OF NORTH CAROLINA

COUNTY OF CHATHAM

NOTICE OF PUBLIC HEARING  
ON INTENT TO PERMANENTLY ABANDON AND CLOSE  
A PORTION OF SECONDARY ROAD, OLD U.S. HWY. 15-501 N. RIGHT-OF-WAY

NOTICE IS HEREBY GIVEN that the Chatham County Board of Commissioners has scheduled a public hearing to consider the closing of an abandoned Right-of-Way on Secondary Road, Old U.S. Hwy. 15-501 N. in Baldwin Township, Chatham County, North Carolina.

The public hearing has been scheduled for \_\_\_\_\_, 2020 at \_\_\_\_\_ p.m. in Superior Court Courtroom, Historic Chatham County Courthouse, North Carolina.

The hearing being held pursuant to the provisions of NCGS §153A-241 and the Resolution of Intent to Permanently Abandon and Close a Portion of Secondary Road, Old U.S. Hwy. 15-501 N. Right-of-Way that was approved and adopted by the Chatham County Board of Commissioners on \_\_\_\_\_, 2020 upon a Petition filed by adjacent property owners to the subject Right-of-Way ("Petitioners").

This the \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Chatham County  
Board of Commissioners

ATTEST:

Lindsay K. Ray  
Clerk of the Board  
Chatham County  
Board of Commissioners



# **EXHIBIT E**



**EXHIBIT F**

STATE OF NORTH CAROLINA

COUNTY OF CHATHAM

**NOTICE OF PUBLIC HEARING  
ON INTENT TO PERMANENTLY ABANDON AND CLOSE  
A PORTION OF SECONDARY ROAD, OLD U.S. HWY. 15-501 N. RIGHT-OF-WAY**

NOTICE IS HEREBY GIVEN that the Chatham County Board of Commissioners has scheduled a public hearing to consider the closing of an abandoned Right-of-Way on Secondary Road, Old U.S. Hwy. 15-501 N. in Baldwin Township, Chatham County, North Carolina.

The Public Hearing has been scheduled for \_\_\_\_\_, 2020 at \_\_\_\_\_ p.m. at \_\_\_\_\_, Pittsboro, NC.

The hearing is being held pursuant to the provisions of N.C.G.S. §153A-241 and the Resolution of Intent to Permanently Abandon and Close a Portion of Secondary Road, Old U.S. Hwy. 15-501 N. Right-of-Way that was approved and adopted by the Chatham County Board of Commissioners on \_\_\_\_\_, 2020 upon a Petition filed by adjacent property owners to the subject Right-of-Way ("Petitioners").

This the \_\_\_\_\_ day of \_\_\_\_\_, 2020.

Chatham County  
Board of Commissioners

ATTEST:

Lindsay K. Ray  
Clerk to the Board  
Chatham County  
Board of Commissioners

# **EXHIBIT G**

**ORDINANCE  
PERMANENTLY ABANDONING AND CLOSING  
A PORTION OF SECONDARY ROAD, OLD U.S. HWY. 15-501 N. RIGHT-OF-WAY**

WHEREAS, the Board of Commissioners of the County of Chatham adopted a resolution on \_\_\_\_\_, 2020 declaring its intent to abandon and close a portion of the Right-of-Way of secondary Road, Old US Hwy 15-501 N. in Baldwin Township, Chatham County, North Carolina (hereinafter "the Right-of-Way") pursuant to N.C.G.S. § 153A-241, and called for a public hearing thereon for \_\_\_\_\_, 2020; and

WHEREAS, all adjoining property owners to said Right-of-Way are parties to the Petition requesting same to be abandoned and closed by the County; and

WHEREAS, Notice of the Public Hearing regarding the abandonment and closing was published in the paper once a week for three successive weeks, and Notice of the Public Hearing regarding same was duly posted in two prominent places along said Right-of-Way; and

WHEREAS, after the public hearing on \_\_\_\_\_, 2020, it appears to the satisfaction of the Board of Commissioners of the County of Chatham that permanently abandoning and closing the portion of the Right-of-Way requested is not contrary to the public interest and that no individual owning property in the vicinity of said Right-of-Way would thereby be deprived of reasonable means of ingress and egress to his or her property;

NOW, THEREFORE, BE IT ORDAINED BY THE BOARD OF COMMISSIONERS OF THE COUNTY OF CHATHAM as follows:

1. That pursuant to N.C.G.S. §153A-241, the following portions of the Secondary Road, Old U.S. Hwy. 15-501 N. Right-of-Way, as more particularly described in Exhibit A, attached hereto and incorporated herein by reference, be and is hereby is permanently abandoned and closed, subject to any public utility use or facility located on, over, or under the road.
2. That a certified copy of this ordinance shall be recorded in the Chatham County Registry.

