

**VICINITY MAP**  
NOT TO SCALE  
**REFERENCES:**

DEED BOOK 13630, PAGE 1915  
BOOK OF MAPS 1989, PAGE 1  
HIGHWAY MAP 3, PAGE 183 (R/W)  
\*OTHERS SHOWN HEREON

**DIVISION OF WASTE MANAGEMENT APPROVAL**  
Approved for the purposes of N.C.G.S. 130A-310.35  
*Michael E. Scott* 10/1/14  
Michael E. Scott, Deputy Director  
Division of Waste Management  
State of North Carolina  
Wake County

**Review Officer:**  
I, \_\_\_\_\_ Review Officer of Wake County, North Carolina, hereby certify that the plat or map to which this certification is affixed meets all statutory requirements for recording.  
N-A  
Date

- NOTES:**
- All distances are horizontal ground distances in U.S. Survey feet unless otherwise noted.
  - This survey does not include nor depict any environmental evaluations.
  - Field survey performed February 3, 2014.
  - Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence or any other facts that an accurate and current title search may disclose.
  - The locations of underground utilities as shown hereon are based on aboveground structures and visual evidence. Locations of underground utilities/structures may vary from location shown hereon. Additional buried utilities/structures may be encountered. No excavations were made during the progress of this survey to locate buried utilities/structures.
  - Subject property is not located within a special flood hazard zone per FEMA Flood Insurance Rate Map (FIRM) # 3720064900, effective date May 2, 2006.

I, *Robert T. Newcomb*, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:

- Class of survey: Class "A" (Urban)
- Positional accuracy: 0.10'
- Type of GPS field procedure: Real-time Kinematic Network
- Dates of survey: February 3, 2014
- Datum / Epoch: NAD 1983/2001
- Published / Fixed-control use: NCGS "Pearsall"
- Geoid model: Geoid 12A
- Combined grid factor(s): See below
- Units: U.S. Survey feet

\*The North Carolina Grid Coordinates shown on this plat were derived by RTK differential GPS observations using (1) Carlson Surveyor+ GNSS receiver with SurvCe software.  
NCGS Monument referenced: "Pearsall" (NAD 83/2001)  
Northing: 692,883.72  
Easting: 2,049,364.85  
Elevation: 449.71 survey feet (Orthometric)  
Combined Factor: 0.99988071  
Vertical datum: NAVD 88

THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET  
I, *Robert T. Newcomb, III*, certify that this plat was drawn under my supervision from an actual survey made under my supervision from references as noted on said plat; that the boundaries not surveyed are clearly indicated as drawn from information as indicated under references; that the ratio of precision as calculated is greater than 1:10,000; that this plat was prepared in accordance with NCGS 47-30 as amended.

