

FILED Apr 23, 2014 12:17:00 p.m. FILED
 BOOK 00134 CUMBERLAND
 PAGE 0064 THRU 0064 COUNTY NC
 INSTRUMENT # 11418 J. LEE WARREN, JR.
 RECORDING \$21.00 REGISTER
 EXCISE TAX (None) OF DEEDS
 LAS

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 (and description recorded in Book 00134, Page 0064, etc.); that the boundaries not surveyed are clearly indicated as shown from information found in Books _____; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 23rd day of April, A.D. 2014.

The survey creates a subdivision of land within the area of a county or municipality that has an authority to regulate parcels of land.

Randall S. Williams
 N.C. Professional Surveyor
 L-3307
 Professional License No.

State of North Carolina, Cumberland County
 I, Donna McFadden, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Donna McFadden 4-23-14
 Review Officer Date

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.
Donna McFadden Donna McFadden
 Review Officer Date
Donna McFadden
 BROOKWOOD FARMS, INC.
Donna McFadden
 PREWITT LAND COMPANY, LLC

North Carolina, Cumberland County
 I, Dana Wigo, a Notary Public of the County and State aforesaid, certify that Thomas B. Priddy, and _____, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 22nd day of April, 2014.
Dana Wigo
 Notary Public
 My Commission expires April 22, 2016

NOTARY PUBLIC
 CUMBERLAND COUNTY, N.C.

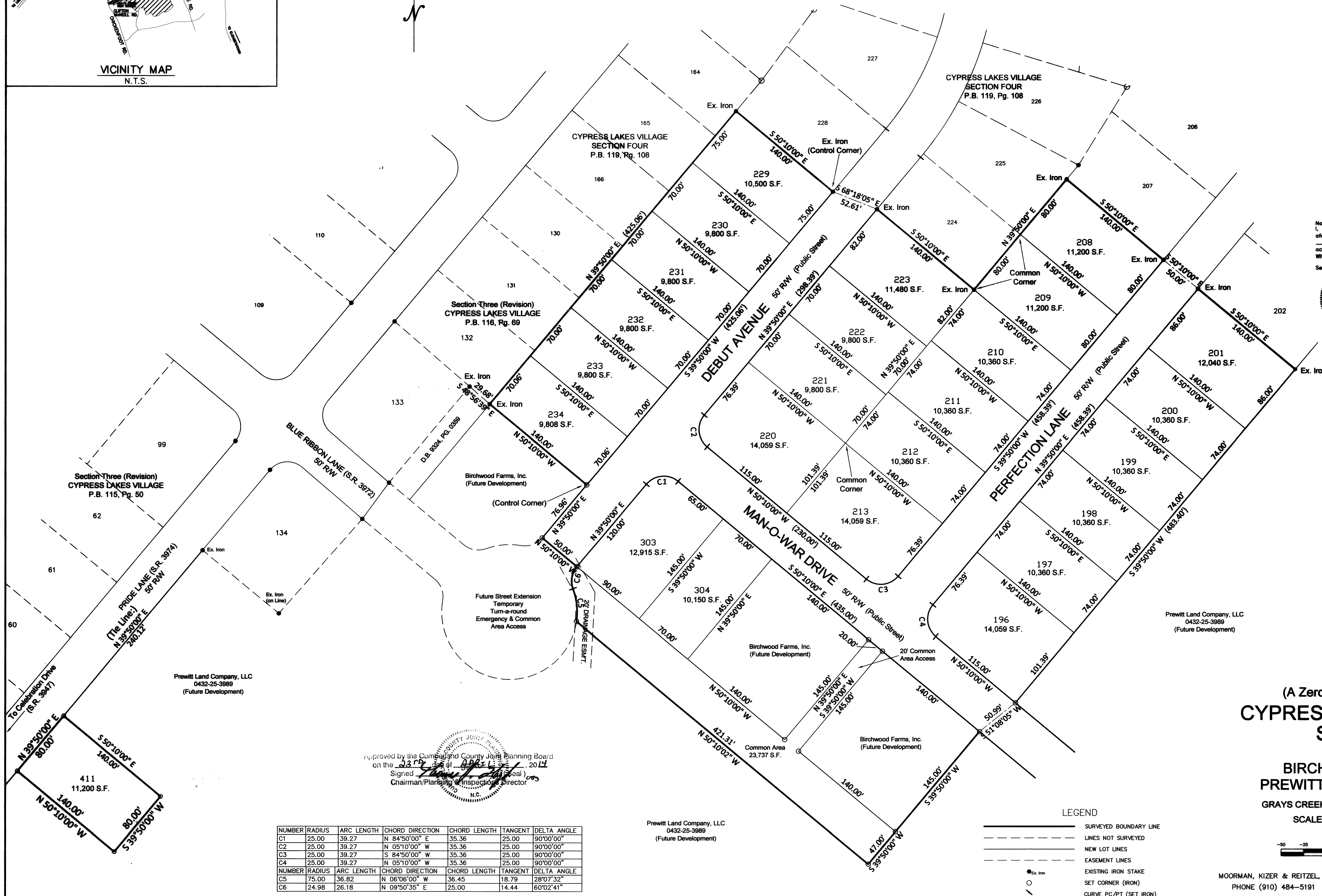
- NOTES:
1. Property zoned RT-5(CU)
 2. Section 5 contains 7.98 ac. (not including common area).
 3. Total of 25 lots.
 4. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. Minimum of 800 s.f. of common area for 25 lots = 20,000 s.f.; common area to be recorded this phase is 23,737 s.f. (0.54 ac.).
 10. The streets shown on this plat though labeled as "public"-unless otherwise noted-have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).

DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD
 CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED RANDY WISE, PE
 DISTRICT ENGINEER
 DATE: 4/3/14

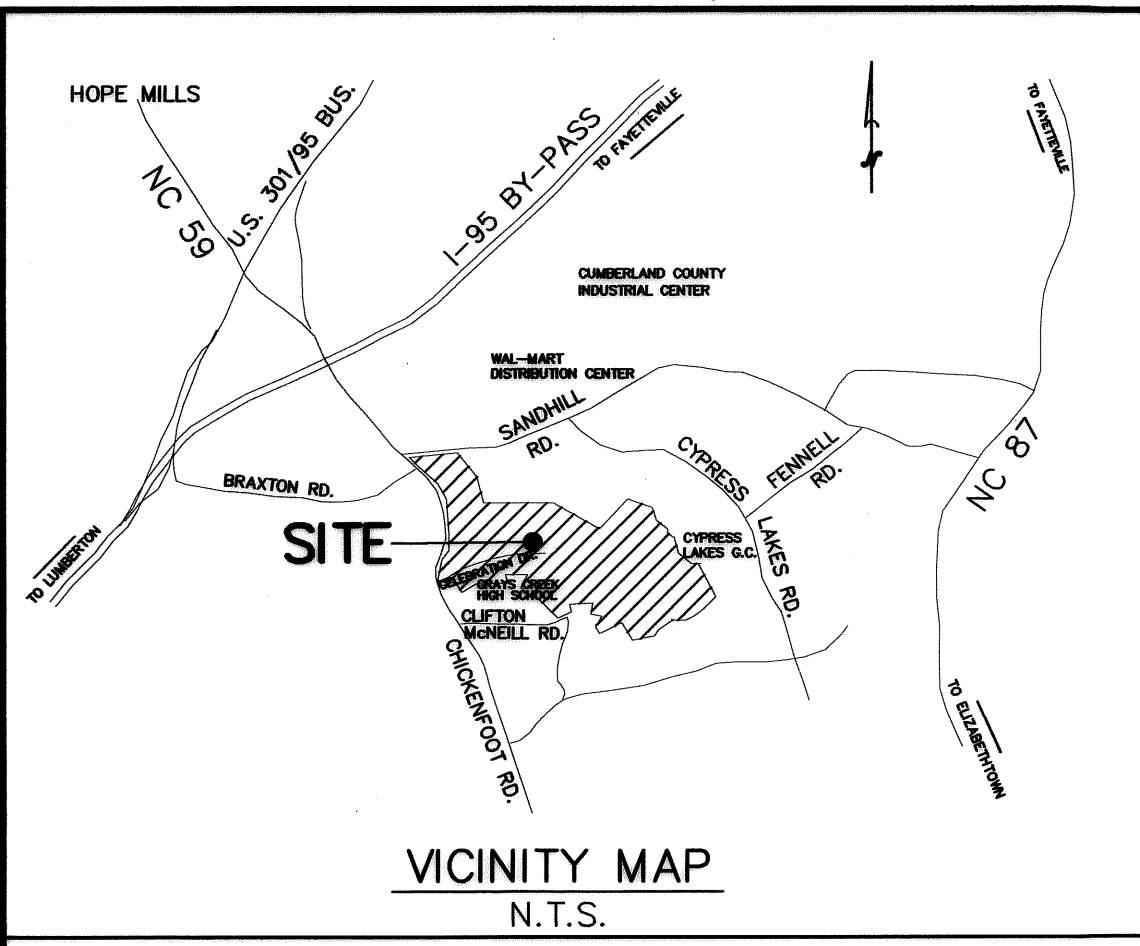
(A Zero Lot Line Development)
CYPRESS LAKES VILLAGE SECTION 5

PROPERTY OF
BIRCHWOOD FARMS, INC.
PREWITT LAND COMPANY, LLC
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50'
 APRIL 2014

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



NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C1	25.00	39.27	N 84°50'00" E	35.36	25.00	90°00'00"
C2	25.00	39.27	N 05°10'00" W	35.36	25.00	90°00'00"
C3	25.00	39.27	S 84°50'00" W	35.36	25.00	90°00'00"
C4	25.00	39.27	N 05°10'00" W	35.36	25.00	90°00'00"
NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C5	75.00	36.82	N 06°06'00" W	36.45	18.79	28°07'32"
C6	24.98	26.18	N 09°50'35" E	25.00	14.44	60°02'41"

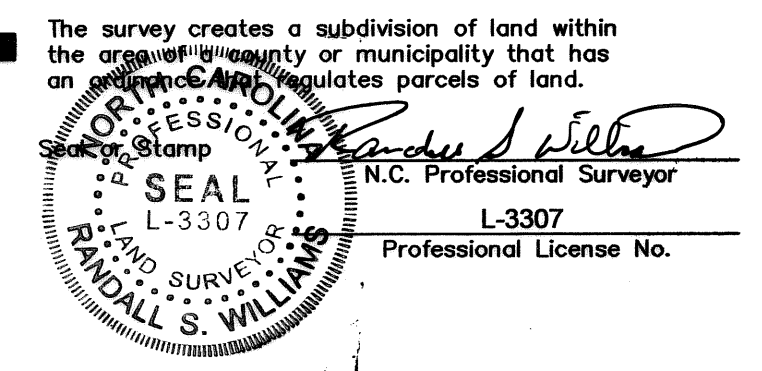


P.B. 115, PG. 50

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED: *Randy Wise, PE*
DATE: 7/15/14

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 (see description recorded in Book 9838 - Page 0494, etc.); that the boundaries not surveyed are clearly indicated as shown from information found in Book _____ Page _____; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this day of July, A.D. 2014.



State of North Carolina
County of Cumberland

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

Review Officer
Donna McFadden
Date: 7-15-14

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.

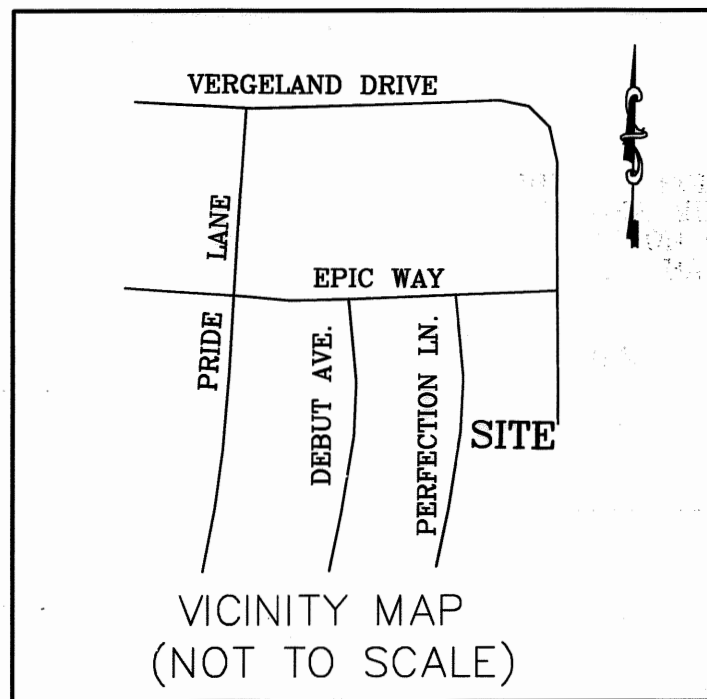
James R. Prewitt
Birchwood Farms, Inc.
James R. Prewitt
Prewitt Land Company, LLC

North Carolina, Horse County
I, Thomas A. Prewitt, a Notary Public of the County and State aforesaid, certify that Thomas A. Prewitt, and _____ personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 15 day of July, 2014.

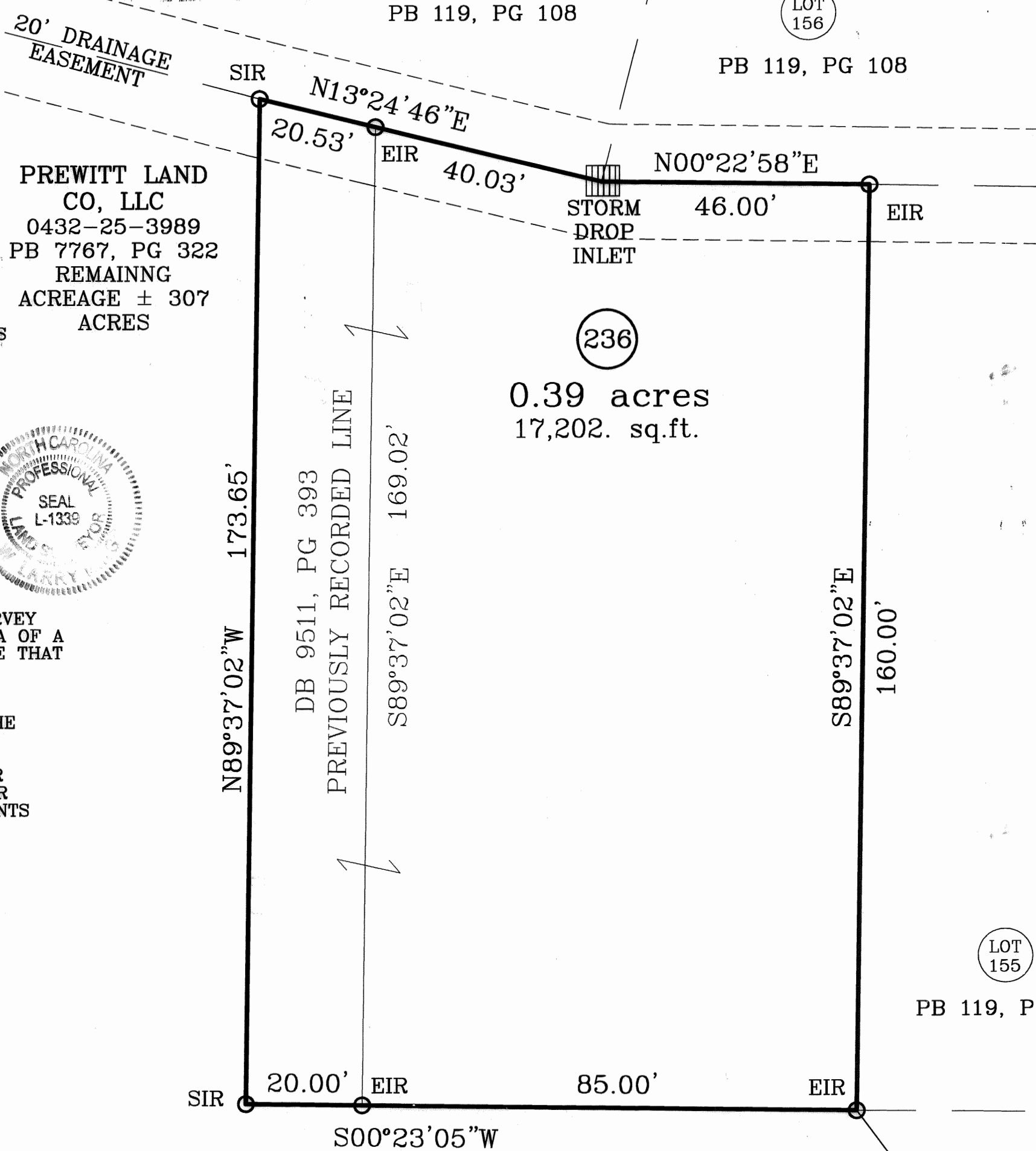
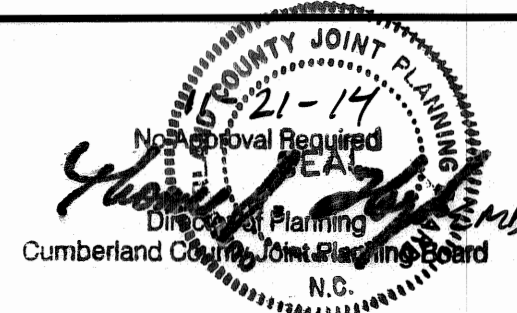
Seal of Thomas A. Prewitt
Notary Public
My Commission expires May 24, 2015

- NOTES:
- Property zoned R7.5/CU
 - Total of 2.13 ac., including common area.
 - Total of 7 lots.
 - Minimum setbacks are:
Front: 30' (*Corner lots must setback from both streets)
Rear: 35' (Peripheral Lots), 15' (Interior Lots)
Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - Previous recorded common area 23,737 s.f. for 25 lots. Minimum of 800 s.f. of common area required per lot. Additional 7 lots this addition = 32 total lots. Additional common area needed is: 1,863 s.f. Common area to be recorded this phase is 18,478 s.f. (0.42 ac.).
 - The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 - Lot 234 is being re-recorded to revise lot width from 70.06' to 70.00' and change area from 9,808 s.f. to 9,800 s.f.

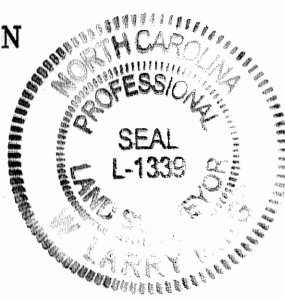




STATE OF NORTH CAROLINA
 COUNTY OF CUMBERLAND
 Donna McFadyen
 Review Officer
 of Cumberland County, certify that the map
 or plat to which this certificate is affixed
 meets all statutory requirements for recording
 Donna McFadyen
 Review Officer
 Date: 11-21-14



PREWITT LAND
 CO, LLC
 0432-25-3989
 PB 7767, PG 322
 REMAINING
 ACREAGE ± 307
 ACRES



I, W. LARRY KING, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DESCRIBED IN PLAT BOOK 7, PAGE 97); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN (AS SHOWN); THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS, MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL, THIS

20th DAY OF November, A.D., 2014.
 W. LARRY KING
 SURVEYOR
 W. LARRY KING, P.L.S.
 REGISTRATION NUMBER L-1339

I, W. LARRY KING, HEREBY CERTIFY THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT THE LAND SHOWN ON THIS PLAT IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF CUMBERLAND COUNTY AND THAT THIS PLAT IS OUR FREE ACT AND DEED. I DO HEREBY DEDICATE FOR PUBLIC USE OF ALL RIGHTS-OF-WAY AND EASEMENTS AS SHOWN ON THIS MAP.

