CURVE	RADIUS	LENGTH	CHORD	CH.BEARING
C1	166.62'	51.08'	50.88'	N 60°18'07"W
C2	166.62'	37.08'	37.00'	N 65°09'58"W
C3	166.62'	39.17'	39.08'	N 52°02'31"W
C4A	25.00'	4.60'	4.59'	S 50°43'29"W
C4	25.00'	34.34'	31.70'	N 84°39'23"W
C5	25.00'	21.03'	20.41'	S 21°21'35"W
C6	50.00'	26.46'	26.15'	S 12°25'26"W
C7	50.00'	40.06'	39.00'	S 50°32'13"W
C8	50.00'	37.03'	36.19'	N 85°17'39"W
C9	50.00'	281.83'	31.77'	N 45°33'12"W
C10	50.00'	30.28'	29.82'	N 09°40'47"W
C11	50.00'	37.60'	36.72'	N 29°12'39"E
C12	50.00'	37.43'	36.55'	N 72°11'56"E
C13	25.00'	21.03'	20.41'	N 69°32'57"E
C14	25.00'	9.56'	9.80'	N 34°02'06"E
C15	25.00'	12.93'	12.79'	N 07°47'52"E
C16	25.00'	21.03'	20.41'	N 31°05'57"W
C17	60.00'	11.76'	11.73'	N 46°28'20"W
C18	50.00'	35.83'	35.06'	N 21°12'24"W
C19	60.00'	33.54'	32.91'	N 16°32'04"E
C20	60.00'	20.14'	20.00'	N 48°17'09"E
C21	50.00'	28.80'	26.55'	N 76°13'19"E
C22	50.00'	29.49'	29.06'	S 71°29'03"E
C23	50.00'	36.62'	35.60'	S 33°36'34"E
C24	60.00'	38.03'	35.26'	S 08°00'58"W
C25	50.00'	10.81'	10.83'	S 34°54'54"W
C26	25.00'	21.03'	20.41'	S 17°04'25"W
C27	116.62'	40.32'	40.12'	S 16°40'16"E
C28	116.62'	127.25'	121.03'	S 67°49'55"E
C29	28.00'	26.51'	27.29'	S 55°22'00"W

COURSE	BEARING	DISTANCE
L1	N 45°16'21"W	22.93'
L2	N 45°27'16"E	15.39'
L3	N 45°27'16"E	13.41'
L4	N 89°53'11"W	10.01'
L5	N 89°53'11"W	20.02'
L6	S 80°28'03"W	12.81'
L7	S 14°45'53"E	20.75'
L8	N 86°37'40"W	20.10'

SET BACKS
FRONT --- 20'
SIDE --- 5'
REAR --- 20'

TOTAL AREA IN TRACT = 9.39 AC
TOTAL NO. LOTS = 28
PERMANENT OPEN SPACE = 2.23 AC(97171 SF)
ZONING R-10 PUD

STREETS
JESS LANE (50'R/W) = 654'
ALMOND COURT (50'R/W)= 176'

FLOOD RISK
PROPERTY IS SHOWN AS (ZONE X)MINIMAL FLOOD RISK)
AS SHOWN ON FLOOD MAP NO.3720150600J
EFFECTIVE DATE 10/3/2006

2020021188

NORTH CAROLINA HARNETT COUNTY
I, Mickey R. Bennett, PLS do certify that this plat was drawn under my supervision(deed description recorded in Book SEE, Page REF., etc) that the boundaries not surveyed are clearly indicated as drawn from information found in Book SEE, Page REF., that the ratio of precision as calculated is 1:10000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 4 TH day of NOVEMBER, A.D. 2020.

MICKEY R. BENNETT
L - 1514

I, MICKEY R. BENNETT, DO HEREBY CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND