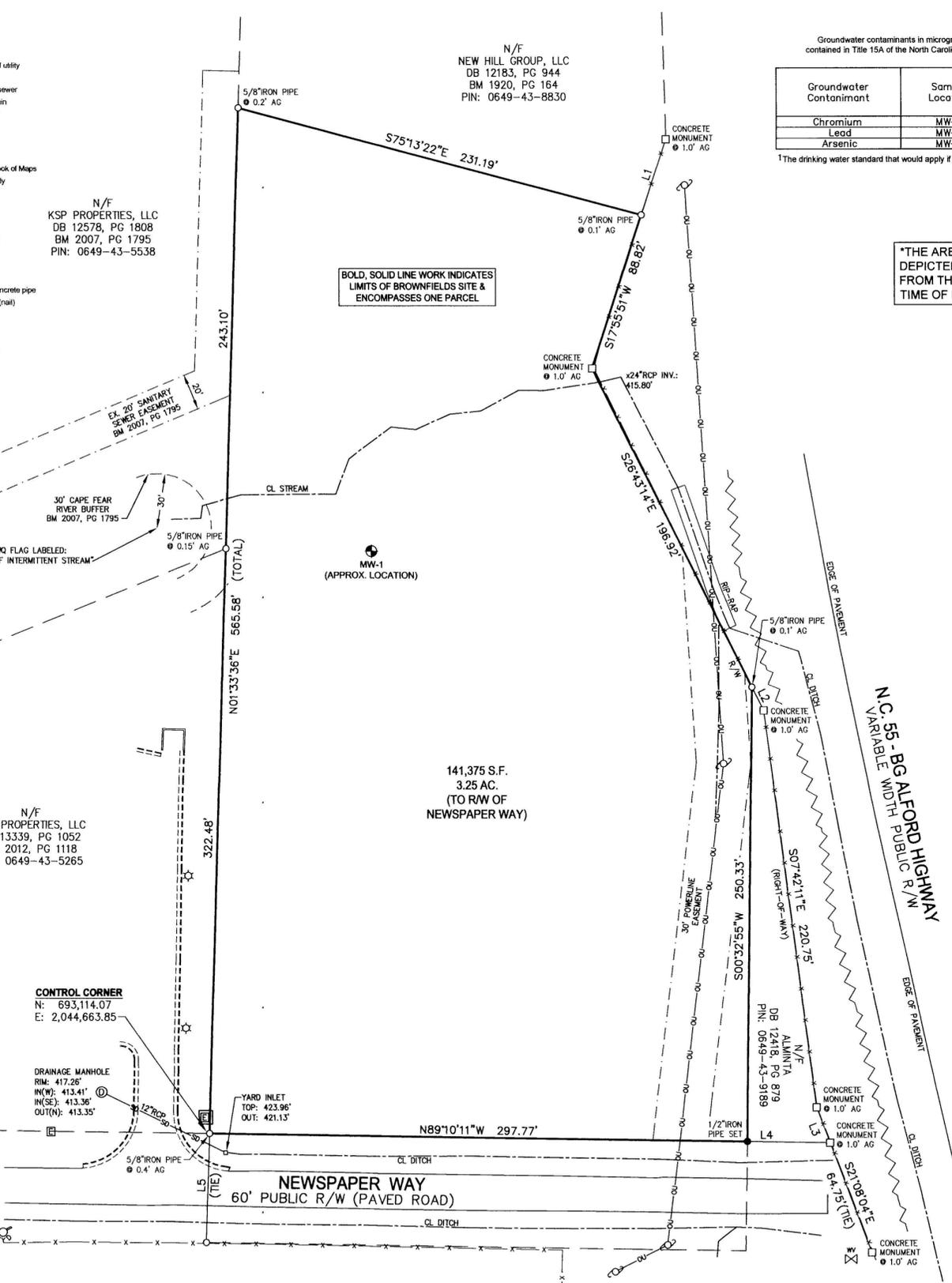
Witness my original signature, registration number and seal this day of *September*, 2014.  
*Robert T. Newcomb, III*  
Professional Land Surveyor (L-2444)

**LEGEND and NOMENCLATURE**

- SYMBOLS**
- Ex. iron pipe/rod or nail (Labeled hereon)
  - Ex. concrete monument
  - New iron pipe/rod or nail
  - Calculated point
  - Cable pedestal
  - Telephone pedestal
  - Electric pedestal
  - Fiber-optic marker
  - Traffic signal box
  - Water meter
  - Fire hydrant
  - Valve (water or gas)
  - Sanitary sewer manhole
  - Sanitary sewer cleanout
  - Storm curb inlet
  - Drainage inlet (w/ grate)
  - Storm drain manhole
  - Utility pole
  - Lamp post
  - Signal pole
  - Guy wire
  - Sign post
  - Approximate sampling location
  - Monitoring well
- LINE TYPES**
- X — Fence
  - OU — Overhead utility
  - W — Water
  - SS — Sanitary sewer
  - SD — Storm drain
  - — Boundary
  - — Adjoiner
- ABBREVIATIONS**
- DB Deed Book
  - PB or BM Plat Book / Book of Maps
  - N/F Now or formerly
  - Pg. Page
  - SF Square feet
  - Ac. Acres
  - R/W Right-of-way
  - AG Above ground
  - BG Below ground
  - R/W Right-of-way
  - Ex. Existing
  - RCP Reinforced concrete pipe
  - PK Parker-Kalon (nail)
  - (M) Measured
  - (P) Platted
  - (D) Deed
  - AG Above ground
  - BG Below ground