Richard P. Williams
 PROPERTY OWNER

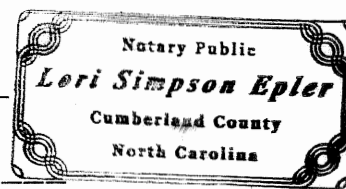
STATE OF NORTH CAROLINA
 COUNTY OF Cumberland

I, LORI SIMPSON EPLER, A NOTARY OF THE COUNTY AND STATE, AFORESAID, CERTIFY THAT,

RICHARD G. WILLIAMS SUBJECT PROPERTY OWNER PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP OR SEAL.

THIS 20th DAY OF November, 2014.

Lori Simpson Epler
 NOTARY PUBLIC



MY COMMISSION EXPIRES 11-14-14

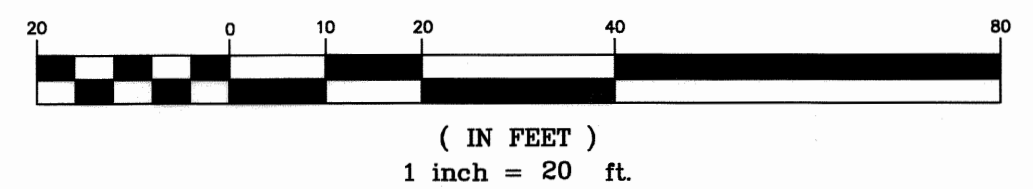
VERGELAND DRIVE
 50' PUBLIC RIGHT OF WAY

- NOTES:
1. PROPERTY SUBJECT TO ALL EASEMENTS, RIGHTS-OF-WAY AND RESTRICTIVE COVENANTS OF RECORD.
 2. AREAS COMPUTED BY COORDINATE METHOD.
 3. RATIO OF PRECISION > 1:10,000
 4. DASHED LINES NOT SURVEYED.
 5. TAX PIN - PARENT TRACT #0432-07-4915
 6. ANY LOCATION OF UNDERGROUND UTILITIES AS SHOWN ARE BASED ON VISIBLE EVIDENCE AND DRAWINGS IF PROVIDED TO THE SURVEYOR. LOCATION OF UNDERGROUND UTILITIES AND STRUCTURES MAY VARY FROM LOCATIONS SHOWN HEREON, AND ADDITIONAL BURIED UTILITIES MAY EXIST. CONTACT THE APPROPRIATE UTILITY COMPANIES FOR INFORMATION REGARDING BURIED UTILITIES.
 7. EXCEPT AS SPECIFICALLY STATED OR SHOWN, THIS SURVEY DOES NOT REPORT ANY OF THE FOLLOWING: EASEMENTS, OTHER THAN THOSE VISIBLE DURING FIELD EXAMINATION OR AS IN DOCUMENTATION PROVIDED BY THE CLIENT OR ATTORNEY, BUILDING SETBACKS, RESTRICTIVE COVENANTS, ZONING OR LAND USE REGULATIONS AND ANY FACTS WHICH A TITLE SEARCH MAY DISCLOSE. OTHER IMPROVEMENTS EXIST ON THIS LOT BUT WERE NOT PERTINENT TO THIS SURVEY
 8. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
 9. THIS SURVEY WAS DONE WITHOUT A TITLE SEARCH AND IS BASED ON REFERENCED INFORMATION. THERE MAY EXIST OTHER DOCUMENTS OF RECORD, WHICH COULD AFFECT THIS PROPERTY. ALL RESEARCH DATA CURRENT AS OF 20 NOV 2014.
 10. ALL BUILDINGS, SURFACE AND SUBSURFACE IMPROVEMENTS ON AND ADJACENT TO THIS PROPERTY ARE SHOWN, IF REQUIRED.
 11. IF BUILDING SETBACKS ARE SHOWN ON THIS PLAT, THE ORDINANCE ALLOWS FOR ALTERNATIVE CONFIGURATIONS. THE BUILDING INSPECTOR WILL MAKE FINAL DETERMINATIONS AS TO INDIVIDUAL REQUESTS.
 12. IF THIS PLAT IS OF THE CATEGORY DETERMINED TO BE A RECOMBINATION OF PREVIOUSLY PLATTED OR RECORDED PROPERTY, ANY RESTRICTIONS AND SPECIFICS APPLICABLE TO THAT PREVIOUSLY FILED DOCUMENT APPLY TO THIS SUBJECT PROPERTY ALSO, EXCEPT AS ALLOWED FOR BY THE ORDINANCE FOR THE JURISDICTION THAT OVERSEES AND GOVERNS THIS SUBJECT PROPERTY.
 13. UNLESS OTHERWISE NOTED, THIS PROPERTY HAS NOT BEEN INVESTIGATED WITH REGARDS TO WETLANDS AND NO DETERMINATION HAS BEEN MADE AS TO THE EXISTENCE OF WETLANDS WITHIN THE BOUNDARIES SHOWN HEREON.
 14. IF WETLAND AREAS ARE SHOWN ON THIS SUBJECT PROPERTY, THOSE AREAS WERE STAKED AND DETERMINED TO BE SUCH BY OTHERS. THE SURVEYOR'S CERTIFICATION HEREON CERTIFIES TO THE LOCATION OF THOSE AREAS, AS STAKED BY OTHERS, BUT LOCATED UNDER THIS SURVEYOR'S SUPERVISION AND PLATTED HEREON.
 15. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED DURING THIS SURVEY. NO STATEMENT IS MADE CONCERNING THE EXISTENCE OF UNDERGROUND CONTAINERS, WHICH MAY AFFECT THE USE OF THIS TRACT.
 16. NON-CONFORMING STRUCTURES HAVE NOT BEEN CREATED BY THIS SUBDIVISION.
 17. UNLESS NOTED OTHERWISE, THERE WERE NO U.S.G.S., N.C.G.S. OR OTHER GOVERNMENTALLY RECOGNIZED HORIZONTAL CONTROL MONUMENTATION FOUND WITHIN 2,000 FEET OF THIS SUBJECT PROPERTY.

PB 119, PG 108

FILED Nov 21, 2014 11:19:00 am
 BOOK 00135
 PAGE 0060 THRU 0060
 INSTRUMENT # 35231
 RECORDING \$21.00
 EXCISE TAX (None)
 FILED CUMBERLAND COUNTY NC
 J. LEE WARREN JR.
 REGISTER OF DEEDS
 CL

GRAPHIC SCALE



LEGEND

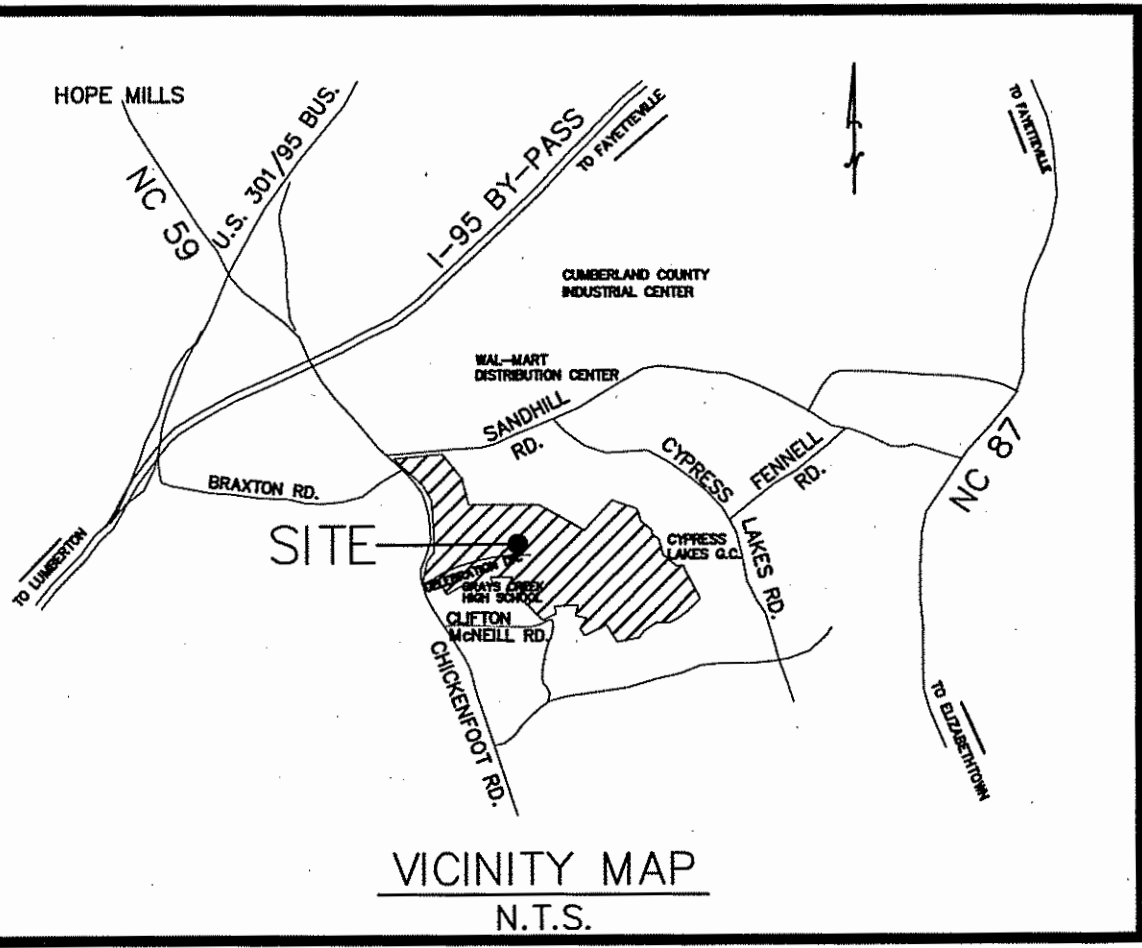
△ DENOTES CONTROL CORNER	AG ABOVE GROUND
EPK EXISTING "PK" NAIL	UG UNDER GROUND
SPK SET "PK" NAIL	
SIR SET IRON REBAR	○ DENOTES BREAK IN LINE
EIR EXISTING IRON REBAR	
EIP EXISTING IRON PIPE	

NOTE - 1/2" IRON REBAR SET FLUSH WITH THE GROUND AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.

LINE TABLE

————	BOUNDARY LINE
-----	ADJOINER (NOT SURVEYED)
-----	EASEMENTS

REVISIONS	RECOMBINATION OF LOT 236 CYPRESS LAKES VILLAGE AND ADJOINING 20' (PREVIOUSLY RECORDED IN PB 119, PG 108)	ENGINEERING - SURVEYING - DESIGNING - DRAFTING Larry King & Associates, R.L.S., P.A. P.O. Box 53787 1333 Morganton Road, Suite 201 Fayetteville, North Carolina 28305 P. (910) 483-4300 F. (910) 483-4052 www.lkandA.com NC FIRM LICENSE C-0887	
		TOWNSHIP: GRAYS CREEK COUNTY: CUMBERLAND STATE: NORTH CAROLINA PROPERTY OF: RG WILLIAMS CONSTRUCTION COMPANY, INC	DATE: 20 NOV 2014 SURVEYED BY: CJ FIELD BOOK: NA SCALE: 1"=20' DRAWN BY: ROGERS FILE REF: CHECKED & CLOSURE BY: LKA DRAWING NO.



VICINITY MAP
N.T.S.

- NOTES:
- Property zoned R7.5/CU
 - Phase 1, The Gardens contains 11,787 ac.
 - Total of 35 lots.
 - Minimum setbacks are:
Front: 30' (*Corner lots must setback from both streets).
Rear: 35' (Peripheral Lots), 15' (Interior Lots)
Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - Previous common area recorded is 42,215 s.f. (0.97 ac.) for 32 lots; 23,737 s.f. - P.B. 134, PG. 64;
18,478 s.f. - P.B. 134, PG. 134;
Common area to be recorded this phase is 94,168 s.f. (2.16 ac.) for 35 lots, which gives a total of 136,383 s.f. (3.13 ac.); (minimum - 800 x 67 lots = 53,600 s.f.)
 - The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).

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 7781, Page 0322, etc.); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 7781, Page 0322, etc.; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this day of 28th, A.D., JUNE.

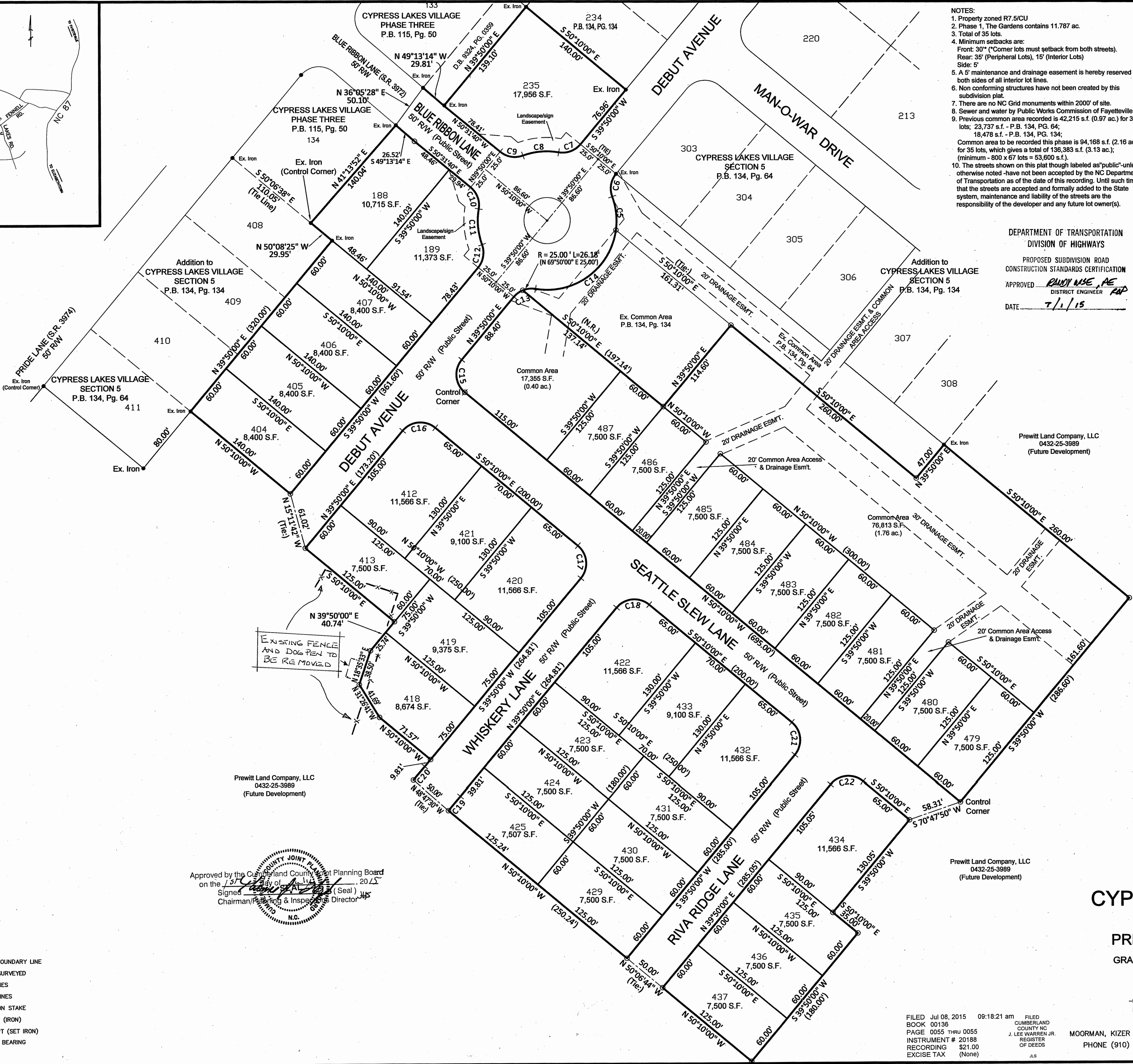
The survey creates a subdivision of land within the area of a county or municipality that has an official seal, regulates parcels of land.
Randall S. Williams
Professional License No. L-3307
Professional Seal No. L-3307

State of North Carolina, Cumberland County
I, Donna McEwen, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Donna McEwen
Review Officer
Date: 7-1-15

The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.
James A. Prescott
BIRCHWOOD FARMS, INC.
James A. Prescott
PREWITT LAND COMPANY, LLC

North Carolina, Cumberland County
I, Cynthia M. Smith, a Notary Public of the County and State aforesaid, certify that James A. Prescott, and James A. Prescott personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 28th day of June, 2015.
Seal of Notary Public
Cynthia M. Smith
Notary Public
My Commission expires May 24 2020

NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C1	25.00	36.82	N 06°08'13" W	36.49	18.79	28°07'38"
C2	25.00	28.18	N 09°50'00" E	28.00	14.44	60°00'00"
C3	25.00	28.18	S 09°50'00" W	28.00	14.44	60°00'00"
C4	25.00	39.27	S 84°50'00" W	38.82	20.10	28°59'59"
C5	25.00	28.18	N 80°10'00" W	28.00	14.44	60°00'00"
C6	25.00	28.18	S 20°10'00" E	28.00	14.44	60°00'00"
C7	25.00	39.27	S 05°10'00" E	38.82	20.10	30°00'00"
C8	25.00	28.18	S 09°50'00" W	28.00	14.44	60°00'00"
C9	25.00	28.18	N 20°10'00" E	28.00	14.44	60°00'00"
C10	25.00	39.27	S 05°10'00" E	38.82	20.10	30°00'00"
C11	25.00	28.18	S 09°50'00" W	28.00	14.44	60°00'00"
C12	25.00	12.07	N 53°39'52" E	11.89	6.19	22°39'08"
C13	25.00	120.26	N 53°39'52" E	117.79	77.49	81°32'32"
C14	25.00	39.27	N 05°10'00" W	38.82	20.10	60°00'00"
C15	25.00	39.27	N 05°10'00" W	38.82	20.10	60°00'00"
C16	25.00	39.27	N 05°10'00" W	38.82	20.10	60°00'00"
C17	25.00	39.27	S 05°10'00" E	38.82	20.10	60°00'00"
C18	25.00	39.27	N 84°50'00" E	38.82	20.10	60°00'00"
C19	25.00	39.27	N 84°50'00" E	38.82	20.10	60°00'00"
C20	791.16	19.00	N 40°31'15" E	19.00	9.50	01°22'32"
C21	25.00	39.27	S 05°10'00" E	38.82	20.10	60°00'00"
C22	25.00	39.27	N 84°50'00" E	38.82	20.10	60°00'00"