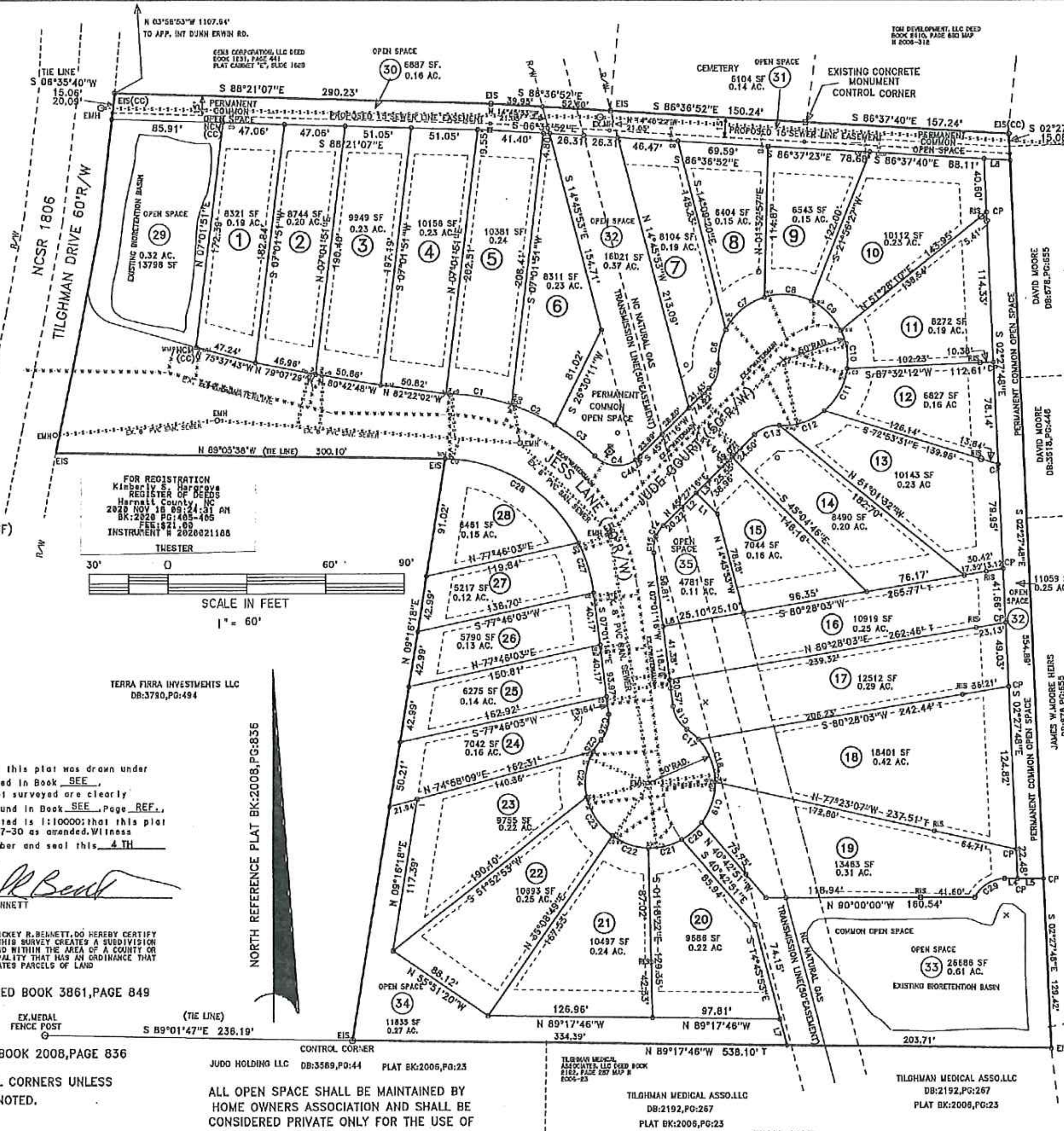
NORTH CAROLINA PROFESSIONAL LAND SURVEYOR SEAL No. 1514 MICKEY R. BENNETT

DEED REFERENCE DEED BOOK 3861, PAGE 849

MAP REFERENCE PLAT BOOK 2008, PAGE 836

NOTE: IRONS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.

ALL OPEN SPACE SHALL BE MAINTAINED BY HOME OWNERS ASSOCIATION AND SHALL BE CONSIDERED PRIVATE ONLY FOR THE USE OF THE HOME OWNERS OF DUNHAVEN SUBDIVISION.



CERTIFICATION OF OWNERSHIP, DEDICATION AND JURISDICTION

I(We)hereby certify that I am (We are) the owner(s) or agent of the property shown and described hereon and that I(we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building setback lines, and dedicate all streets, alleys, walks, parks and other sites and easements to public or private use as noted. Futher, I(We) certify the land shown hereon is within the platting jurisdiction of the City of Dunn, North Carolina.