WAKE COUNTY, NC 202  
LAURA M RIDDICK  
REGISTER OF DEEDS  
PRESENTED & RECORDED ON  
10/27/2014 15:09:33

BOOK: BM2014 PAGE: 01458



FILED FOR REGISTRATION  
DATE  
LAURA M. RIDDICK  
REGISTER OF DEEDS  
WAKE COUNTY  
BY: \_\_\_\_\_  
ASST./DEPUTY  
TIME: \_\_\_\_\_

THIS PLAT IS NOT TO BE RECORDED AFTER \_\_\_\_\_ DAY OF \_\_\_\_\_ ONE (1) COPY TO BE RETAINED FOR THE CITY. THIS PLAT IS IN \_\_\_\_\_ OF THE CITY LIMITS.

**Table A**  
Groundwater contaminants in micrograms per liter (the equivalent of parts per billion), the standards for which are contained in Title 15A of the North Carolina Administrative Code, Subchapter 2L, Rule .0202(2L), (April 1, 2013 version):

Groundwater Contaminant	Sample Location	Date of Sampling	Maximum Concentration Exceeding Standard (ug/L)	Standard (for reference only) <sup>1</sup> (ug/L)
Chromium	MW-1	January 7, 2010	24.8	10
Lead	MW-1	January 7, 2010	24.8	15
Arsenic	MW-1	January 7, 2010	29.0	10

<sup>1</sup>The drinking water standard that would apply if the land use was not restricted.

\*THE AREAS AND TYPES OF CONTAMINATION DEPICTED HEREON ARE APPROXIMATIONS DERIVED FROM THE BEST AVAILABLE INFORMATION AT THE TIME OF FILING.