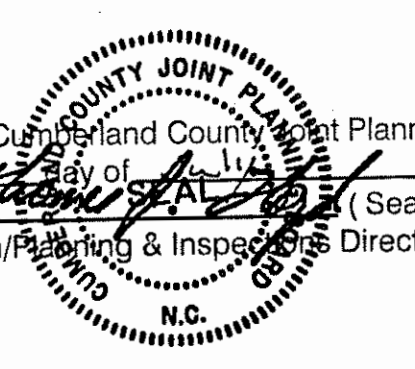


DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
APPROVED: Randy Nise, PE
DISTRICT ENGINEER
DATE: 7/1/15

Prewitt Land Company, LLC
0432-25-3989
(Future Development)

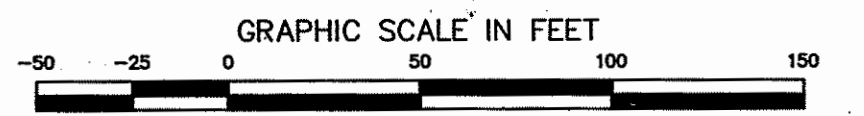
Prewitt Land Company, LLC
0432-25-3989
(Future Development)

Approved by the Cumberland County Joint Planning Board
on the 27th day of June, 2015
Signed: [Signature] (Seal)
Chairman/Planning & Inspection Director

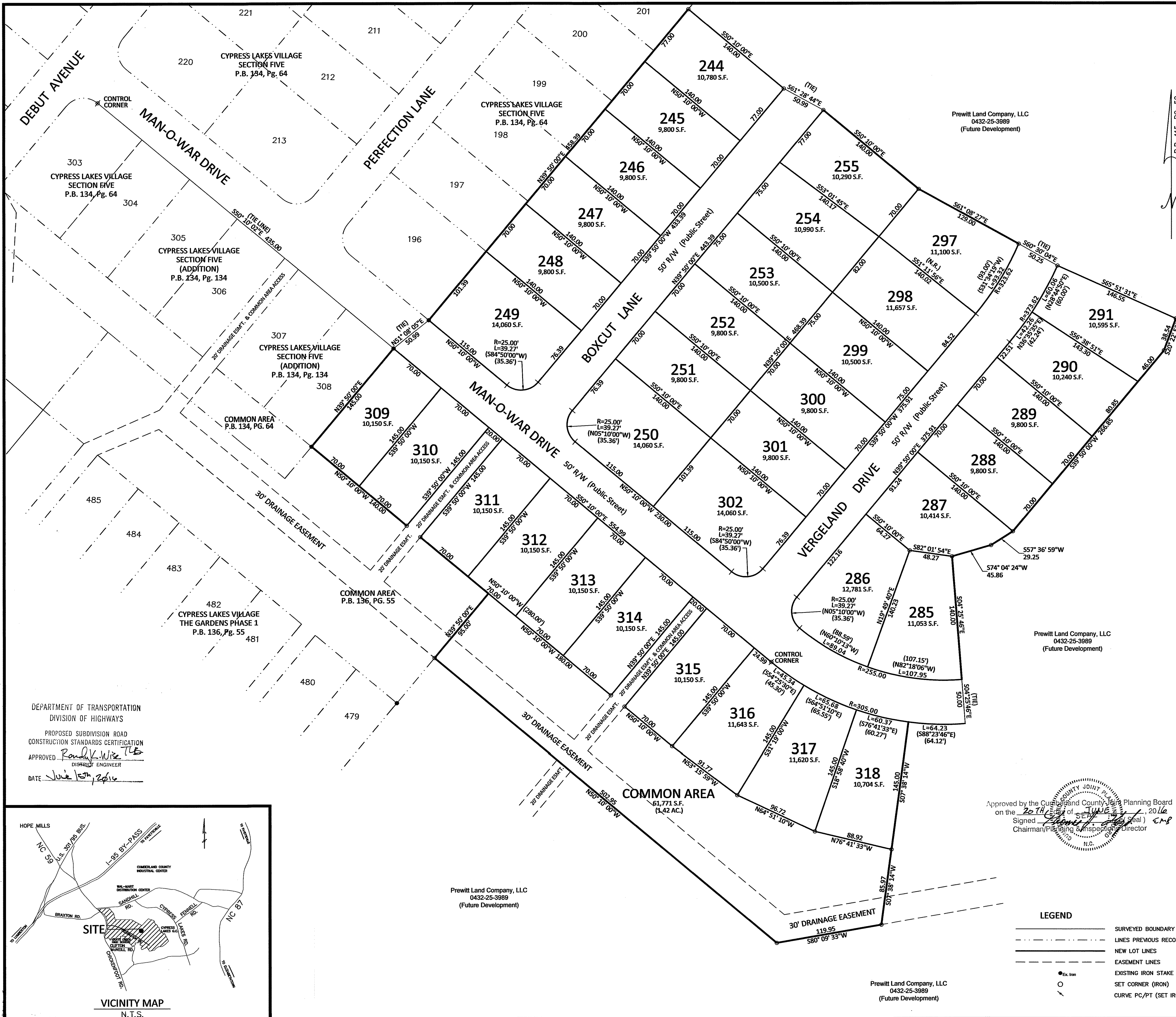


- LEGEND
- SURVEYED BOUNDARY LINE
 - - - LINES NOT SURVEYED
 - NEW LOT LINES
 - - - EASEMENT LINES
 - Ex. Iron
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)
 - (N.R.) NON RADIAL BEARING

(A Zero Lot Line Development)
**Phase 1
The GARDENS
at
CYPRESS LAKES VILLAGE**
PROPERTY OF
PREWITT LAND COMPANY, LLC
GRAYS CREEK TWP. CUMBERLAND CO., N.C.
SCALE: 1"= 50' JUNE 2015



FILED Jul 08, 2015 09:18:21 am FILED CUMBERLAND COUNTY NC
BOOK 00136 REGISTER
PAGE 0055 THRU 0055 J. LEE WARREN JR.
INSTRUMENT # 20188 OF DEEDS
RECORDING EXCISE TAX (None) FAYETTEVILLE, N.C.
MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106



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 (and description recorded in Book 0638, Page 0484, etc.) (other) that the boundaries not surveyed are clearly indicated as drawn from information found in Book _____ Page _____ that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 14th day of JUNE, A.D., 2016.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
 Seal of Randall S. Williams, Professional Surveyor, License No. L-3307

State of North Carolina, Cumberland County
 I, Donna McKeyden, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
 Donna McKeyden, Review Officer, Date: 6/20/16

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.
 James R. Prewitt, Birchwood Farms, Inc., Prewitt Land Company, LLC

North Carolina, Cumberland County
 I, Cathie M. Smith, a Notary Public of the County and State aforesaid, certify that James R. Prewitt and Donna McKeyden personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 14th day of June, 2016.
 Cathie M. Smith, Notary Public, My Commission expires May 24, 2020

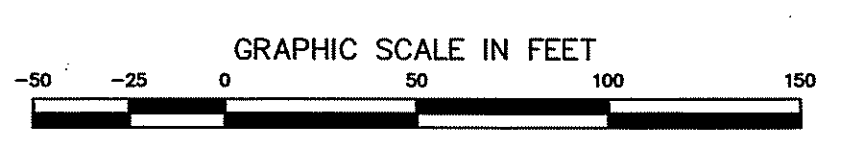
- NOTES:
- Property zoned R7.5/CU
 - Section 8 contains 10.63 ac. (not including common area).
 - Total of 35 lots.
 - Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots).
 Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non-conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - Previous common area recorded is 136,383 s.f. (3.13 ac.) for 67 lots; 23,737 s.f. - P.B. 134, Pg. 64; 18,478 s.f. - P.B. 134, Pg. 134; 94,168 s.f. - P.B. 136, Pg. 55;
 - Common area to be recorded this plat is 61,771 s.f. (1.42 ac.) for 35 lots, which gives a total of 198,154 s.f. (4.55 ac.); (minimum - 800 x 102 lots = 81,600 s.f. - 1.87 ac.).
 - The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).

FILED Jun 20, 2016 02:10:04 pm FILED
 BOOK 00137 CUMBERLAND COUNTY NC
 PAGE 0168 THRU 0168 COUNTY NC
 INSTRUMENT # 18418 J. LEE WARREN, JR.
 RECORDING \$21.00 REGISTER
 EXCISE TAX (None) OF DEEDS

(A Zero Lot Line Development)
CYPRESS LAKES VILLAGE SECTION 8

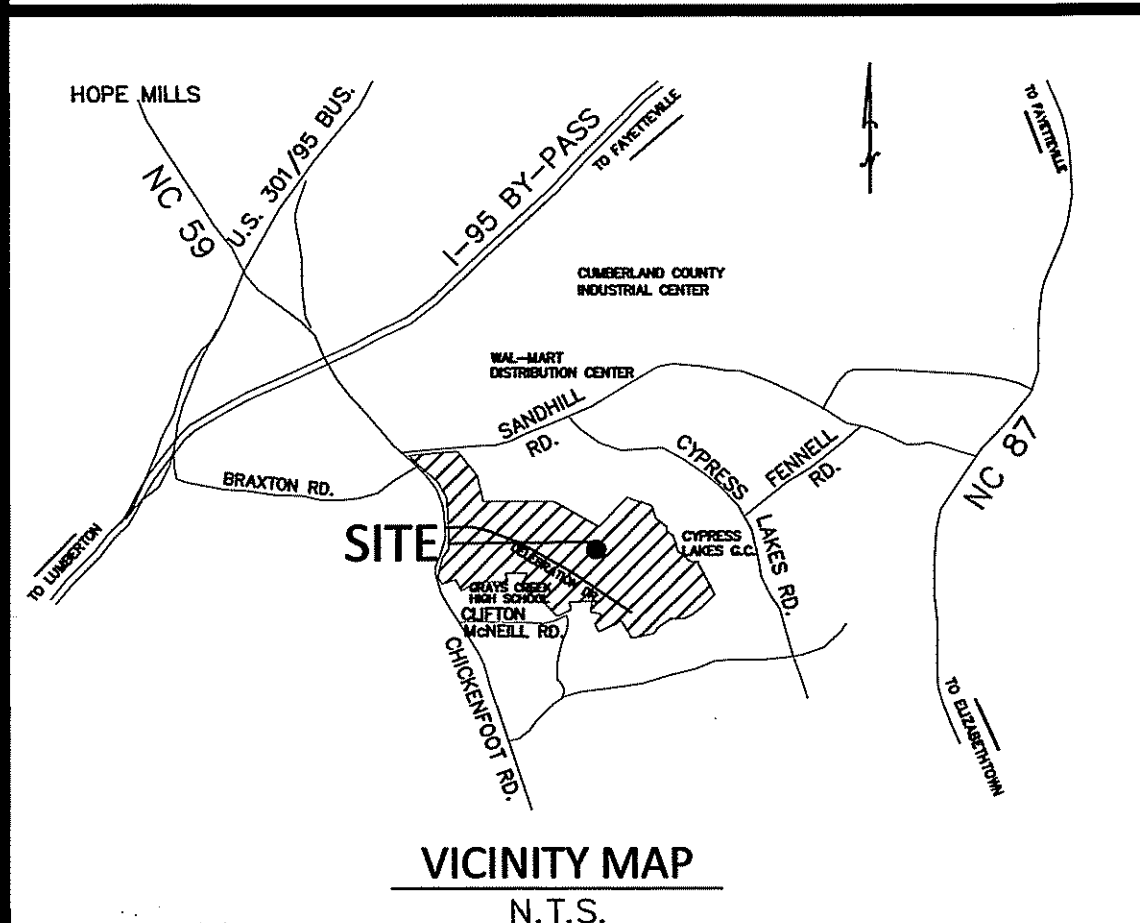
PROPERTY OF
BIRCHWOOD FARMS, INC.
PREWITT LAND COMPANY, LLC

GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50'
 JUNE 2016



MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
 PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106

DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD
 CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED: Randy Wise, District Engineer
 DATE: June 15th, 2016

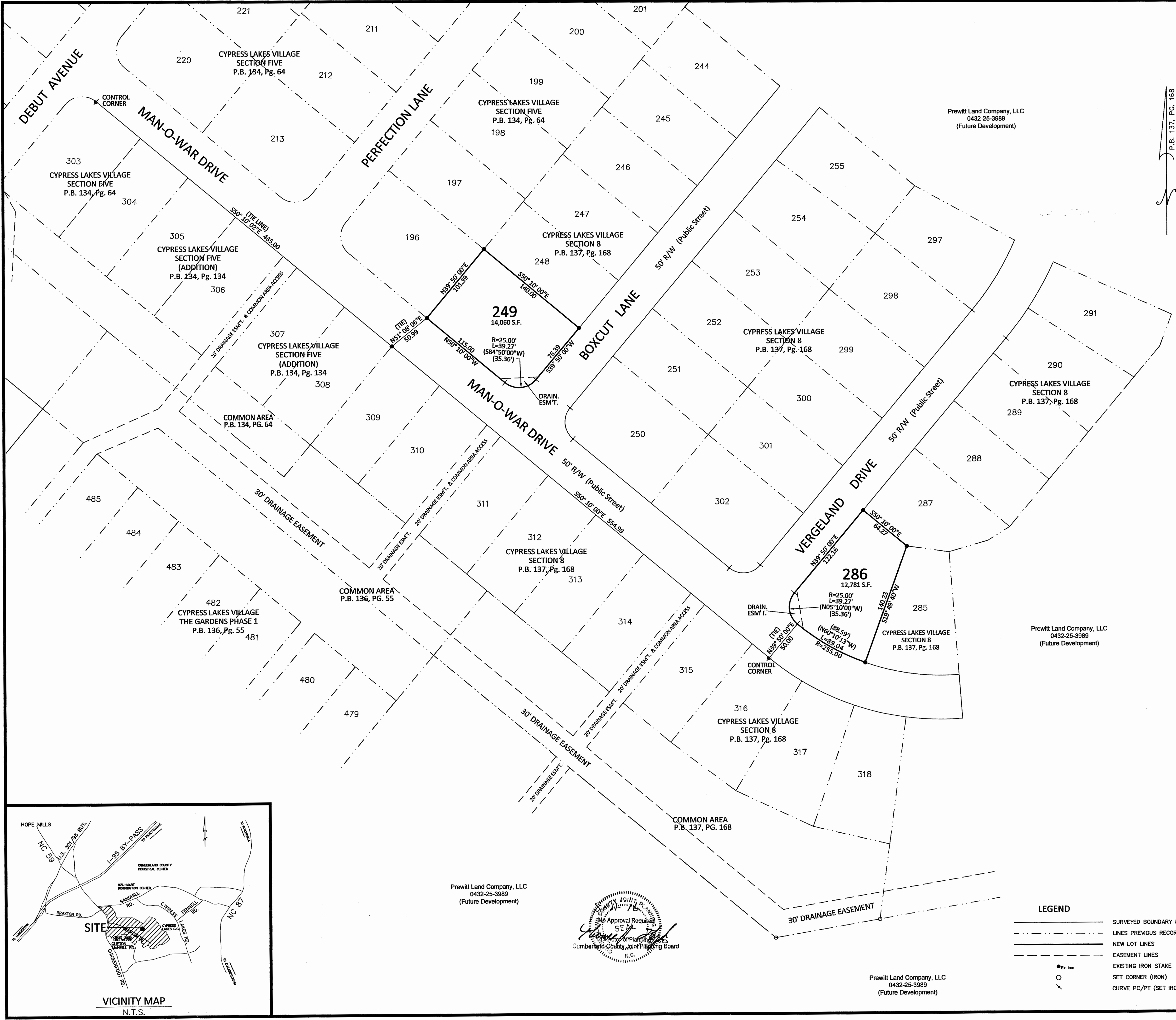


Approved by the Cumberland County Planning Board on the 20th day of June, 2016
 Signed: [Signature] Chairman/Planning & Inspection Director

- LEGEND
- SURVEYED BOUNDARY LINE
 - - - LINES PREVIOUSLY RECORDED LOTS
 - NEW LOT LINES
 - - - EASEMENT LINES
 - Ex. Iron
 - EXISTING IRON STAKE
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)

Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)

Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)



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 (see description recorded in Book 8638, Page 0484, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Books _____; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 10th day of AUGUST, A.D., 2016.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
 Seal of RANDALL S. WILLIAMS, L-3307, Professional License No. _____
 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 8/11/2016

The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.
 Seal of BIRCHWOOD FARMS, INC.

North Carolina, Hope Mills, Cumberland County
 I, Cynthia M. Smith, a Notary Public of the County and State aforesaid, certify that Thomas R. Pridmore, and _____ personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 10th day of August, 2016.
 Seal of CYNTHIA M. SMITH, Notary Public
 My Commission expires May 24, 2020

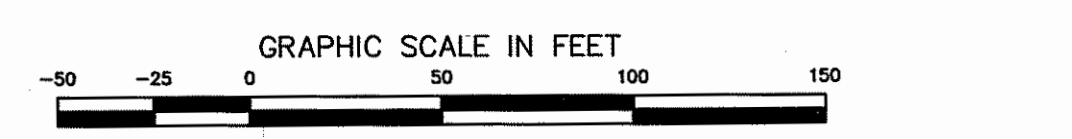
- NOTES:
1. Property zoned R7.5/CU
 2. Section 8 contains 10.63 ac. (not including common area).
 3. Total of 35 lots.
 4. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 10. Lots 249 & 286 are being re-recorded to reflect the addition of drainage easements, otherwise said lots are identical to the previous recorded map recorded in Plat Book 137, Page 168.