Adopted this \_\_\_\_ day of \_\_\_\_\_, 2020.

---

Karen Howard, Chair  
Chatham County Board of Commissioners

ATTEST:

---

Lindsay K. Ray, Clerk to the Board  
Chatham County Board of Commissioners

# **EXHIBIT A**



LAND DESCRIPTIONS TRACTS 1-3(PORION OF OLD US 15-501)

LYING AND BEING IN BALDWIN TOWNSHIP, CHATHAM COUNTY, NORTH CAROLINA

COMMENCING AT A POINT, SAID POINT BEING PUBLISHED IN THE NATIONAL GEODETIC SURVEY AS "NCJL" A NORTH CAROLINA CORS MONUMENT(PID: DL3891) AND HAVING NC GRID COORDINATES OF NORTHING: 739,273.05' & EASTING: 1,989,789.68'; THENCE N58°22'30"W A GRID DISTANCE OF 19,995.35' TO A CONCRETE RIGHT OF WAY MONUMENT FOUND, 0.08 FEET ABOVE THE ADJACENT GRADE; SAID MONUMENT LYING ON THE NORTHERN MARGIN US HIGHWAY 15-501 AT THE INTERSECTION OF SAID ROAD AND ANDREWS STORE ROAD (NORTH CAROLINA STATE ROAD NO. 1528); BEING THE SOUTHERN MOST CORNER OF NNP-BRIAR CHAPEL, LLC AS RECORDED IN DEED BOOK 1082 PAGE 14 THENCE ALONG THE EXISTING RIGHT OF WAY OF US 15-501 AND NNP-BRIAR CHAPEL, LLC PROPERTY LINE, N49°31'11"W A DISTANCE OF 34.06' TO AN EXISTING CONCRETE RIGHT OF WAY MONUMENT FOUND, 1.0 FEET ABOVE THE ADJACENT GRADE; SAID CONCRETE MONUMENT HEREBY KNOW AS **THE POINT OF BEGINNING**.

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THENCE FROM THE SAID POINT OF BEGINNING N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S64°49'53"E A DISTANCE OF 50.71' TO A NEW IRON PIPE SET; SAID POINT LYING ON THE SOUTHERN RIGHT OF WAY OF OLD 15-501; THENCE, S32°45'30"W FOR A DISTANCE OF 769.87' TO A CONCRETE MONUMENT FOUND, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 38,368 SQUARE FEET, 0.881 ACRES MORE OR LESS.

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THENCE FROM THE SAID POINT OF BEGINNING N49°31'11"W FOR A DISTANCE OF 50.75' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; SAID POINT HEREBY KNOW AS THE **TRUE POINT OF BEGINNING**; THENCE, N57°21'49"W FOR A DISTANCE OF 50.26' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°45'37"E FOR A DISTANCE OF 465.59' TO AN IRON PIPE FOUND; THENCE S64°44'16"E A DISTANCE OF 50.73' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 472.18' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501, SAID POINT BEING THE **TRUE POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 26,697 SQUARE FEET, 0.544 ACRES MORE OR LESS.

Tract #3

THENCE FROM THE **SAID POINT OF BEGINNING** S32°41'10"W FOR A DISTANCE OF 175.21' TO A NEW IRON PIPE SET; THENCE, N79°32'56"W FOR A DISTANCE OF 107.97' TO AN IRON PIPE FOUND, SAID IRON PIPE LYING ON THE NORTHERN RIGHT OF WAY OF OLD US 15-501; THENCE, N32°38'11"E FOR A DISTANCE OF 334.25' AN IRON PIPE FOUND; THENCE, S57°21'49"E FOR A DISTANCE OF 50.26' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE, S32°45'37"W FOR A DISTANCE OF 284.17' TO A NEW PARKER-KALON FASTENER IN THE CENTERLINE OF OLD US 15-501; THENCE S49°31'11"E A DISTANCE OF 50.75' TO AN EXISTING CONCRETE MONUMENT, SAID POINT BEING THE **POINT AND PLACE OF BEGINNING**, HAVING AN AREA OF 34,256 SQUARE FEET, 0.786 ACRES MORE OR LESS.

