

The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed and that (I or we) do hereby dedicate to public use as streets and easements forever all areas so shown or indicated on said Plat.

Witness my hand and official seal, this 13 day of December, 2012.

Shannon C. McNeill  
Notary Public  
My Commission expires 06/19/2015

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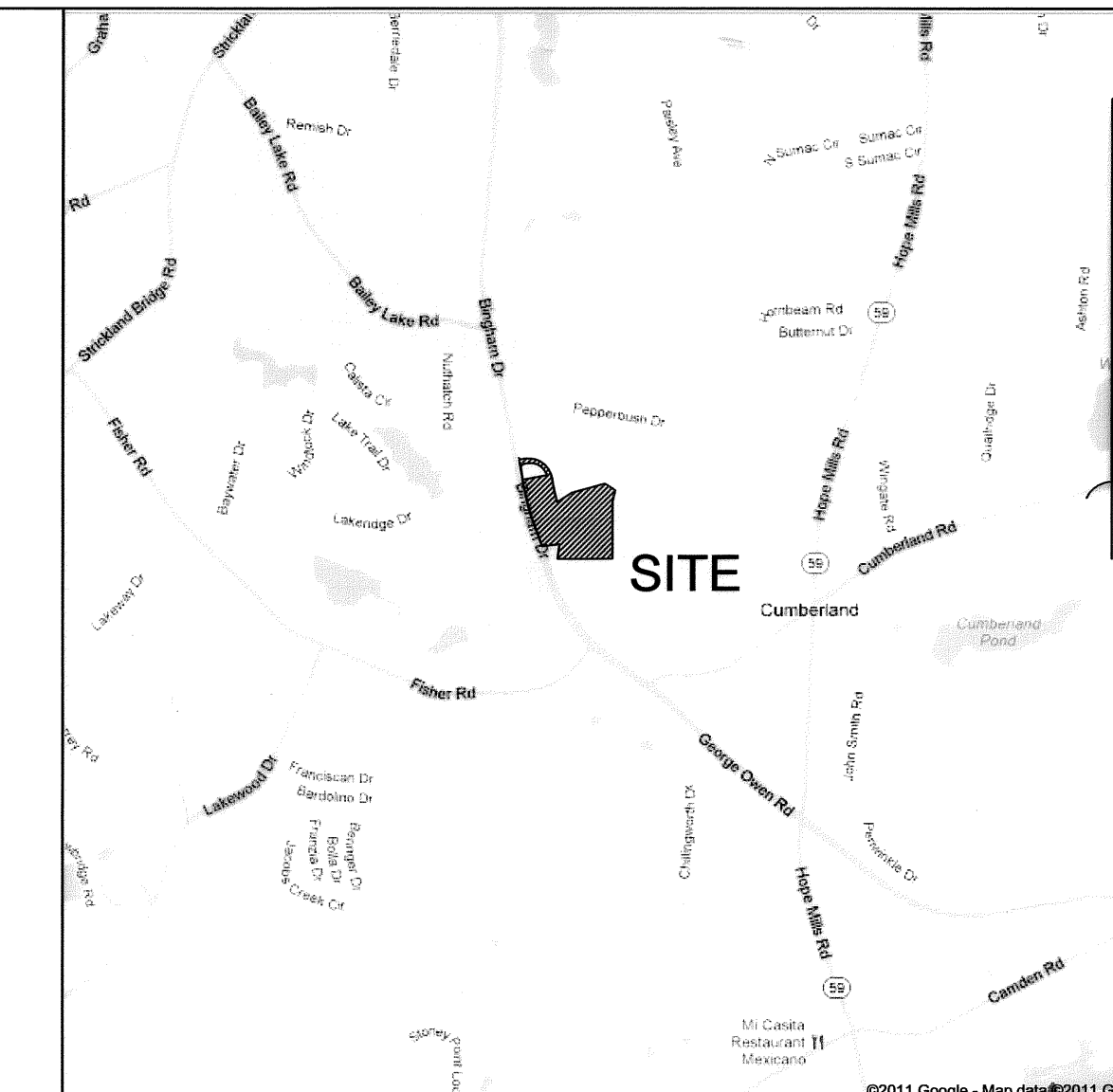
State of North Carolina, CUMBERLAND County, I, RANDALL S. WILLIAMS, certify that this plat was drawn under my supervision from an actual survey made under my supervision (as described in Book 8834, Page 0776, etc.); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 8834, Page 0776, etc.; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 13 day of NOVEMBER, A.D. 2012.