FILED Aug 11, 2016 09:28:38 am FILED
 BOOK 00138 CUMBERLAND
 PAGE 0027 THRU 0027 COUNTY NC
 INSTRUMENT # 24371 J. LEE WARREN, JR.
 RECORDING \$21.00 REGISTER
 EXCISE TAX (None) OF DEEDS

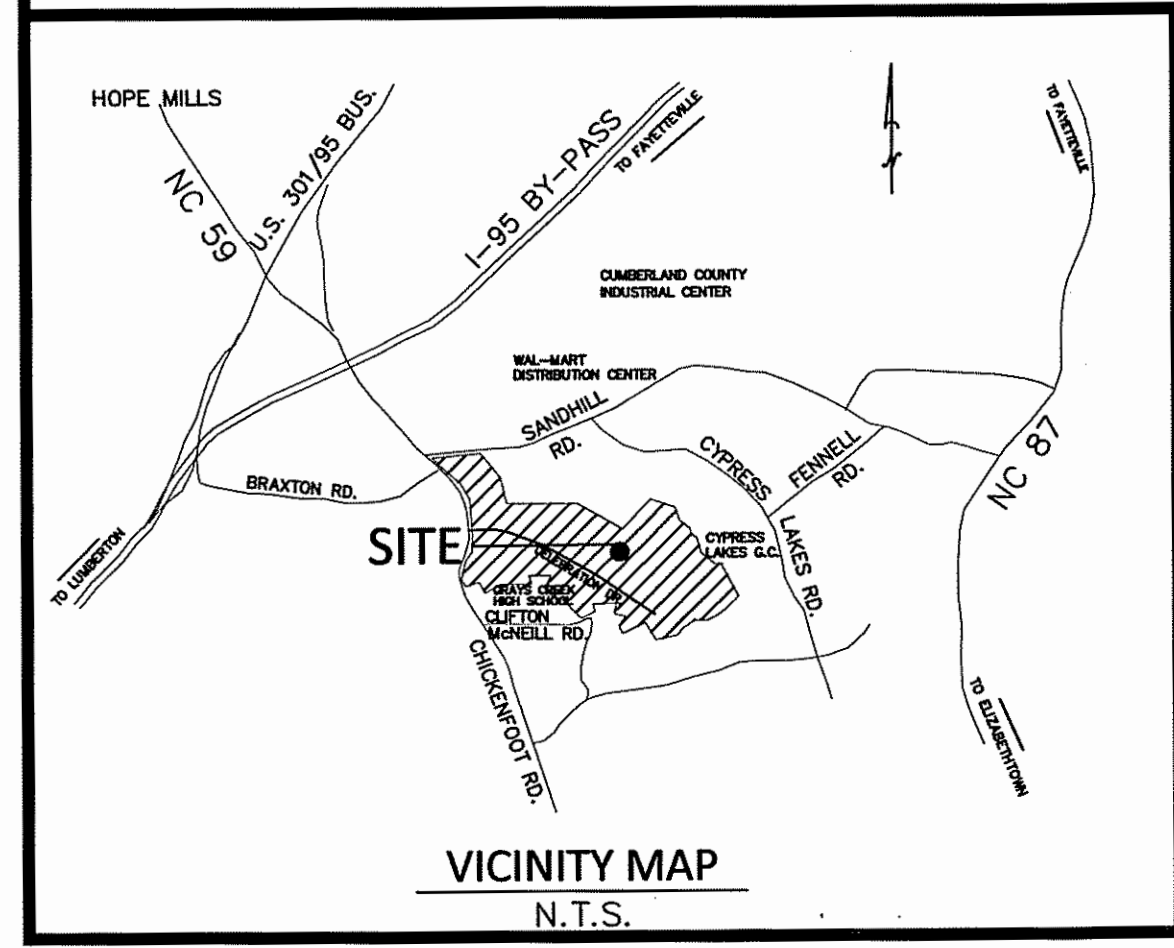
(A Zero Lot Line Development)
CYPRESS LAKES VILLAGE SECTION 8
REVISION OF LOTS 249 & 286
PLAT BOOK 137, PG. 168

PROPERTY OF
BIRCHWOOD FARMS, INC.

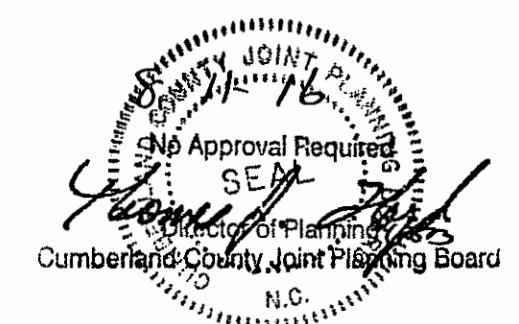
GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50' AUGUST 2016



MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
 PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106



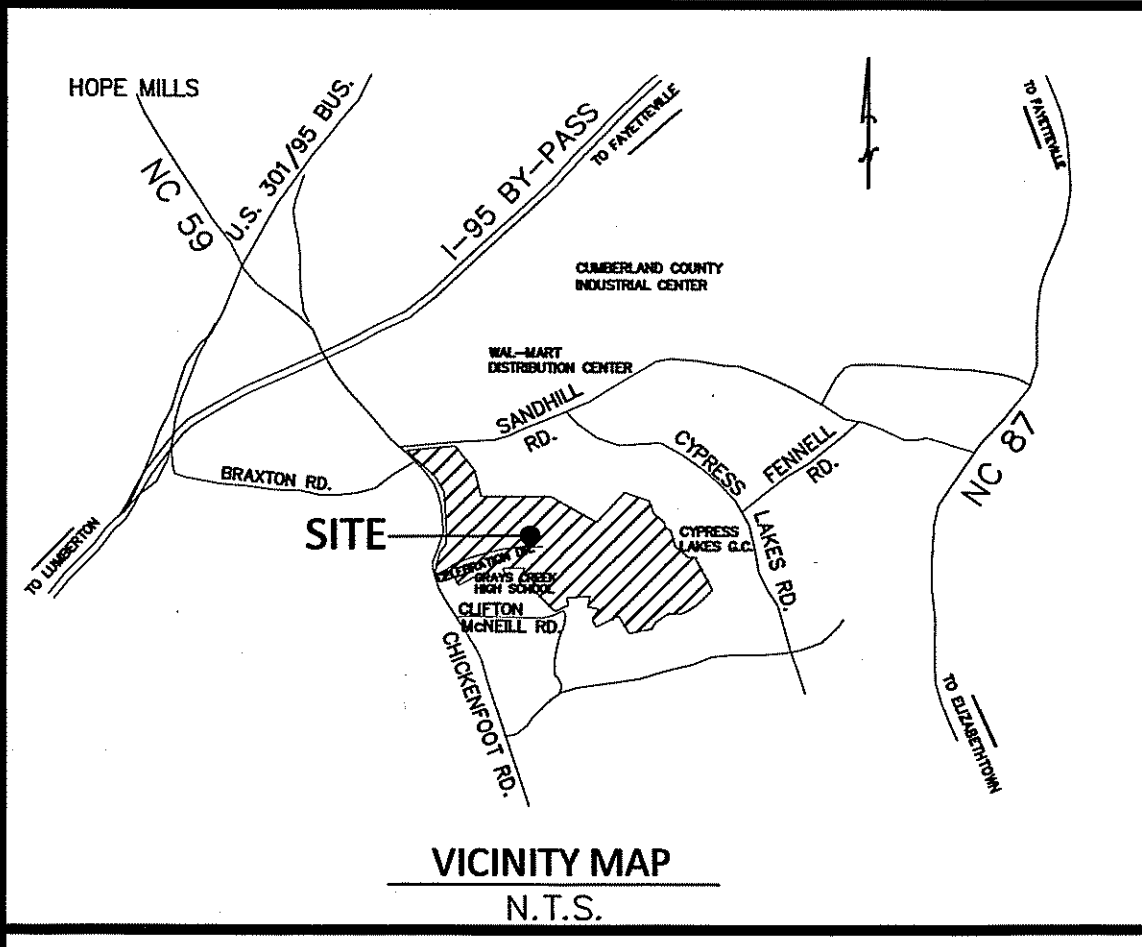
Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)



Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)

LEGEND

	SURVEYED BOUNDARY LINE
	LINE'S PREVIOUS RECORDED LOTS
	NEW LOT LINES
	EASEMENT LINES
	EXISTING IRON STAKE
	SET CORNER (IRON)
	CURVE PC/PT (SET IRON)



- NOTES:**
1. Property zoned R10/CU
 2. Phase 2, The Gardens contains 5.89 ac.
 3. Total of 19 lots in Phase 2.
 4. Minimum setbacks are:
Front: 30' (*Corner lots must setback from both streets).
Rear: 35' (Peripheral Lots), 15' (Interior Lots)
Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. The streets shown on this plat though labeled as "public"-unless otherwise noted -have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 10. This area of Cypress Lakes is a portion of Section 6.

State of North Carolina, Cumberland County
 I, Fendall S. Williams, certify that this plat was drawn under my supervision from an actual survey made under my supervision (and description recorded in Book 10178, Page 0285, etc.) (other) that the boundaries not surveyed are clearly indicated as drawn from information found in Book 10178, Page 0285, etc.; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 22 day of January, A.D., 2018.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

Seal of Fendall S. Williams, Professional Surveyor, License No. L-3307

The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.

Thomas A. Pruitt
 BIRCHWOOD FARMS, INC.

North Carolina, Cumberland County
 I, Cynthia M. Smith, a Notary Public of the County and State aforesaid, certify that Thomas A. Pruitt and Thomas A. Pruitt personally appeared before me this day and acknowledged the foregoing instrument. Witness my hand and official seal, this 20 day of January, 2018.

Seal of Cynthia M. Smith, Notary Public, My Commission expires May 24 2020

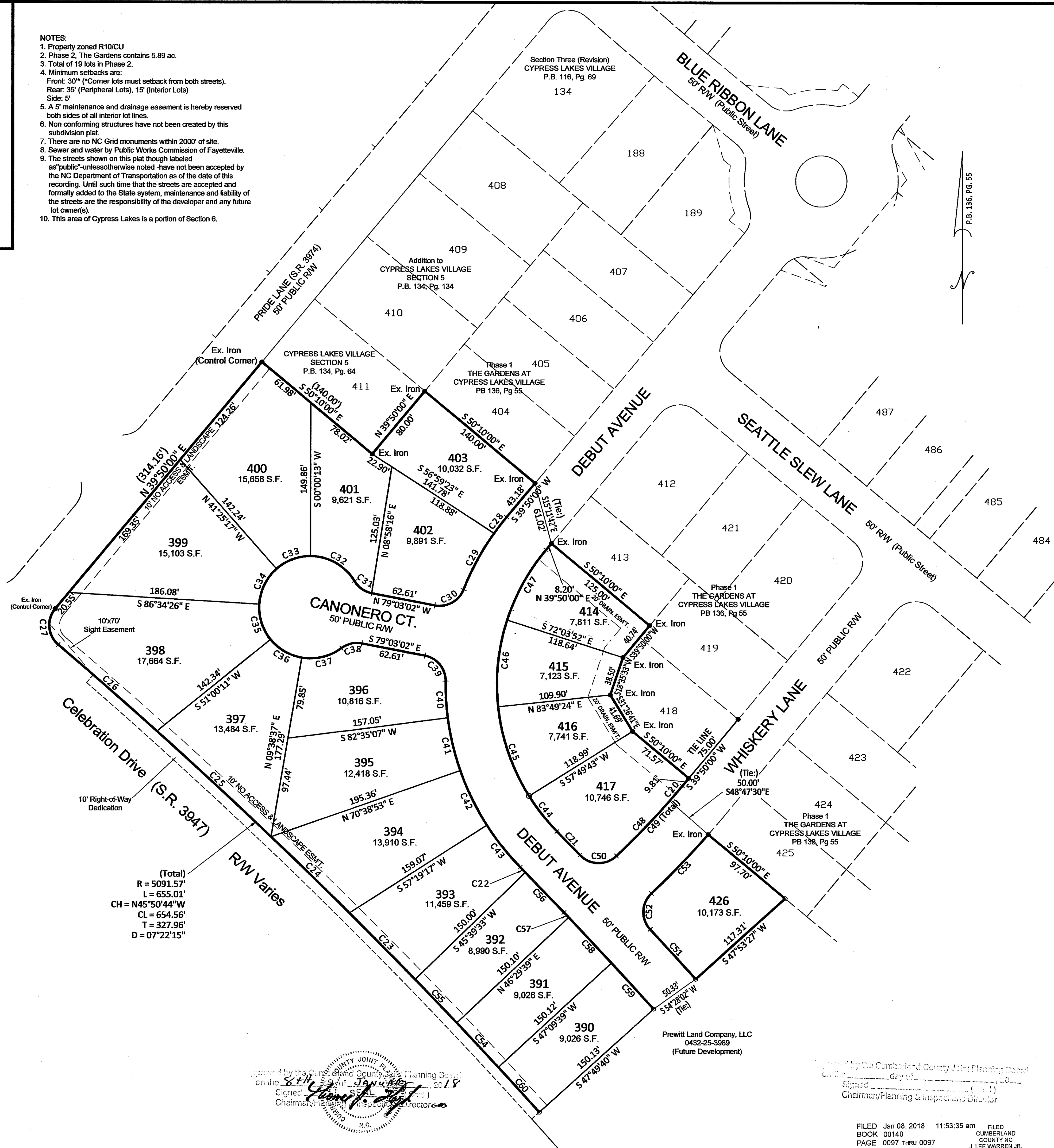
State of North Carolina, Cumberland County
 I, Annice Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Annice Melvin, 1-08-18, Date

DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD
 CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED: Lee K. Hines, District Engineer
 DATE: January 8, 2018

LOT CURVE DATA

NUMBER	RADIUS	ARC LENGTH	CHORD	DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C20	791.16	19.00	N 40°31'15" E	19.00'	9.50'	01°22'32"	
C21	4132.75	32.53	N 44°12'58" W	32.53'	16.26'	00°27'03"	
C22	4082.75	7.14	S 44°23'28" E	7.14'	3.57'	00°08'01"	
C23	5091.57	91.29	N 44°40'09" W	91.29'	45.65'	01°01'38"	
C24	5091.57	106.59	N 45°46'57" W	106.59'	53.30'	01°11'58"	
C25	5091.57	151.76	N 47°14'10" W	151.76'	75.89'	01°42'28"	
C26	5091.57	128.06	N 48°46'38" W	128.06'	64.03'	01°26'28"	
C27	25.00	38.98	N 04°50'48" W	38.98'	19.49'	00°14'07"	
C28	255.00	20.01	S 37°35'08" W	20.00'	10.01'	04°29'42"	
C29	255.00	62.77	S 28°17'11" W	62.61'	31.54'	14°06'11"	
C30	25.00	34.78	S 61°05'32" W	32.04'	20.87'	09°42'52"	
C31	25.00	21.03	N 54°57'12" E	20.41'	11.18'	48°11'40"	
C32	50.00	51.61	N 60°25'34" W	49.35'	28.37'	59°08'25"	
C33	50.00	36.15	S 69°17'28" W	35.37'	18.91'	41°25'30"	
C34	50.00	39.40	S 28°00'08" W	38.39'	20.79'	45°09'09"	
C35	50.00	37.02	S 17°43'08" E	36.18'	19.41'	42°29'23"	
C36	50.00	36.09	S 59°40'36" E	35.31'	18.87'	41°21'34"	
C37	50.00	40.92	N 76°11'58" E	39.79'	21.68'	46°53'19"	
C38	25.00	21.03	N 76°51'08" E	20.41'	11.18'	48°11'40"	
C39	25.00	34.78	S 39°11'36" E	32.04'	20.87'	09°42'52"	
C40	255.00	35.95	S 03°22'32" E	35.92'	18.01'	08°04'43"	
C41	255.00	53.13	S 13°23'00" E	53.03'	26.66'	11°56'14"	
C42	255.00	59.31	S 26°00'55" E	59.18'	29.79'	13°19'38"	
C43	255.00	52.35	S 38°33'36" E	52.26'	26.27'	11°45'45"	
C44	205.00	43.90	S 38°18'23" E	43.82'	22.03'	12°16'11"	
C45	205.00	93.01	N 19°10'27" W	92.21'	47.32'	25°59'41"	
C46	205.00	85.92	N 05°49'47" E	85.29'	43.60'	24°00'47"	
C47	205.00	78.70	N 28°50'05" E	78.22'	39.84'	21°59'47"	
C48	791.16	75.08	S 43°50'38" W	75.05'	37.57'	05°26'14"	
C49	791.16	94.07	S 43°14'22" W	94.02'	47.09'	06°48'46"	
C50	25.00	38.99	N 88°40'20" W	35.16'	24.72'	89°21'51"	
C51	5291.48	85.92	N 42°27'59" W	85.92'	32.96'	00°42'50"	
C52	25.00	39.06	N 01°56'10" E	35.21'	24.79'	89°31'07"	
C53	841.16	79.71	N 43°55'23" E	79.68'	39.88'	05°25'45"	
C54	5091.57	59.25	N 43°09'37" W	59.25'	29.63'	00°40'00"	
C55	5091.57	58.81	N 43°49'28" W	58.81'	29.41'	00°39'43"	
C56	4082.75	54.23	S 43°32'37" E	54.23'	27.12'	00°45'40"	
C57	5241.48	6.76	S 43°32'35" E	6.76'	3.38'	00°42'26"	
C58	5241.48	61.00	S 43°10'22" E	61.00'	30.50'	00°40'00"	
C59	5241.48	61.00	S 42°30'22" E	61.00'	30.50'	00°40'01"	
C60	5091.57	59.25	N 42°29'36" W	59.25'	29.63'	00°40'00"	



(Total)
 R = 5091.57'
 L = 655.01'
 CH = N45°50'44"W
 CL = 654.56'
 T = 327.96'
 D = 07°22'15"

- LEGEND**
- SURVEYED BOUNDARY LINE
 - LINE NOT SURVEYED
 - NEW LOT LINES
 - EASEMENT LINES
 - EXISTING IRON STAKE
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)
 - NON RADIAL BEARING (N.R.)

Approved by the Cumberland County Joint Planning Board on the 21th day of January, 2018.
 Signed: [Signature]
 Chairman/Planning & Inspections Director

Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)

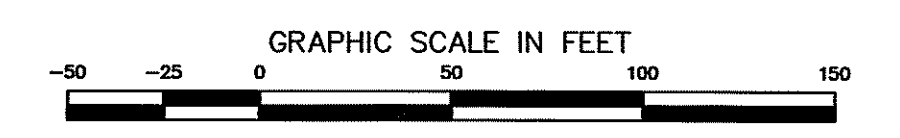
Approved by the Cumberland County Joint Planning Board on the _____ day of _____, 20____.
 Signed: _____
 Chairman/Planning & Inspections Director

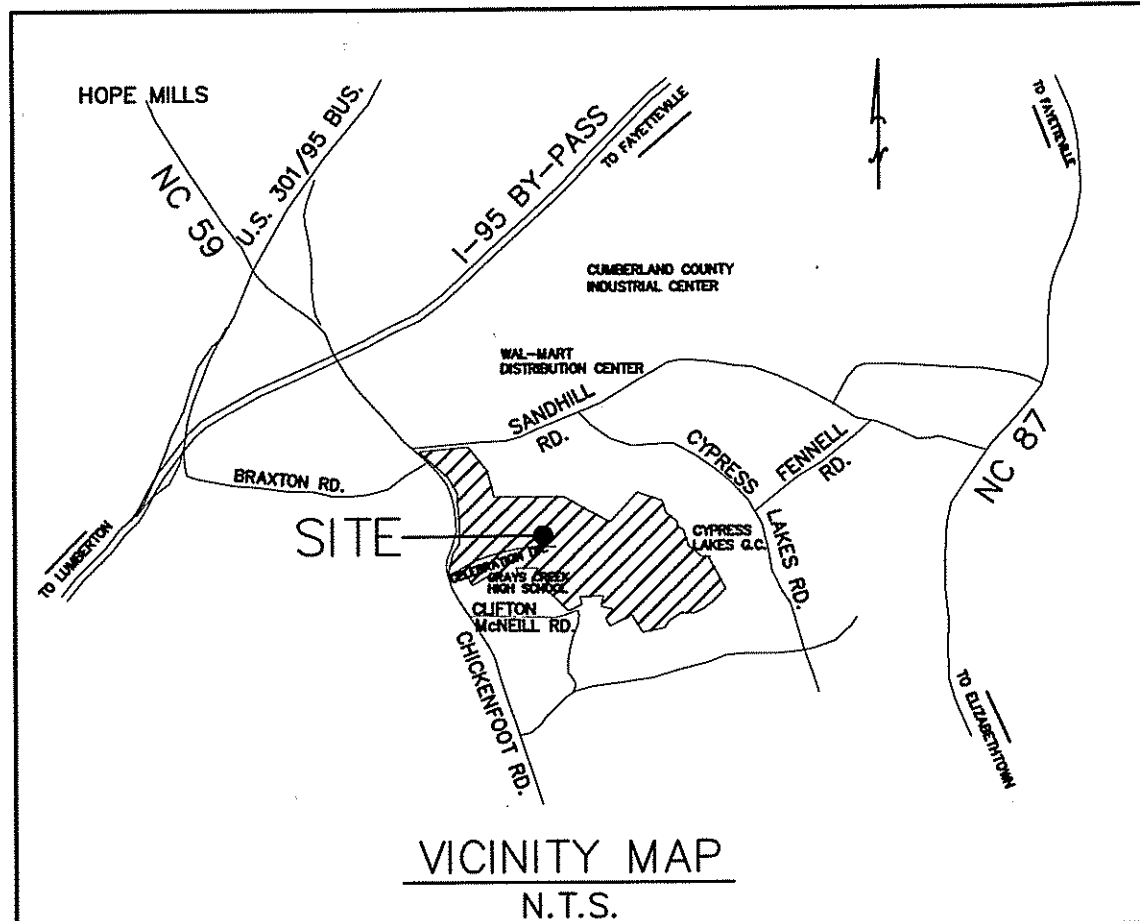
FILED Jan 08, 2018 11:53:35 am
 BOOK 00140
 PAGE 0097 thru 0097
 INSTRUMENT # 00563
 RECORDING \$21.00
 EXCISE TAX (None)

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

(A Zero Lot Line Development)
Phase 2
The GARDENS
 at
CYPRESS LAKES VILLAGE

PROPERTY OF
BIRCHWOOD FARMS, INC.
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50'
 JANUARY 2018





P.B. 134, PG. 64

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 (deed description recorded in Book 0888, Page 0484, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Books; that the ratio of precision as calculated is 1: 15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this day of 24, A.D. 2018.