11/16/20 Dunhaven Development LLC
Date Owner(s)

CERTIFICATE OF RECEIPT OF GUARANTEE FOR INSTALLATION OF STREETS, UTILITIES, SIDEWALKS AND OTHER REQUIRED IMPROVEMENTS.

"I do hereby certify that a bond equal to the estimated cost of repaving streets and cul-de-cuts and installing all sidewalks as a guarantee of the installation of the required improvements in an amount of satisfactory to the City of Dunn has been received. The City will not accept the dedication of any right-of-way until the City Engineer approves complete work, expected within a year of the date here indicated.

Date City Engineer City Clerk

CERTIFICATE OF APPROVAL BY PLANNING BOARD

Claudell Brown, chairman of the planning board, do hereby certify that said board fully approved the final plat of the Subdivision entitled Dunhaven on the 5th day of November 2020

Chairman, City of Dunn Planning Board Claudell Brown

CERTIFICATE OF APPROVAL FOR RECORDING AND ACCEPTANCE OF DEDICATION.

I, Tammy Williams, City Clerk of the City of Dunn, North Carolina, do certify that on the 10 day of November 2020 the city Council of the City of Dunn approved this plat for recording and will accept the dedication of the streets, easements, rights-of-way, and public parks and other site for public puurposes as shown hereon, but assume no responsibility to open or maintain same until, in the opinion of the governing body of the City of Dunn, it is in the public interest to do so.

Nov 13, 2020
Date

THE CITY OF DUNN NORTH CAROLINA SEAL

LEGEND

LINES NOT SURVEYED
LINES SURVEYED
EIP-------EXISTING IRON PIPE
ECM-------EXISTING CONCRETE MONUMENT
EIS-------EXISTING IRON STAKE
EPKN-------EXISTING P.K.NAIL
ELS-------EXISTING LIGHTWOOD STAKE
NIS--NEW IRON STAKE NIP--NEW IRON PIPE
PKNS-------P.K.NAIL SET
ERRS-------EXISTING RAILROAD SPIKE
NRRS-------NEW RAILROAD SPIKE
EMN-------EXISTING MAGNETIC NAIL
NMN-------NEW MAGNETIC NAIL
ECS-------EXISTING COTTON SPINDLE
NCS-------NEW COTTON SPINDLE
EIP/EIS---(CONTROL CORNERS)
ECM/PKN/ECS (CONTROL CORNERS)
C/L---CENTER LINE N/F---NOW OR FORMALLY
CP---CALCULATED POINT
CB&D---CHORD BEARING AND DISTANCE
D.E.---DRAINAGE EASEMENT R/W---RIGHT OF WAY
EX.---EXISTING AC.--- ACRES T --- TOTAL
RIS --- REFERENCE IRON SET CO --- SEWER CLEANOUT
WM --- WATER METER SEWER LINE
CC --- CONTROL CORNER WATER LINE
NCM(CC) --- NEW CONCRETE MONUMENT(CONTROL CORNER)

OWNER: DUNHAVEN DEVELOPMENT, LLC
350 WAGONER DRIVE
FAYETTEVILLE, NC 28303
919 606-4896

NORTH CAROLINA
HARNETT COUNTY
This Map/Plat was presented for registration and recorded in this office at Map Number 2020-405
This 16th day of November 2020.
at 9:24 o'clock a. M.
KIMBERLY S. HARGROVE Register of Deeds
By: Nudi S Wester
Assistant/Deputy Register of Deeds
Supvr

STATE OF NORTH CAROLINA
COUNTY OF HARNETT
I, Michele Temple, REVIEW OFFICER OF HARNETT COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING
11/16/20 Michele Temple
DATE: REVIEW OFFICER

VICINITY MAP
NOT TO SCALE

FINAL MAP

SURVEY FOR:
DUNHAVEN SUBDIVISON

TOWNSHIP AVERASBORO	TOWN OF DUNN	COUNTY HARNETT
STATE: NORTH CAROLINA		DATE: NOVEMBER 4,2020
ZONED R-10 PUD	WATERSHED DISTRICT	PID # 021506 0128 PIN # 1516-08-0033.000

BENNETT SURVEYS F-1304
1662 CLARK RD., LILLINGTON, N.C. 27546
(910) 893-5252

SCALE: 1" = 60'	SURVEYED BY: RVB	FIELD BOOK
	DRAWN BY: MRB	DRAWING NO.
CHECKED & CLOSURE BY:	MRB	20218B