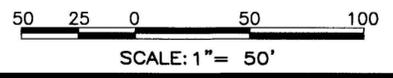
**Land Use Restrictions**

- \*The following Land Use Restrictions are hereby imposed on this Brownfields Property and shall remain in force in perpetuity unless canceled by the Secretary of the North Carolina Department of Environmental and Natural Resources (or its successor in function), or his/her designee, after the hazards have been eliminated, pursuant to N.C.G.S. 130A-310.35(a). All references to DENR shall be understood to include any successor in function. The restrictions are hereby imposed on the Brownfields Property, and are as follows:
- No use may be made of the Brownfields Property other than industrial/commercial uses, including but not limited to a self-storage facility, or other industrial/commercial uses pre-approved in writing by DENR. For purposes of this restriction, the following definitions apply:
    - Industrial shall mean the assembly, fabrication or processing of goods or materials; and
    - Commercial shall mean a business enterprise carried on for profit by the owner, lessee or licensee.
  - No building constructed on the Brownfields Property that contains indoor air space may be used or occupied unless and until:
    - the analytical results of landfill gas sampling, conducted at the Brownfields Property in accordance with a work plan pre-approved in writing by DENR, demonstrates to DENR's written satisfaction that there is no unacceptable risk to public health or the environment related to the presence of landfill gas at the Brownfields Property; or
    - landfill gas mitigation measures are installed or implemented at the Brownfields Property to the satisfaction of a professional engineer licensed in North Carolina, as evidenced by said engineer's professional seal on a report that includes photographs and a description of the installation and performance of said measures. All landfill gas mitigation measures shall be installed or implemented in accordance with a plan that is pre-approved in writing by DENR, and that includes methodology(ies) for demonstrating performance of said measures.
  - Physical redevelopment of the Brownfields Property may not occur other than in accordance, as determined by DENR, with an Environmental Management Plan (EMP) pre-approved in writing by DENR (and revised to DENR's written satisfaction prior to each subsequent redevelopment phase) that is consistent with all the other land use restrictions in this Agreement, that describes redevelopment activities at the Brownfields Property, the timing of redevelopment phases and that addresses health, safety and environmental issues that may arise from use of the Brownfields Property during construction or redevelopment in any other form, including without limitation:
    - soil and water management issues, including without limitation those resulting from contamination identified in the Environmental Reports;
    - issues related to potential sources of contamination referenced in paragraph 7 of Exhibit A hereto;
    - contingency plans for addressing any newly discovered potential sources of environmental contamination (e.g., tanks, drums, septic drain fields); and
    - plans for any necessary excavation and proper off-site disposal of waste material encountered or discovered during redevelopment activities.
  - Surface water at the Brownfields Property may not be used for any purpose without the prior written approval of DENR.
  - No activities that encounter, expose, remove or use groundwater (for example, installation of water supply wells, fountains, ponds, lakes or swimming pools, or construction or excavation activities that encounter or expose groundwater) may occur on the Brownfields Property unless and until DENR states in writing, in advance of the proposed activity, that said activity may occur if carried out along with any measures DENR deems necessary to ensure the Brownfields Property will be suitable for the use specified in land use restriction 1 above while fully protecting public health and the environment.
  - None of the contaminants known to be present in the environmental media at the Brownfields Property, including those appearing above in the table of Groundwater Contaminants and on the plat component of the Notice of Brownfields Property referenced in paragraph 18 of Exhibit A hereto, may be used or stored at the Brownfields Property without the prior written approval of DENR, except in de minimis amounts.
  - The owner of any portion of the Brownfields Property where any existing, or subsequently installed, DENR approved monitoring well is damaged shall be responsible for repair of any such wells to DENR's written satisfaction and within a time period acceptable to DENR, unless compliance with this Land Use Restriction is waived in writing by DENR in advance.
  - Neither DENR, nor any party conducting environmental assessment or remediation at the Brownfields Property at the direction of or pursuant to a permit, order or agreement issued or entered into by DENR, may be denied access to the Brownfields Property for purposes of conducting such assessment or remediation, which is to be conducted using reasonable efforts to minimize interference with authorized uses of the Brownfields Property.
  - Any deed or other instrument conveying an interest in the Brownfields Property executed by an owner of any interest in the Brownfields Property shall contain the following notice: "The property which is the subject of this instrument is subject to the Brownfields Agreement attached as Exhibit A to the Notice of Brownfields Property recorded in the Wake County land records, Book \_\_\_\_\_, Page \_\_\_\_\_. A copy of any such instrument shall be sent to the persons listed in Section XVI (Notices and Submissions), though financial figures related to the conveyance may be redacted.
  - During January of each year after the year in which this Notice is recorded, the owner of any part of the Brownfields Property as of January 1st of that year shall submit a notarial and Use Restrictions Update ("URU") to DENR, and to the chief public health and environmental officials of Wake County, certifying that, as of said January 1st, this Notice containing these land use restrictions remains recorded at the Wake County Register of Deeds office and that the land use restrictions are being complied with. The URU shall also state:
    - the name, mailing address, telephone and facsimile numbers, and contact person's e-mail address of the owner submitting the URU if said owner acquired any part of the Brownfields Property during the previous calendar year; and
    - the transferee's name, mailing address, telephone and facsimile numbers, and contact person's e-mail address, if said owner transferred any part of the Brownfields Property during the previous calendar year.
- For purposes of the land use restrictions set forth above, the DENR point of contact shall be the DENR official referenced in paragraph 15.a. of Exhibit A hereto, at the address stated therein.

**LINE TABLE**

LINE	LENGTH	BEARING
L1	43.62	N17°53'54"E
L2	14.34	S26°42'13"E
L3	20.78	S49°55'00"E
L4	45.85	S89°10'11"E
L5	60.05	S01°28'19"W

Exhibit B to the Notice of Brownfields Property - SURVEY PLAT  
**PROPERTY OF**  
**STORAGE MAX V, LLC**  
**PROSPECTIVE DEVELOPER**  
**MINTA OF HOLLY SPRINGS, LLC**  
HOLLY SPRINGS TOWNSHIP WAKE COUNTY NORTH CAROLINA



RECORDED IN BOOK 2014 PAGE 1458 WAKE COUNTY REGISTRY  
**NEWCOMB** land surveyors, Llc, 246 West Millbrook Road, Raleigh, NC 27609, (919) 847-1800, (919) 847-1804 (fax), NC License #P-0203

JOB NO.: 145323  
FILE NAME: BFIELDS  
PLOT DATE: 9/29/14