The survey is of an existing parcel of land and does not create a new street or change an existing street.
 Seal of Randall S. Williams, Professional Surveyor, License No. L-3307

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

Date 10-24-18

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.
 CAVINESS LAND DEVELOPMENT, INC.
 Watson G. Caviness, Pres.

State of North Carolina, Cumberland County
 I, William C. Caviness, Jr., a Notary Public of Cumberland County, North Carolina, certify that William C. Caviness, Jr., personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 24 day of October, 2018.

My Commission expires: 11/11/2021
 Notary Public
 My Commission expires: 11/11/2021

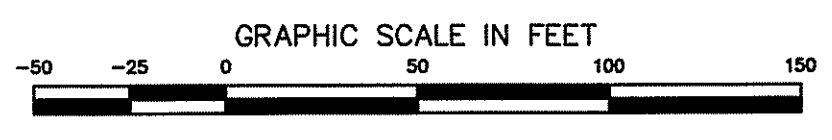
- NOTES:
1. Property zoned R7.5/CU
 2. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets)
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 3. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 4. Non conforming structures have not been created by this plat.
 5. There are no NC Grid monuments within 2000' of site.
 6. Sewer and water by Public Works Commission of Fayetteville.
 7. The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 8. Lot 235 previously recorded as a part of Phase 1 The Gardens at Cypress Lakes Village (P.B. 136, Pg. 55) is being re-recorded to be an addition to Cypress Lakes Village Section 5.
 9. Reference: Deed Book 9842, Page 0643.

NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C7	25.00	26.18	S 69°50'00" W	25.00	14.43	60°00'00"
C8	75.00	39.27	S 84°50'00" W	38.82	20.10	28°59'59"
C9	25.00	26.18	N 60°10'00" W	25.00	14.43	60°00'00"

FILED Oct 24, 2018 01:45:19 pm FILED
 BOOK 00141 CUMBERLAND
 COUNTY NC
 PAGE 0151 THRU 0151 J. LEE WARREN JR.
 INSTRUMENT # 31512 REGISTER
 RECORDING \$21.00 OF DEEDS
 EXCISE TAX (None)

(A Zero Lot Line Development)
 A RE-RECORDING OF LOT 235
 (P.B. 136, PG. 55)
 An Addition to
**CYPRESS LAKES VILLAGE
 SECTION 5**

PROPERTY OF
CAVINESS LAND DEVELOPMENT, INC.,
 a North Carolina corporation
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1" = 50'
 OCTOBER 2018

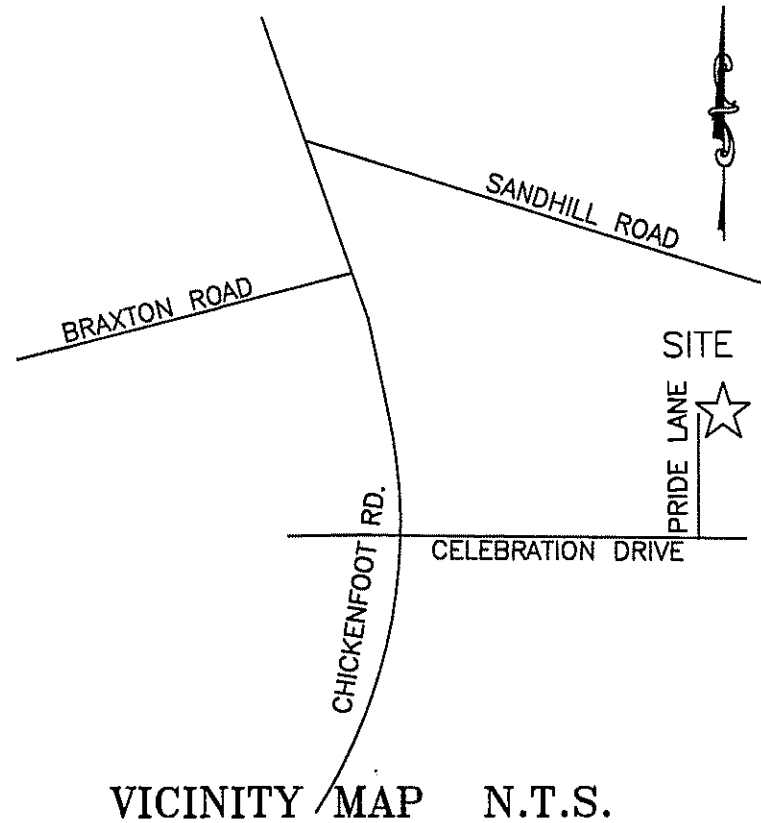


MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
 PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106



- LEGEND
- LOT 235 BOUNDARY LINE
 - PREVIOUSLY RECORDED LOTS
 - EASEMENT LINES
 - EXISTING IRON STAKE
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)





VICINITY MAP N.T.S.

THE UNDERSIGNED HEREBY ACKNOWLEDGES THAT THE LAND SHOWN ON THIS PLAN IS WITHIN SUBDIVISION REGULATION JURISDICTION OF CUMBERLAND COUNTY, AND THAT THIS PLAT AND ALLOTMENT IS MY OWN FREE ACT AND DEED, AND I DO HEREBY DEDICATE TO PUBLIC USE AS STREETS AND EASEMENTS SO SHOWN OR INDICATED ON SAID PLAT.

OWNER

STATE OF NORTH CAROLINA
COUNTY OF CUMBERLAND

I, Annie Melvin, REVIEW OFFICER OF CUMBERLAND COUNTY CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

11-6-18
DATE

Annie Melvin
REVIEW OFFICER

PB. 115, PG. 50
SEPT. 2005

NORTH CAROLINA
CUMBERLAND COUNTY

I, JEFFREY B. RIDDLE, CERTIFY THAT THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION; I ALSO CERTIFY THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, DEED AND DESCRIPTION RECORDED IN DEED BOOK 7619, PAGE 617, PLAT BOOK 115, PAGE 50, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN LINES AND DRAWN FROM INFORMATION FOUND IN BOOKS REFERENCED, THAT THE RATIO OF PRECISION AS CALCULATED IS 1:12,450, THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 5 DAY OF NOVEMBER, A.D., 2018.

Jeffrey B. Riddle LAND SURVEYOR
LICENSE NO. PLS-3653

SURVEYOR
SEAL

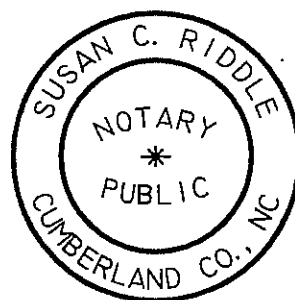


NORTH CAROLINA
CUMBERLAND COUNTY

I, SUSAN C. RIDDLE, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT STEFANO A. RIZZOTTO, PROPERTY OWNER, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FORGING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP OR SEAL, THIS 5 DAY OF NOVEMBER, 2018.

Susan C. Riddle NOTARY PUBLIC
MY COMMISSION EXPIRES OCTOBER 19, 2022

NOTARY
SEAL



LEGEND

SIS = SET IRON STAKE
SRB = SET IRON REBAR
EIP = EXISTING IRON PIPE
R/W = RIGHT-OF-WAY
DB = DEED BOOK
PG = PAGE
PB = PLAT BOOK
ERB = EXISTING IRON REBAR
ECM = EXISTING CONCRETE MONUMENT
FWG = FLUSH WITH GROUND
CLF = CHAIN LINK FENCE
BG = BELOW GROUND
AG = ABOVE GROUND

N = NORTH
S = SOUTH
E = EAST
W = WEST
NTS = NOT TO SCALE
INT. = INTERSECTION

SURVEYED LINE
DEED LINE
EASEMENT LINE
POWER LINE

NOTES

1. NO HORIZONTAL CONTROL WITHIN 2000 FEET OF SITE.
2. PROPERTY SUBJECT TO ANY EASEMENTS OF RECORD.
3. ACREAGE BY COORDINATE COMPUTATION
4. NON-CONFORMING STRUCTURES HAVE NOT BEEN CREATED BY THIS SUBDIVISION.

REFERENCES

DB. 7619 , PG. 617
DB. 9324 , PG. 359
PB. 115 , PG. 50
0432-07-1495-
0432-07-1449-

FILED Nov 06, 2018 11:58:44 am FILED
BOOK 00141 CUMBERLAND
PAGE 0169 THRU 0169 COUNTY NC
INSTRUMENT # 32771 J. LEE WARREN JR.
RECORDING \$21.00 REGISTER
EXCISE TAX (None) OF DEEDS

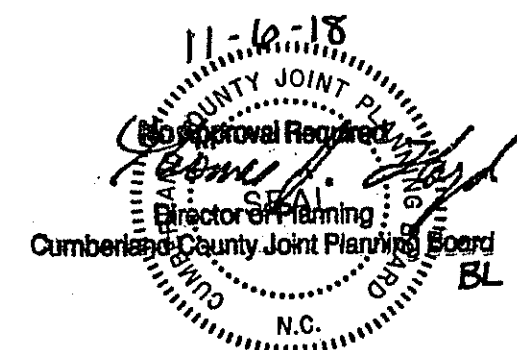
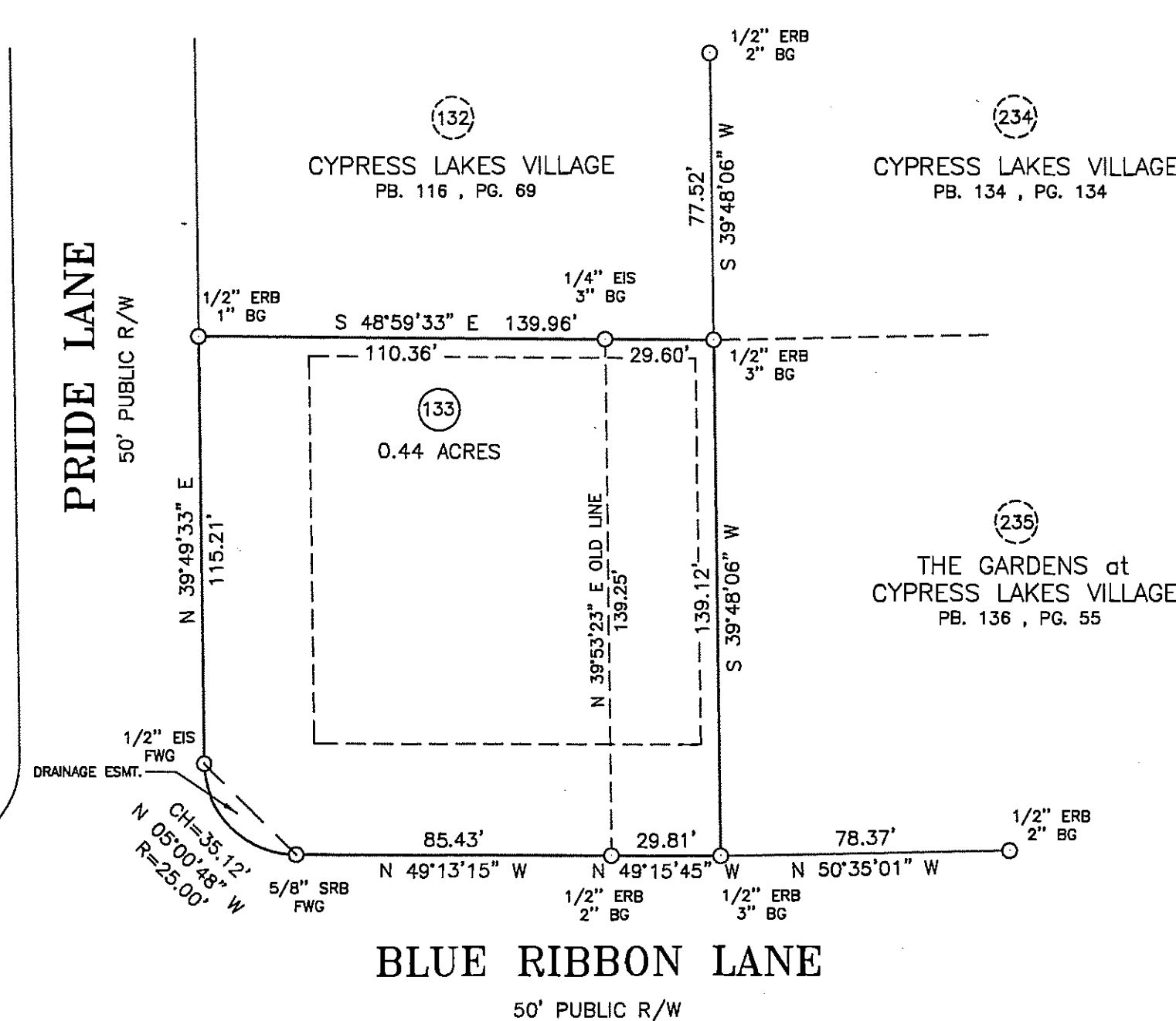
PROPERTY OF: STEFANO A. & MARIA A. RIZZOTTO
GRAYS CREEK TOWNSHIP CUMBERLAND COUNTY
NEAR FAYETTEVILLE NORTH CAROLINA
SCALE: 1" = 40' DATE SURVEYED - 11-03-18

JEFFREY B. RIDDLE PLS-3653
5965 HALL PARK ROAD FAYETTEVILLE, NC 28306
1-910-308-9330



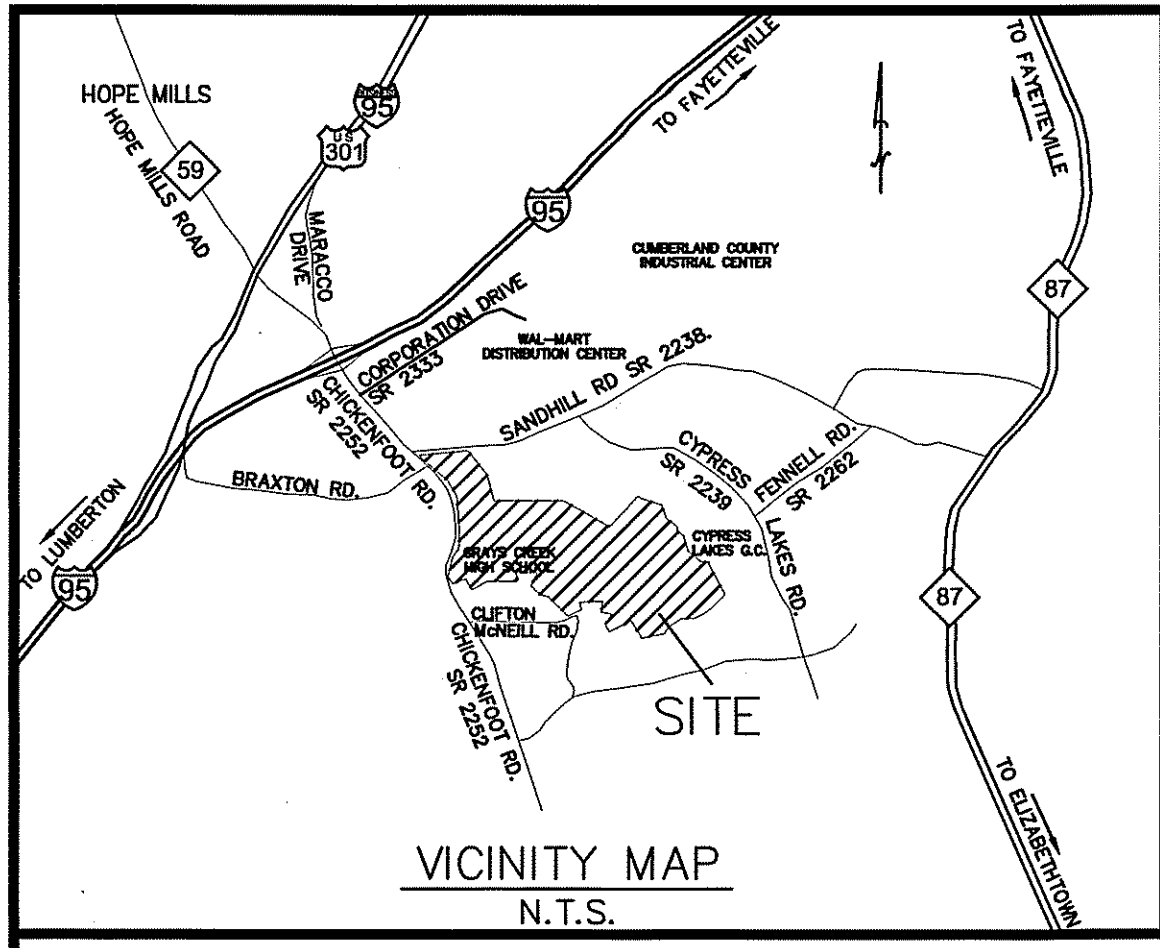
BAR SCALE (IN FEET)