Seal of Randall S. Williams, Surveyor, License Number L-3307

State of North Carolina, Cumberland County, I, Donna McFayden, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Donna McFayden  
Review Officer  
Date 12-18-12

DEPARTMENT OF TRANSPORTATION  
DIVISION OF HIGHWAYS  
NO APPROVAL NECESSARY  
Randy WSE, PE  
District Engineer  
12/4/12  
Date



VICINITY MAP  
NOT TO SCALE

Curve #	Length	Chord	Chord Length	Radius	Delta
C1	227.62	N79°34'30"W	234.107	372.88	03°57'59"
C2	20.87	S74°39'20"W	20.824	86.50	01°34'41"
C3	448.67	N04°04'34"W	408.220	394.50	08°17'24"
C4	38.62	N14°48'30"W	38.696	394.50	00°07'28"
C5	39.27	S33°40'51"W	35.355	25.00	08°59'59"
C6	13.56	N85°47'09"W	13.391	25.00	03°14'07"
C7	7.47	N61°41'23"W	7.443	25.00	01°17'01"
C8	58.38	N89°33'53"W	55.100	50.00	06°52'14"
C9	41.50	S30°13'20"W	40.319	50.00	04°17'32"
C10	41.50	S11°20'00"W	40.319	50.00	04°17'32"
C11	41.50	S88°53'20"E	40.319	50.00	04°17'32"
C12	58.38	N83°54'44"E	55.079	50.00	06°52'14"
C13	7.47	N39°03'08"E	7.443	25.00	01°17'01"
C14	13.56	S63°08'47"W	13.391	25.00	03°14'07"
C15	39.27	S58°19'08"E	35.355	25.00	08°59'59"
C16	62.54	S13°28'07"E	62.526	848.68	00°41'13"
C17	42.00	S12°49'47"E	42.000	798.66	00°31'01"
C18	93.86	S17°42'58"E	93.811	798.66	00°45'03"
C19	91.60	S18°39'02"E	91.563	848.68	00°11'59"
C20	9.16	N21°25'14"W	9.164	798.64	00°37'33"
C21	39.27	S68°49'00"E	35.355	25.00	08°59'59"
C22	74.99	N63°20'03"E	74.902	437.05	00°49'53"
C23	19.23	N67°09'29"E	19.228	437.05	00°21'19"
C24	28.47	S68°51'47"W	28.463	279.00	00°59'51"
C25	61.84	S68°16'14"W	61.709	279.00	01°25'53"
C26	61.84	S81°09'14"W	61.709	279.00	01°25'53"
C27	61.84	N69°57'47"W	61.709	279.00	01°25'53"
C28	61.84	N73°04'38"W	61.709	279.00	01°25'53"
C29	43.50	N62°06'14"W	43.458	279.00	00°07'41"
C30	39.27	N77°20'40"E	35.355	25.00	08°59'59"
C31	75.23	S30°20'40"W	75.178	500.28	00°15'07"
C32	55.67	S43°09'30"W	55.601	500.28	00°47'49"
C33	13.62	S20°04'10"W	13.566	25.00	03°47'30"
C34	4.17	S00°29'20"W	4.166	25.00	00°07'20"
C35	50.86	S20°51'00"W	48.697	50.00	05°07'10"
C36	47.75	S80°21'10"W	45.698	50.00	02°59'23"
C37	41.24	N42°30'30"W	40.062	50.00	04°17'30"
C38	41.24	N04°30'00"E	40.062	50.00	04°17'30"
C39	59.96	N82°39'10"E	56.435	50.00	06°52'51"
C40	22.46	N71°12'33"E	21.710	25.00	05°12'06"
C41	113.92	N38°57'08"E	113.677	500.28	01°20'50"
C42	39.27	N12°34'20"W	35.355	25.00	08°59'59"
C43	30.78	S89°09'54"W	28.889	25.00	07°01'18"
C44	64.84	S89°03'08"W	60.384	90.00	01°41'18"
C45	43.62	N28°48'11"W	42.250	50.00	04°59'08"