DRAWN BY: JR



A ZERO LOT LINE DEVELOPMENT
RECOMBINATION OF LOT 133
AND DB. 9324 , PG. 359

CYPRESS LAKES VILLAGE,
PHASE THREE



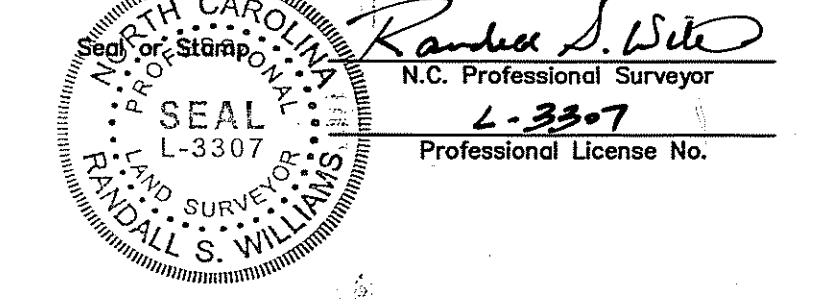
CURVE DATA

CURVE	LENGTH	RADIUS	CHORD	CHORD BRG.	DELTA
C 1	64.23'	305.00'	64.12'	S88°23'46"E	12°04'00"
C 1A	46.65'	305.00'	46.60'	S86°44'39"E	08°45'45"
C 2	35.47'	25.00'	32.57'	S50°28'58"E	81°17'07"
C 3	76.74'	374.03'	76.60'	N15°43'03"W	11°45'17"
C 3A	49.59'	374.03'	49.55'	N13°38'17"W	07°35'45"
C 4	63.14'	324.03'	63.04'	S16°00'44"E	11°09'54"
C 5	3.33'	324.03'	3.33'	N10°08'06"W	00°35'23"
C 6	66.48'	324.03'	66.36'	S15°43'03"E	11°45'17"
C 7	35.47'	25.00'	32.57'	N30°48'09"E	81°17'07"
C 8	42.58'	305.00'	42.54'	N67°26'45"E	07°59'54"
C 9	58.00'	305.00'	57.91'	N57°59'58"E	10°53'43"
C 10	58.00'	305.00'	57.91'	N47°06'13"E	10°53'43"
C 11	9.70'	305.00'	9.70'	N40°44'40"E	01°49'22"
C 12	39.27'	25.00'	35.36'	N84°50'00"E	90°00'00"
C 13	21.03'	25.00'	20.41'	S26°04'19"E	48°11'23"
C 14	37.06'	50.00'	36.21'	S23°12'33"E	42°27'52"
C 15	35.76'	50.00'	35.00'	S64°55'44"E	40°58'29"
C 16	35.76'	50.00'	35.00'	N74°05'47"E	40°58'29"
C 17	35.76'	50.00'	35.00'	N33°07'19"E	40°58'29"
C 18	35.76'	50.00'	35.00'	N07°51'10"W	40°58'29"
C 19	35.76'	50.00'	35.00'	N48°49'39"W	40°58'29"
C 19A	25.34'	50.00'	25.07'	N83°50'08"W	29°02'30"
C 20	21.03'	25.00'	20.41'	N74°15'42"W	48°11'23"
C 21	39.27'	25.00'	35.36'	N05°10'00"W	90°00'00"
C 22	34.05'	368.75'	34.04'	N37°11'16"E	05°17'27"
C 23	32.38'	318.75'	32.37'	N36°55'23"E	05°49'14"
C 24	101.19'	255.00'	100.53'	S51°12'05"W	22°44'10"
C 25	102.37'	255.00'	101.68'	S74°04'11"W	23°00'04"

State of North Carolina
County of Cumberland
I, Arnie Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Arnie Melvin 3-16-19
Review Officer Date

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 10387, Page 0553, etc.) that the boundaries not surveyed are clearly indicated as drawn from information found in Book 15,000, Page 10, that the ratio of precision as calculated is 1:15,000, that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 13th day of March, A.D., 2019.

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
APPROVED Lee R. Hines, Jr., P.E.
DISTRICT ENGINEER
DATE MARCH 14, 2019



ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THEREIN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

- NOTES:
- Property zoned R7.5/CU
 - Section 10 contains 6.14 ac., by coordinates.
 - Total of 18 lots.
 - Minimum setbacks are:
Front: 30' (*Corner lots must setback from both streets)
Rear: 35' (Peripheral Lots), 15' (Interior Lots)
Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - The streets shown on this plat though labeled as "public", unless otherwise noted, have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY.

"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."
Thomas A. Pankratz
BIRCHWOOD FARMS, INC.

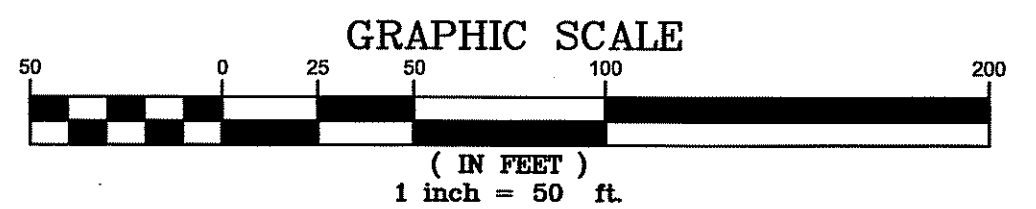
North Carolina, Cumberland County, I, Thomas A. Pankratz, a Notary Public of the County and State aforesaid, certify that Thomas A. Pankratz, and Thomas A. Pankratz personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 13th day of March, 2019.
Thomas A. Pankratz
Notary Public
My Commission expires May 24, 2020

FILED Mar 18, 2019 08:33:41 am FILED
BOOK 00142 CUMBERLAND
PAGE 0069 THRU 0069 COUNTY NC
INSTRUMENT # 07205 J. LEE WARREN JR.
RECORDING \$21.00 REGISTER
EXCISE TAX (None) OF DEEDS
CHF

(A Zero Lot Line Development)
CYPRESS LAKES VILLAGE SECTION 10

PROPERTY OF
BIRCHWOOD FARMS, INC.

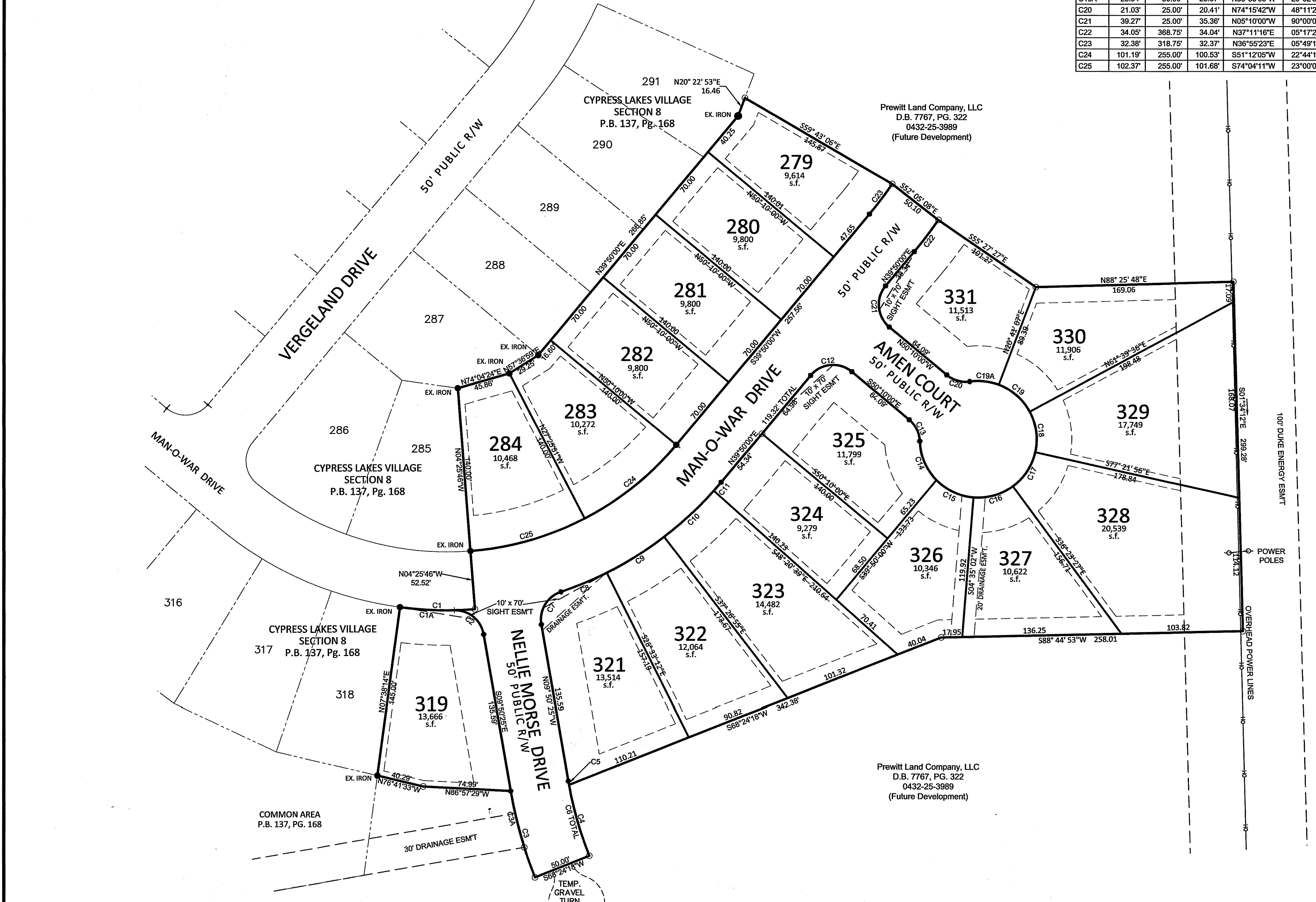
GRAYS CREEK TWP. CUMBERLAND CO., N.C.
SCALE: 1"= 50' MARCH 2019



Approved by the Cumberland County Joint Planning Board on the 13th day of March, 2019
Signed David M. Hines, Jr. (Seal)
Chairman, Planning & Inspection Director

ENGINEERS PLANNERS SURVEYORS
M&R
MOORMAN, KIZER & REITZEL, INC.

Owner: PREWITT LAND CO. LLC
2126 CYPRESS LAKES ROAD
HOPE MILLS, N.C. 28348
PHONE (910) 624-1384
FAX (910) 483-2542

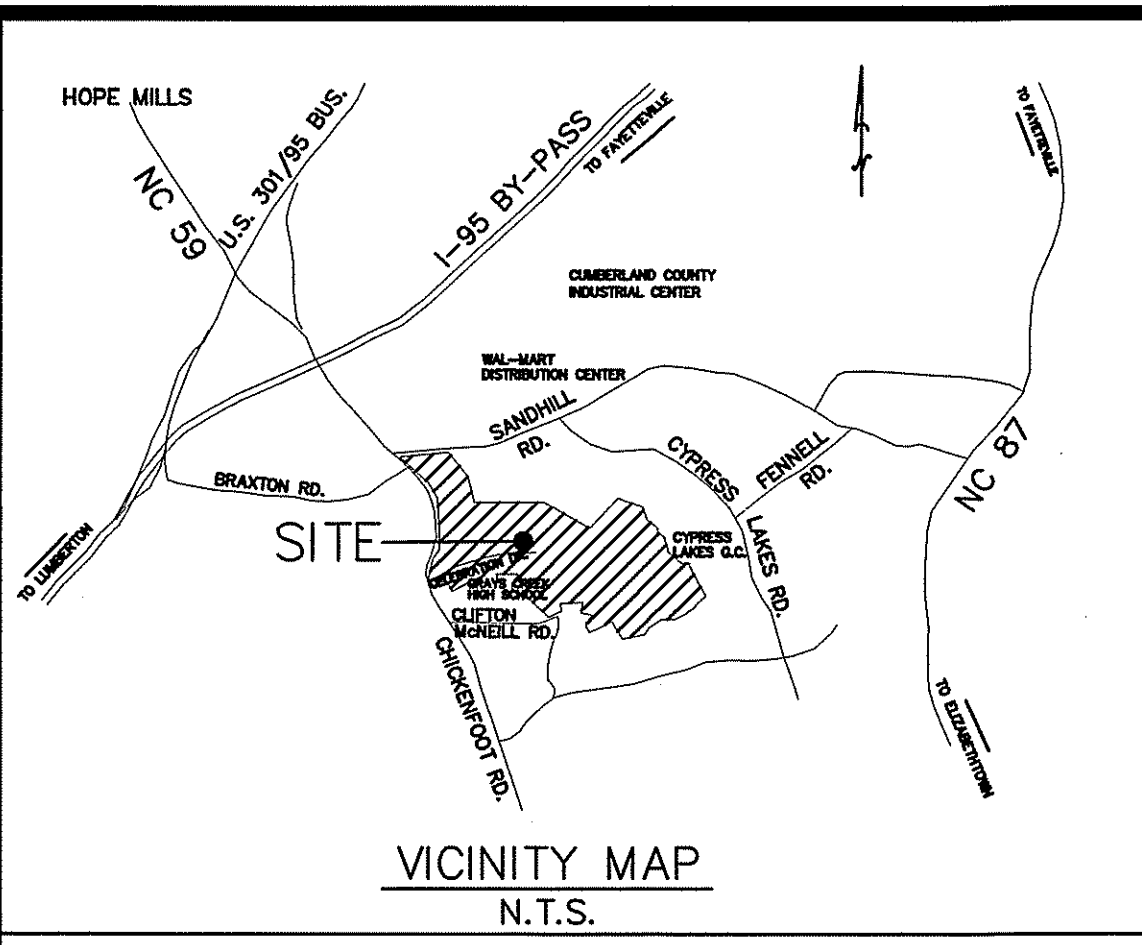


LEGEND

—	SURVEYED BOUNDARY LINE
---	LINE'S PREVIOUS RECORDED LOTS
- - -	NEW LOT LINES
- - -	EASEMENT LINES
●	EXISTING IRON STAKE
○	ANGLE POINT - SET CORNER (IRON)
●	CURVE PC/PT (SET IRON)

Prewitt Land Company, LLC
D.B. 7767, PG. 322
0432-25-3989
(Future Development)

Prewitt Land Company, LLC
D.B. 7767, PG. 322
0432-25-3989
(Future Development)



ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THERE IN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY.

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 (deed description recorded in Book 10387, Page 0563, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 10387, Page 0563; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 22 day of July, A.D., 2019.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

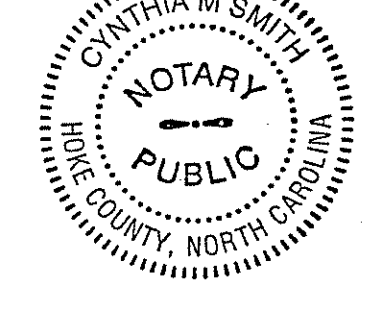
Seal of Randall S. Williams, Professional License No. L-3307

DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED [Signature] DISTRICT ENGINEER
 DATE 07-10-19

"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."
[Signature]
 BIRCHWOOD FARMS, INC.

FILED Jul 10, 2019 01:11:02 pm FILED CUMBERLAND COUNTY NC REGISTER OF DEEDS
 BOOK 0142 PAGE 0186 THRU 0186 INSTRUMENT # 20852 RECORDING \$21.00 EXCISE TAX (None)

State of North Carolina, Cumberland County
 I, Cynthia M. Smith, a Notary Public of None County, North Carolina, certify that Innocent R. Prewitt personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 22 day of July, 2019.



My Commission expires: May 08, 2020

State of North Carolina, Cumberland County
 I, Arnie Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
[Signature] 7-10-19
 Review Officer Date

CURVE TABLE

NUMBER	RADIUS	LENGTH	BEARING	CHORD	TANGENT	DELTA
C21	255.00'	73.99'	N 65°08'12" W	73.74'	37.26'	16°37'33"
C23	255.00'	46.44'	S 51°36'22" E	46.38'	23.29'	10°26'07"
C24	255.00'	43.37'	S 41°30'59" E	43.32'	21.74'	09°44'39"
C25	5241.48'	17.73'	S 36°44'28" E	17.73'	8.86'	00°11'38"
C26	5241.48'	61.00'	S 37°10'18" E	61.00'	30.50'	00°40'01"
C27	5241.48'	61.00'	S 37°50'18" E	61.00'	30.50'	00°40'01"
C28	5241.48'	61.00'	S 38°30'19" E	61.00'	30.50'	00°40'01"
C29	5241.48'	61.00'	S 39°10'19" E	61.00'	30.50'	00°40'01"
C30	5241.48'	61.00'	S 39°50'20" E	61.00'	30.50'	00°40'01"
C31	5241.48'	61.00'	S 40°30'20" E	61.00'	30.50'	00°40'01"
C32	5241.48'	61.00'	S 41°10'21" E	61.00'	30.50'	00°40'01"
C33	5241.48'	61.00'	S 41°50'21" E	61.00'	30.50'	00°40'01"
C34	5241.48'	70.00'	N 41°43'50" W	70.00'	35.00'	00°45'29"
C45	5291.48'	64.57'	N 41°00'08" W	64.57'	32.28'	00°41'57"
C46	25.25'	39.43'	N 85°22'49" W	35.55'	25.02'	89°27'40"
C47	452.72'	79.46'	S 44°51'40" W	79.36'	39.83'	10°03'22"
C48	502.72'	22.91'	N 41°08'18" E	22.91'	11.46'	02°36'40"
C49	502.72'	65.32'	N 46°10'00" E	65.28'	32.71'	07°26'42"
C50	25.25'	39.43'	N 05°09'35" E	35.54'	25.02'	89°27'30"
C51	5291.48'	63.75'	N 39°13'27" W	63.75'	31.87'	00°41'25"
C52	5291.48'	70.00'	N 38°30'01" W	70.00'	35.00'	00°45'29"
C53	5291.48'	63.99'	N 37°46'29" W	63.99'	31.99'	00°41'34"
C54	25.00'	41.72'	N 85°14'05" W	37.04'	27.58'	95°36'46"
C55	1347.99'	88.15'	S 45°05'08" W	88.14'	44.09'	03°44'49"
C56	1347.99'	60.05'	S 41°56'10" W	60.04'	30.03'	02°33'08"
C57	1347.99'	19.46'	S 40°14'47" W	19.46'	9.73'	00°49'38"
C58	25.00'	39.27'	S 05°10'00" E	35.36'	25.00'	90°00'00"
C59	25.00'	39.27'	N 84°50'00" E	35.36'	25.00'	90°00'00"
C60	1397.99'	9.41'	N 40°01'33" E	9.41'	4.70'	00°23'08"
C61	1397.99'	83.25'	N 41°55'28" E	83.24'	41.64'	03°24'43"
C62	1397.99'	81.22'	N 45°17'41" E	81.21'	40.62'	03°19'43"
C63	25.00'	40.33'	N 20°44'57" E	38.09'	28.08'	92°25'12"
C64	205.00'	100.14'	N 59°27'19" W	99.15'	51.09'	27°52'19"
C65	5091.57'	122.67'	N 35°28'14" W	122.67'	61.34'	01°22'50"
C66	5091.57'	59.11'	N 36°29'36" W	59.11'	29.56'	00°38'55"
C67	5091.57'	59.25'	N 37°09'33" W	59.25'	29.63'	00°40'00"
C68	5091.57'	59.25'	N 37°49'34" W	59.25'	29.63'	00°40'00"
C69	5091.57'	59.25'	N 38°29'34" W	59.25'	29.63'	00°40'00"
C70	5091.57'	59.25'	N 39°09'34" W	59.25'	29.63'	00°40'00"
C71	5091.57'	59.25'	N 39°49'35" W	59.25'	29.63'	00°40'00"
C72	5091.57'	59.25'	N 40°29'35" W	59.25'	29.63'	00°40'00"
C73	5091.57'	59.25'	N 41°09'36" W	59.25'	29.63'	00°40'00"
C74	5091.57'	59.25'	N 41°49'36" W	59.25'	29.63'	00°40'00"
C75	5091.57'	655.81'	N 38°28'12" W	655.36'	328.36'	07°22'48"

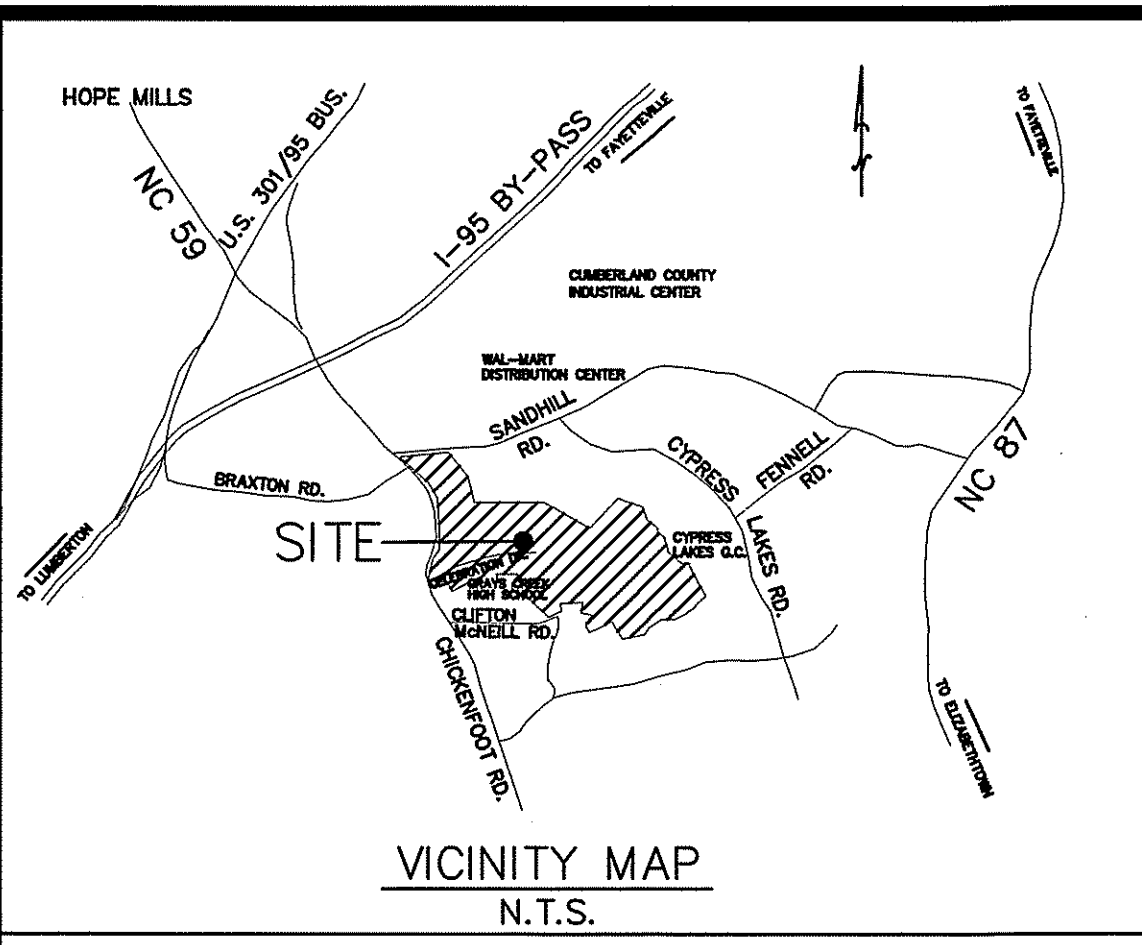
EASEMENT INSET NOT TO SCALE

Approved by the Cumberland County Planning Board on the 10th day of July, 2019.
 Signed [Signature] (Seal)
 Chairman/Planning & Inspection Director

Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)

NOTES:
 1. Property zoned R7.5/CU
 2. Phase 3 The Gardens at Cypress Lakes Village contains - 8.54 ac. (not including common area).
 3. Total of 32 lots.
 4. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. Previous common area recorded is - 198,154 s.f. for - 121 lots.
 23,737 s.f. - P.B. 134, Pg. 64;
 18,478 s.f. - P.B. 134, Pg. 134;
 94,168 s.f. - P.B. 136, Pg. 55;
 61,771 s.f. - P.B. 137, Pg. 168
 0 s.f. - P.B. 140, Pg. 97
 With a minimum of 800 s.f. of common area for 32 additional lots this phase and a total of 153 lots overall = 122,400 s.f. required. Common area to be recorded this phase is 19,817 s.f. (0.45 ac.) for total of 217,917 s.f.
 10. The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 11. This section of The Gardens is also known as Section 7 of Cypress Lakes Village.

(A Zero Lot Line Development)
Phase 3
The GARDENS
 at
CYPRESS LAKES VILLAGE
 PROPERTY OF
BIRCHWOOD FARMS, INC.
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50'
 JUNE 2019
 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-0106



ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THERE IN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY.

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 (deed description recorded in Book 10387, Page 0563, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 10387, Page 0563; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 22 day of July, A.D., 2019.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

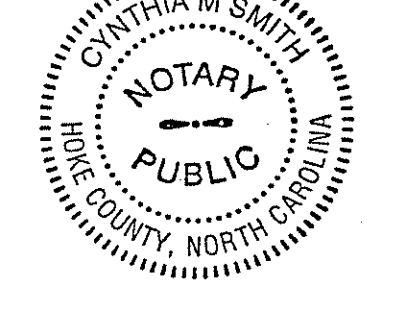
Seal of Randall S. Williams, Professional License No. L-3307

DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED [Signature] DISTRICT ENGINEER
 DATE 07-10-19

"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."
[Signature]
 BIRCHWOOD FARMS, INC.

FILED Jul 10, 2019 01:11:02 pm FILED CUMBERLAND COUNTY NC REGISTER OF DEEDS
 BOOK 00142 INSTRUMENT # 20852 RECORDING \$21.00 EXCISE TAX (None)

State of North Carolina, Cumberland County
 I, Cynthia M. Smith, a Notary Public of None County, North Carolina, certify that Innocent R. Prewitt personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 22 day of July, 2019.



My Commission expires: May 08, 2020

State of North Carolina, Cumberland County
 I, Arnie Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Arnie Melvin 7-10-19
 Review Officer Date

CURVE TABLE

NUMBER	RADIUS	LENGTH	BEARING	CHORD	TANGENT	DELTA
C21	255.00'	73.99'	N 65°08'12" W	73.74'	37.26'	16°37'33"
C23	255.00'	46.44'	S 51°36'22" E	46.38'	23.29'	10°26'07"
C24	255.00'	43.37'	S 41°30'59" E	43.32'	21.74'	09°44'39"
C25	5241.48'	17.73'	S 36°44'28" E	17.73'	8.86'	00°11'38"
C26	5241.48'	61.00'	S 37°10'18" E	61.00'	30.50'	00°40'01"
C27	5241.48'	61.00'	S 37°50'18" E	61.00'	30.50'	00°40'01"
C28	5241.48'	61.00'	S 38°30'19" E	61.00'	30.50'	00°40'01"
C29	5241.48'	61.00'	S 39°10'19" E	61.00'	30.50'	00°40'01"
C30	5241.48'	61.00'	S 39°50'20" E	61.00'	30.50'	00°40'01"
C31	5241.48'	61.00'	S 40°30'20" E	61.00'	30.50'	00°40'01"
C32	5241.48'	61.00'	S 41°10'21" E	61.00'	30.50'	00°40'01"
C33	5241.48'	61.00'	S 41°50'21" E	61.00'	30.50'	00°40'01"
C34	5241.48'	70.00'	N 41°43'50" W	70.00'	35.00'	00°45'29"
C45	5291.48'	64.57'	N 41°00'08" W	64.57'	32.28'	00°41'57"
C46	25.25'	39.43'	N 85°22'49" W	35.55'	25.02'	89°27'40"
C47	452.72'	79.46'	S 44°51'40" W	79.36'	39.83'	10°03'22"
C48	502.72'	22.91'	N 41°08'18" E	22.91'	11.46'	02°36'40"
C49	502.72'	65.32'	N 46°10'00" E	65.28'	32.71'	07°26'42"
C50	25.25'	39.43'	N 05°09'35" E	35.54'	25.02'	89°27'30"
C51	5291.48'	63.75'	N 39°13'27" W	63.75'	31.87'	00°41'25"
C52	5291.48'	70.00'	N 38°30'01" W	70.00'	35.00'	00°45'29"
C53	5291.48'	63.99'	N 37°46'29" W	63.99'	31.99'	00°41'34"
C54	25.00'	41.72'	N 85°14'05" W	37.04'	27.58'	95°36'46"
C55	1347.99'	88.15'	S 45°05'08" W	88.14'	44.09'	03°44'49"
C56	1347.99'	60.05'	S 41°56'10" W	60.04'	30.03'	02°33'08"
C57	1347.99'	19.46'	S 40°14'47" W	19.46'	9.73'	00°49'38"
C58	25.00'	39.27'	S 05°10'00" E	35.36'	25.00'	90°00'00"
C59	25.00'	39.27'	N 84°50'00" E	35.36'	25.00'	90°00'00"
C60	1397.99'	9.41'	N 40°01'33" E	9.41'	4.70'	00°23'08"
C61	1397.99'	83.25'	N 41°55'28" E	83.24'	41.64'	03°24'43"
C62	1397.99'	81.22'	N 45°17'41" E	81.21'	40.62'	03°19'43"
C63	25.00'	40.33'	N 20°44'57" E	38.09'	28.08'	92°25'12"
C64	205.00'	100.14'	N 59°27'19" W	99.15'	51.09'	27°52'19"
C65	5091.57'	122.67'	N 35°28'14" W	122.67'	61.34'	01°22'50"
C66	5091.57'	59.11'	N 36°29'36" W	59.11'	29.56'	00°38'55"
C67	5091.57'	59.25'	N 37°09'33" W	59.25'	29.63'	00°40'00"
C68	5091.57'	59.25'	N 37°49'34" W	59.25'	29.63'	00°40'00"
C69	5091.57'	59.25'	N 38°29'34" W	59.25'	29.63'	00°40'00"
C70	5091.57'	59.25'	N 39°09'34" W	59.25'	29.63'	00°40'00"
C71	5091.57'	59.25'	N 39°49'35" W	59.25'	29.63'	00°40'00"
C72	5091.57'	59.25'	N 40°29'35" W	59.25'	29.63'	00°40'00"
C73	5091.57'	59.25'	N 41°09'36" W	59.25'	29.63'	00°40'00"
C74	5091.57'	59.25'	N 41°49'36" W	59.25'	29.63'	00°40'00"
C75	5091.57'	655.81'	N 38°28'12" W	655.36'	328.36'	07°22'48"

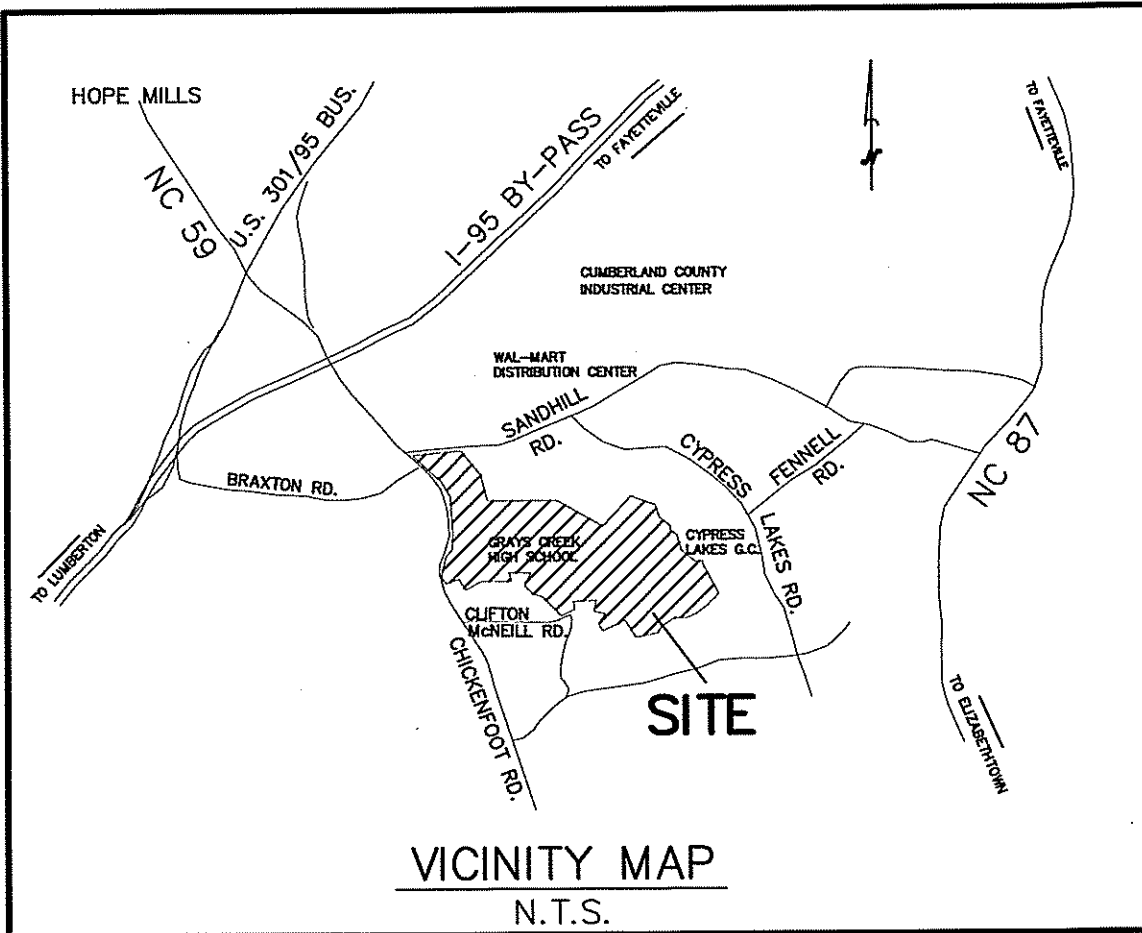
EASEMENT INSET NOT TO SCALE

Approved by the Cumberland County Planning Board on the 10th day of July, 2019.
 Signed [Signature] (Seal)
 Chairman/Planning & Inspection Director

Prewitt Land Company, LLC
 0432-25-3989
 (Future Development)

NOTES:
 1. Property zoned R7.5/CU
 2. Phase 3 The Gardens at Cypress Lakes Village contains - 8.54 ac. (not including common area).
 3. Total of 32 lots.
 4. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. Previous common area recorded is - 198,154 s.f. for - 121 lots.
 23,737 s.f. - P.B. 134, Pg. 64;
 18,478 s.f. - P.B. 134, Pg. 134;
 94,168 s.f. - P.B. 136, Pg. 55;
 61,771 s.f. - P.B. 137, Pg. 168
 0 s.f. - P.B. 140, Pg. 97
 Common area to be recorded this phase is 19,817 s.f. (0.45 ac.) for total of 217,971 s.f.
 10. The streets shown on this plat though labeled as "public" unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 11. This section of The Gardens is also known as Section 7 of Cypress Lakes Village.

(A Zero Lot Line Development)
Phase 3
The GARDENS
 at
CYPRESS LAKES VILLAGE
 PROPERTY OF
BIRCHWOOD FARMS, INC.
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50'
 JUNE 2019
 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-0106



State of North Carolina, Cumberland County
 I, Thomas A. Pruitt, certify that this plat was drawn under my supervision from an actual survey made under my supervision (as described in Book 10397, Page 0563, etc.) (other); that the boundaries not surveyed are clearly indicated as deduced from information found in Book 10397, Page 0563; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 15 day of April, A.D. 2021.