Curve #	Length	Chord	Chord Length	Radius	Delta
C47	85.56	N40°12'44"E	75.497	50.00	08°12'43"
C48	24.60	S71°40'07"E	24.366	50.00	02°01'13"
C49	15.35	S69°31'38"E	15.351	225.00	00°34'58"
C50	115.20	S70°09'02"E	113.951	225.00	02°29'12"
C51	109.94	S75°18'38"W	107.882	225.00	02°14'32"
C52	21.78	N58°40'09"E	21.782	225.00	00°32'29"
C53	43.50	N68°27'24"E	43.400	487.05	00°07'04"
C54	61.50	N64°37'58"E	61.457	487.05	00°14'04"
C55	39.27	N23°15'00"E	35.355	25.00	08°59'59"
C56	395.47	N41°47'10"W	296.156	395.50	04°19'15"
C57	38.60	N14°13'01"W	38.581	395.50	00°51'54"
C58	412.25	N58°28'17"W	379.253	294.00	08°09'58"
C59	342.07	N38°50'10"W	329.023	365.50	05°07'52"

Radius	Delta	Tangent	
1	525.282	19°27'36"	90.070
2	250.000	66°31'48"	164.001
3	462.050	12°21'18"	50.000
4	821.656	10°25'51"	75.000

APPROVED BY THE CITY OF FAYETTEVILLE  
13 DAY OF Dec. 2012  
Mona Britt Ryan  
Planner 12-13-12

STORMWATER NOTES:  
1.) THE WET DETENTION POND DRAINS INTO WETLANDS AS SHOWN THEN EVENTUALLY INTO BEAVER CREEK.  
2.) THIS PROPERTY CONTAINS A STORMWATER MANAGEMENT FACILITY THAT MUST BE MAINTAINED ACCORDING TO THE OPERATIONS AND MAINTENANCE AGREEMENT AND PLAN RECORDED IN DEED BOOK \_\_\_\_\_ PAGE \_\_\_\_\_.  
3.) THE PURPOSE OF THE STORM WATER EASEMENTS & POND ARE TO PROVIDE STORMWATER CONVEYANCE/STORAGE. BUILDINGS OR PERMANENT STRUCTURES ARE NOT PERMITTED IN THE EASEMENT AREAS. ANY OTHER OBJECTS WHICH IMPEDS STORMWATER FLOW OR SYSTEM MAINTENANCE ARE ALSO PROHIBITED.

- LEGEND
- SURVEYED BOUNDARY LINE
  - LINE NOT SURVEYED
  - SETBACK LINES
  - EXISTING IRON
  - ANGLE POINT
  - (N.R.)
  - NON-RADIAL LINE
- NOTES:
- 1.) ALL DISTANCES SHOWN ARE HORIZONTAL GROUND.
  - 2.) IRON REBAR (1/2") SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
  - 3.) PHASE ONE CONTAINS A TOTAL OF 40 LOTS.
  - 4.) PROPERTY IS ZONED PND.
  - 5.) NON-CONFORMING STRUCTURES HAVE NOT BEEN CREATED BY THIS PLAT.
  - 6.) AREAS COMPUTED BY COORDINATES.
  - 7.) AREA OF PHASE ONE INCLUDING OPEN SPACE/Common Area = 19.04 ACRES (TO THE SOUTHERN LINE OF THE SHOPPES AT PARK PLACE) - OPEN SPACE/Common Area THIS PLAT = 6.08 AC.
  - 8.) REFERENCE: DEED BOOK 8826, PAGE 0880; P.B. 128, PG. 152.

FILED Jan 02, 2013 11:10:00 am FILED CUMBERLAND COUNTY NC  
BOOK 00131 PAGE 0184 THRU 0184 J. LEE WARREN JR. REGISTER OF DEEDS  
INSTRUMENT # 00080 RECORDING \$21.00 EXCISE TAX (None)

PHASE ONE  
**PARK PLACE**  
PROPERTY OF  
**CAVINNESS & CATES BUILDING AND DEVELOPMENT COMPANY,**  
a North Carolina Corporation

71ST TWP. CUMBERLAND CO., N.C.  
SCALE: 1"= 60' NOVEMBER 2012  
GRAPHIC SCALE IN FEET

MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.  
PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-1016

Master Declarations in BK 9079-PG 102 Single Family Cov in BK 9079 PG 121