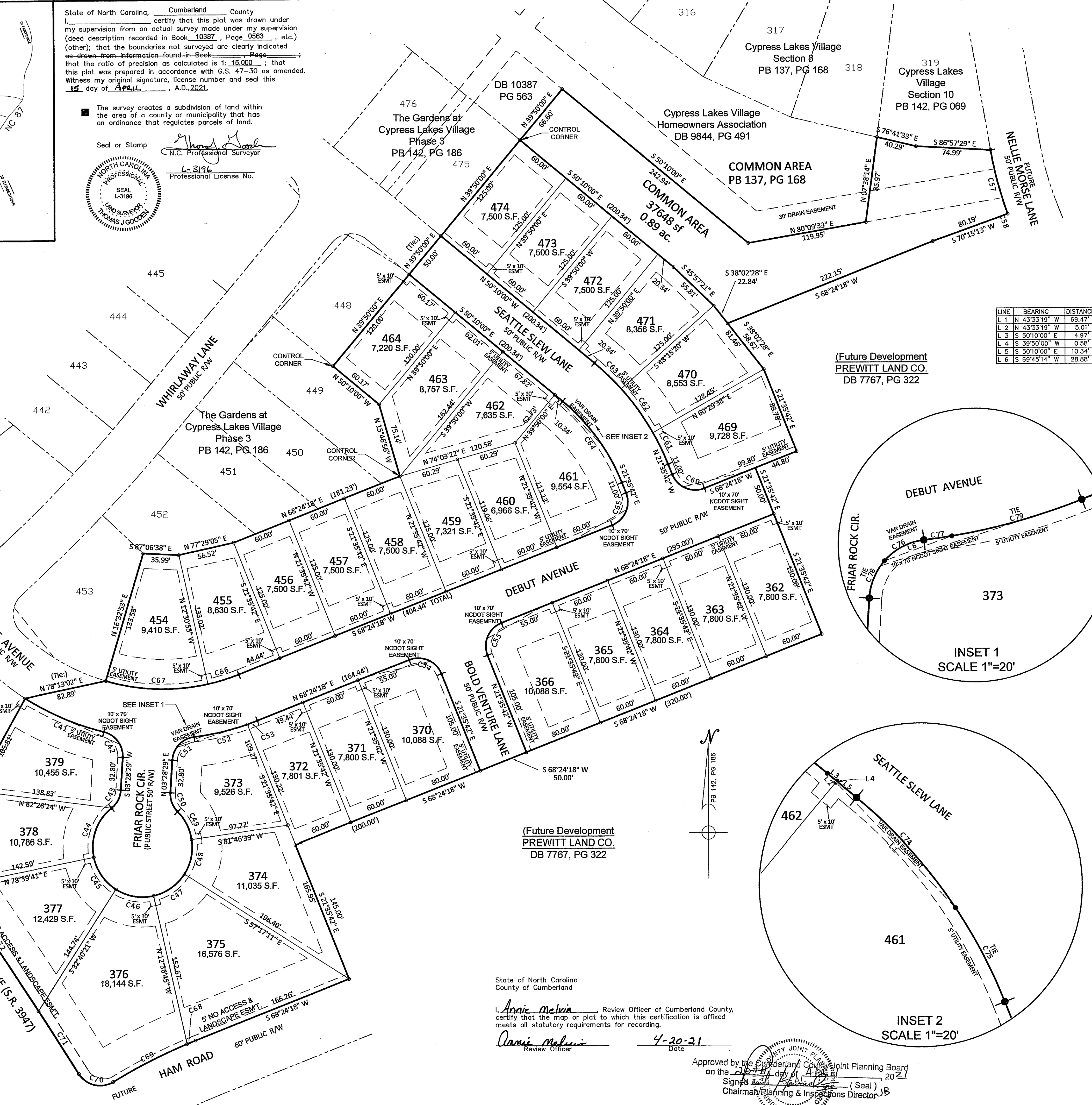
The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

Seal or Stamp
Thomas A. Pruitt
 N.C. Professional Surveyor
 License No. 3196
 Professional License No. 3196

- NOTES:
- Property zoned R7.5/CU
 - Phase 4, Part 1 The Gardens at Cypress Lakes Village contains 8.39 ac. (not including common area).
 - Total of 32 lots are being created by this plat.
 - Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - Previous common area recorded is - 217,971 s.f. for - 172 lots.
 23,737 s.f. + 25 lots - P.B. 134, Pg. 054; CLV-5
 18,478 s.f. + 8 lots - P.B. 134, Pg. 134; CLV-Saddition
 94,168 s.f. + 35 lots - P.B. 136, Pg. 055; CLV-6-1 (G@CLV-1)
 61,771 s.f. + 35 lots - P.B. 137, Pg. 168; CLV-8
 0 s.f. + 19 lots - P.B. 140, Pg. 097; CLV-6-2 (G@CLV-2)
 0 s.f. + 18 lots - P.B. 142, Pg. 069; CLV-10
 19,817 s.f. + 32 lots - P.B. 142, Pg. 186; CLV-7 (G@CLV-3)
 With a minimum of 800 s.f. of common area per lot for 32 additional lots this phase and a total of 204 lots overall = 163,200 s.f. required. Common area to be recorded this phase is 37,935 s.f. (0.00 ac.) for total of 265,906 s.f.
 - The streets shown on this plat though labeled as "public" unless otherwise noted have not been accepted by the NC Department of 41 Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 - This section of the Gardens is also known as Section 9 of Cypress Lakes Village.

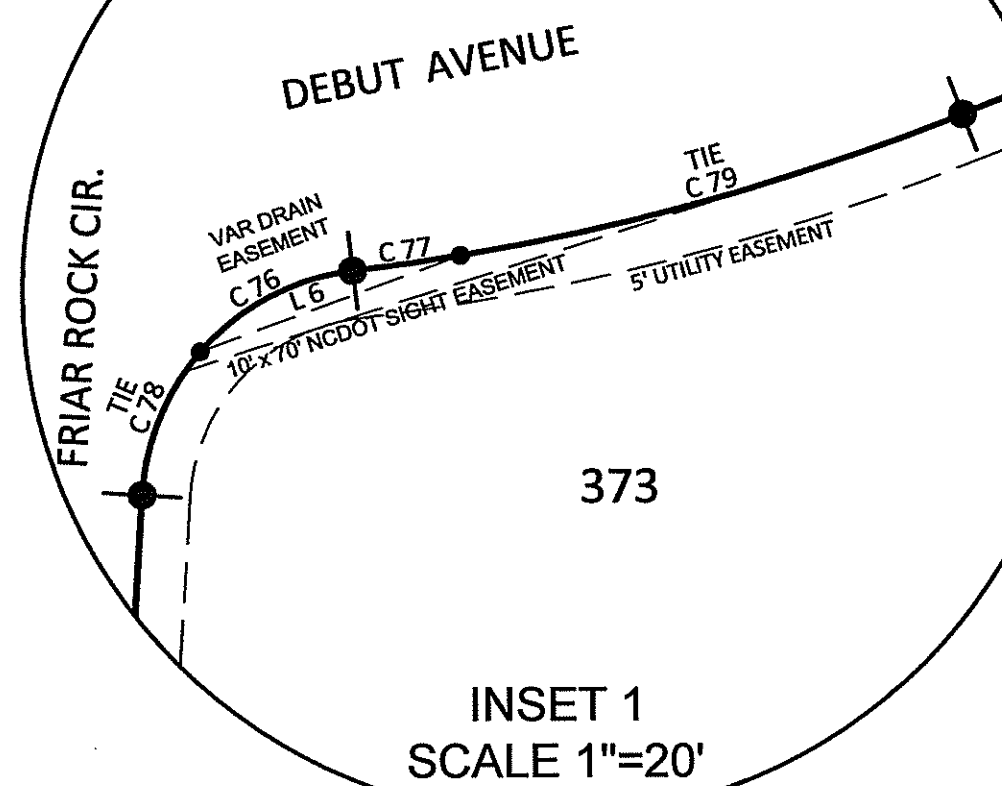
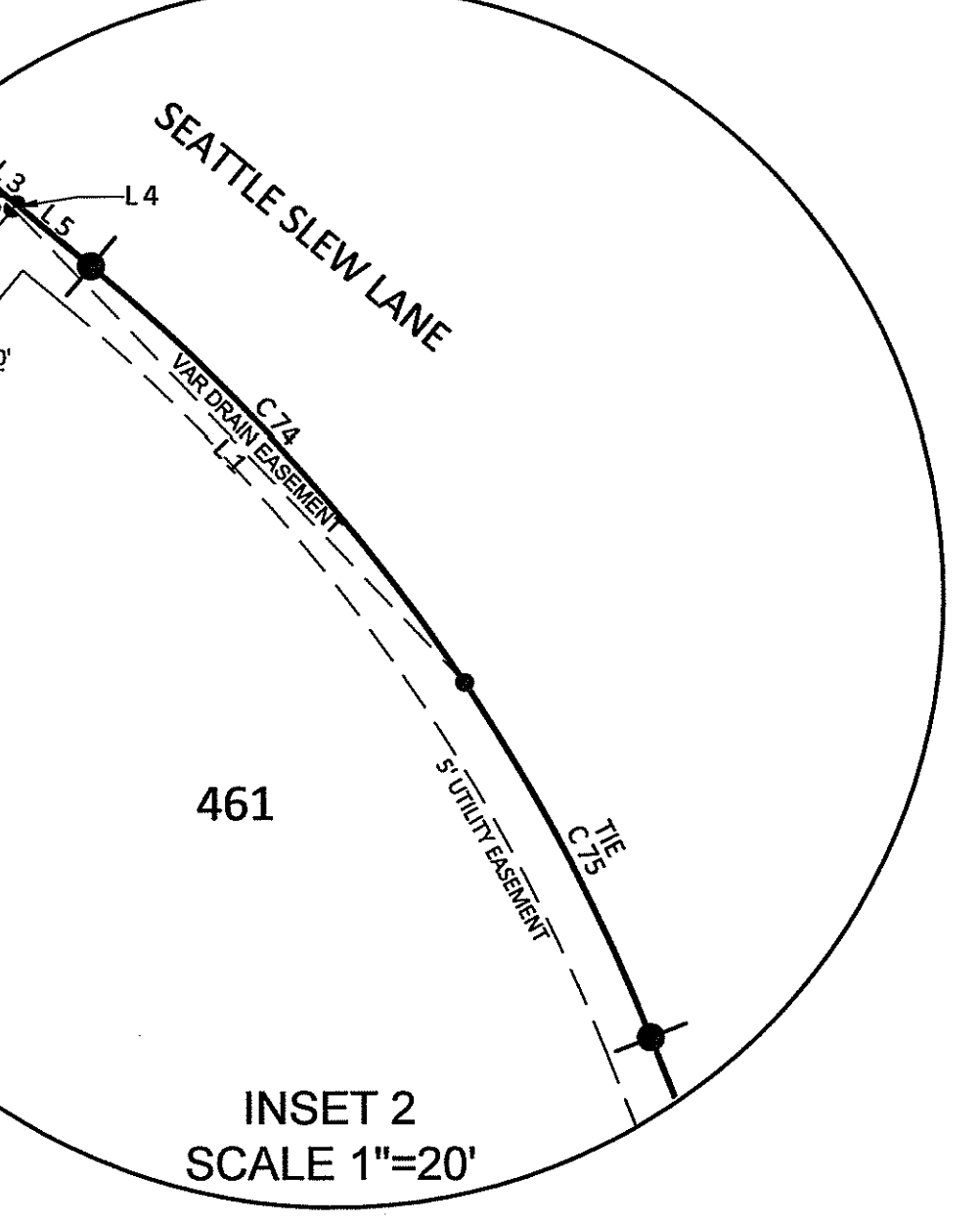
DEED REFERENCE:
 DB 10909, PG 511
 DB 7767, PG 322
 TAX ID
 0432258704000
 0432161330000

- LEGEND
- SURVEYED BOUNDARY LINE
 - LINE NOT SURVEYED
 - NEW LOT LINES
 - EASEMENT LINES
 - BUILDING SETBACK LINES
 - EXISTING IRON STAKE
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)
 - NON RADIAL BEARING
 - SET REBAR



LINE	BEARING	DISTANCE
L 1	N 43°33'19" W	69.47'
L 2	N 43°33'19" W	5.01'
L 3	S 50°10'00" E	4.97'
L 4	S 39°50'00" W	0.58'
L 5	S 50°10'00" E	10.34'
L 6	S 69°45'14" W	28.88'

(Future Development)
 PREWITT LAND CO.
 DB 7767, PG 322



NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C41	255.00'	86.40'	S 66°31'50" E	85.99'	43.82'	19°24'50"
C42	25.00'	34.78'	S 36°22'53" E	32.04'	20.87'	79°42'44"
C43	25.00'	21.03'	S 27°34'19" W	20.41'	11.18'	48°11'40"
C44	50.00'	54.98'	S 20°09'55" W	52.26'	30.64'	63°00'28"
C45	50.00'	40.13'	S 34°19'59" E	39.06'	21.22'	45°59'20"
C46	50.00'	39.52'	S 79°58'22" E	38.50'	20.86'	45°17'25"
C47	50.00'	39.00'	N 55°02'23" E	38.01'	20.55'	44°41'06"
C48	50.00'	35.73'	N 12°13'40" E	34.97'	18.66'	40°56'18"
C49	60.00'	31.83'	N 26°28'50" W	31.30'	16.48'	36°28'43"
C50	25.00'	21.03'	N 20°37'21" W	20.41'	11.18'	48°11'40"
C51	25.00'	34.78'	N 43°19'59" E	32.04'	20.87'	79°43'00"
C52	255.00'	55.24'	N 76°59'06" E	55.13'	27.73'	12°24'44"
C53	255.00'	10.56'	N 69°35'31" E	10.56'	5.28'	02°22'26"
C54	25.00'	39.27'	S 66°35'42" E	35.36'	25.00'	90°00'00"
C55	25.00'	39.27'	N 23°24'18" E	35.36'	25.00'	90°00'00"
C57	374.03'	66.57'	S 14°56'21" E	66.49'	33.37'	10°11'53"
C60	25.00'	39.27'	N 66°35'42" W	35.36'	25.00'	90°00'00"
C61	255.00'	35.21'	N 25°33'02" W	35.18'	17.63'	07°54'40"
C62	255.00'	54.47'	N 35°37'31" W	54.36'	27.34'	12°14'18"
C63	255.00'	37.49'	N 45°57'21" W	37.45'	18.78'	08°25'21"
C64	205.00'	102.23'	S 35°52'52" E	101.17'	52.20'	28°34'20"
C65	25.00'	39.27'	S 23°24'18" W	35.36'	25.00'	90°00'00"
C66	205.00'	32.50'	S 72°56'36" W	32.47'	16.25'	09°07'35"
C67	205.00'	103.98'	N 87°58'48" W	102.87'	53.13'	29°01'09"
C68	550.37'	9.15'	S 67°55'44" W	9.15'	4.58'	00°57'09"
C69	550.37'	83.76'	S 63°05'33" W	83.68'	41.96'	08°43'12"
C70	25.31'	39.48'	N 76°34'40" W	35.60'	25.04'	89°22'47"
C71	5091.57'	75.99'	N 32°18'37" W	75.09'	37.55'	00°50'42"
C72	5091.57'	161.92'	N 33°35'03" W	151.32'	75.87'	01°42'10"
C73	5091.57'	31.78'	N 34°36'52" W	31.78'	15.89'	00°21'28"
C74	205.00'	59.51'	S 41°51'05" E	59.30'	29.96'	16°37'53"
C75	205.00'	42.72'	S 27°33'55" E	42.65'	21.44'	11°56'27"
C76	25.00'	18.38'	N 62°07'31" E	17.97'	9.63'	42°07'54"
C77	255.00'	11.32'	N 81°55'09" E	11.32'	5.66'	02°32'39"
C78	25.00'	16.40'	N 22°16'01" E	16.17'	8.51'	37°35'05"
C79	255.00'	54.48'	S 74°31'34" W	54.38'	27.35'	12°14'31"

FILED Apr 20, 2021 10:08:37 am FILED CUMBERLAND COUNTY NC
 BOOK 00146 PAGE 0122 THRU 0122 J. LEE WARREN JR. REGISTER OF DEEDS
 INSTRUMENT # 18191 RECORDING \$21.00 EXCISE TAX (None)

(A Zero Lot Line Development)
 Phase 4, Part 1
 The GARDENS
 at
 CYPRESS LAKES VILLAGE
 PROPERTY OF
 PREWITT LAND COMPANY, LLC
 &
 BIRCHWOOD FARMS, INC.
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50' APRIL 2021
 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-0106

"The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.
Thomas A. Pruitt
 PREWITT LAND COMPANY LLC

State of North Carolina, Cumberland County.
 I, Thomas A. Pruitt, a Notary Public of North Carolina County, North Carolina, certify that Thomas A. Pruitt personally appeared before me this day and acknowledged the execution of the foregoing instrument, witnessed by Thomas A. Pruitt and official seal, this 15 day of April, 2021.
Thomas A. Pruitt
 Notary Public
 My Commission expires: May 24, 2025

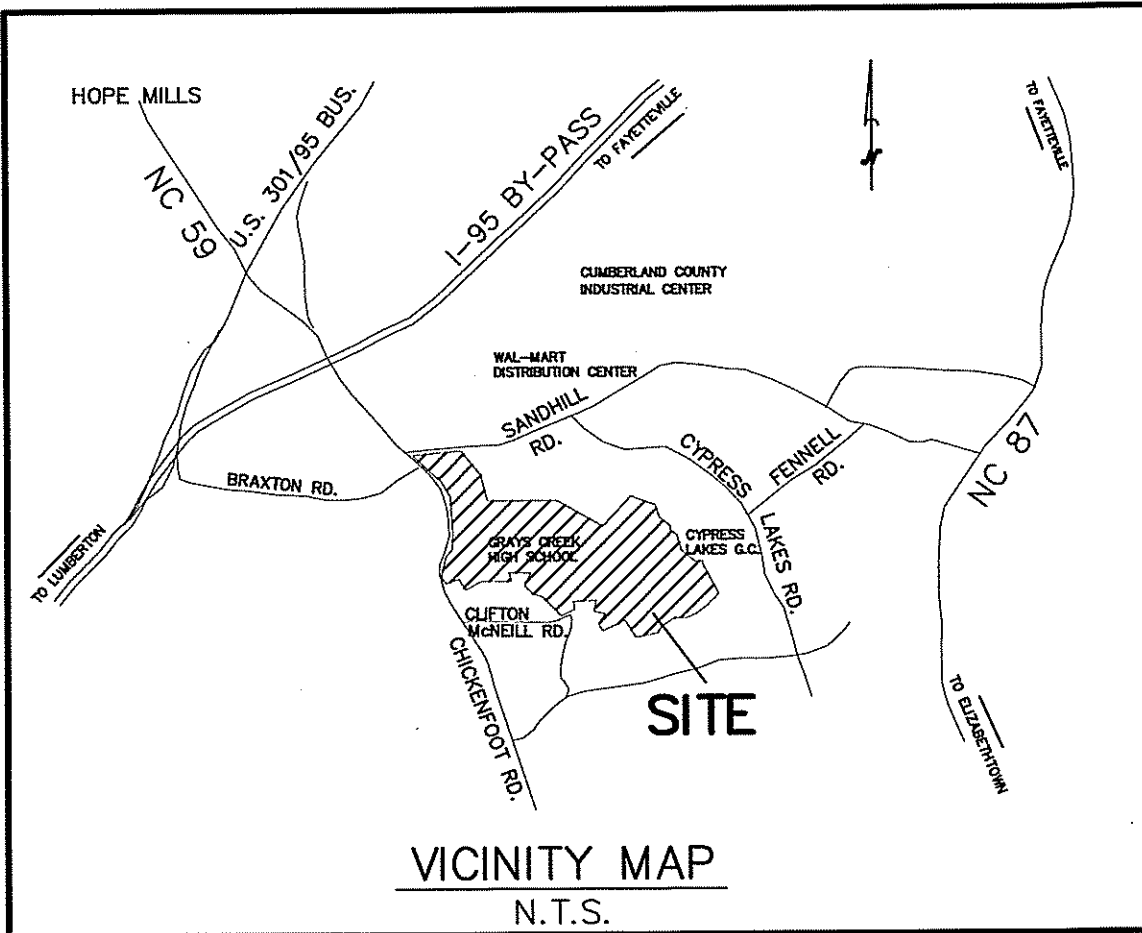
DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD
 CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED L.R. Hines, Jr. P.E.
 DISTRICT ENGINEER
 DATE 4-15-2021

"The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.
Thomas A. Pruitt
 BIRCHWOOD FARMS, INC.

State of North Carolina, Cumberland County.
 I, Thomas A. Pruitt, a Notary Public of North Carolina County, North Carolina, certify that Thomas A. Pruitt personally appeared before me this day and acknowledged the execution of the foregoing instrument, witnessed by Thomas A. Pruitt and official seal, this 15 day of April, 2021.
Thomas A. Pruitt
 Notary Public
 My Commission expires: May 24, 2025

State of North Carolina, Cumberland County.
 I, Annie Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Annie Melvin
 Review Officer
 Date 4-20-21

Approved by the Cumberland County Joint Planning Board on the 15 day of April, 2021.
Thomas A. Pruitt (Seal)
 Chairman/Planning & Inspections Director



State of North Carolina, Cumberland County
 I, Thomas A. Pruitt, certify that this plat was drawn under my supervision from an actual survey made under my supervision (as described in Book 10397, Page 0563, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 10397, Page 0563; that the ratio of precision as calculated is 1:15,000; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 15 day of April, A.D. 2021.

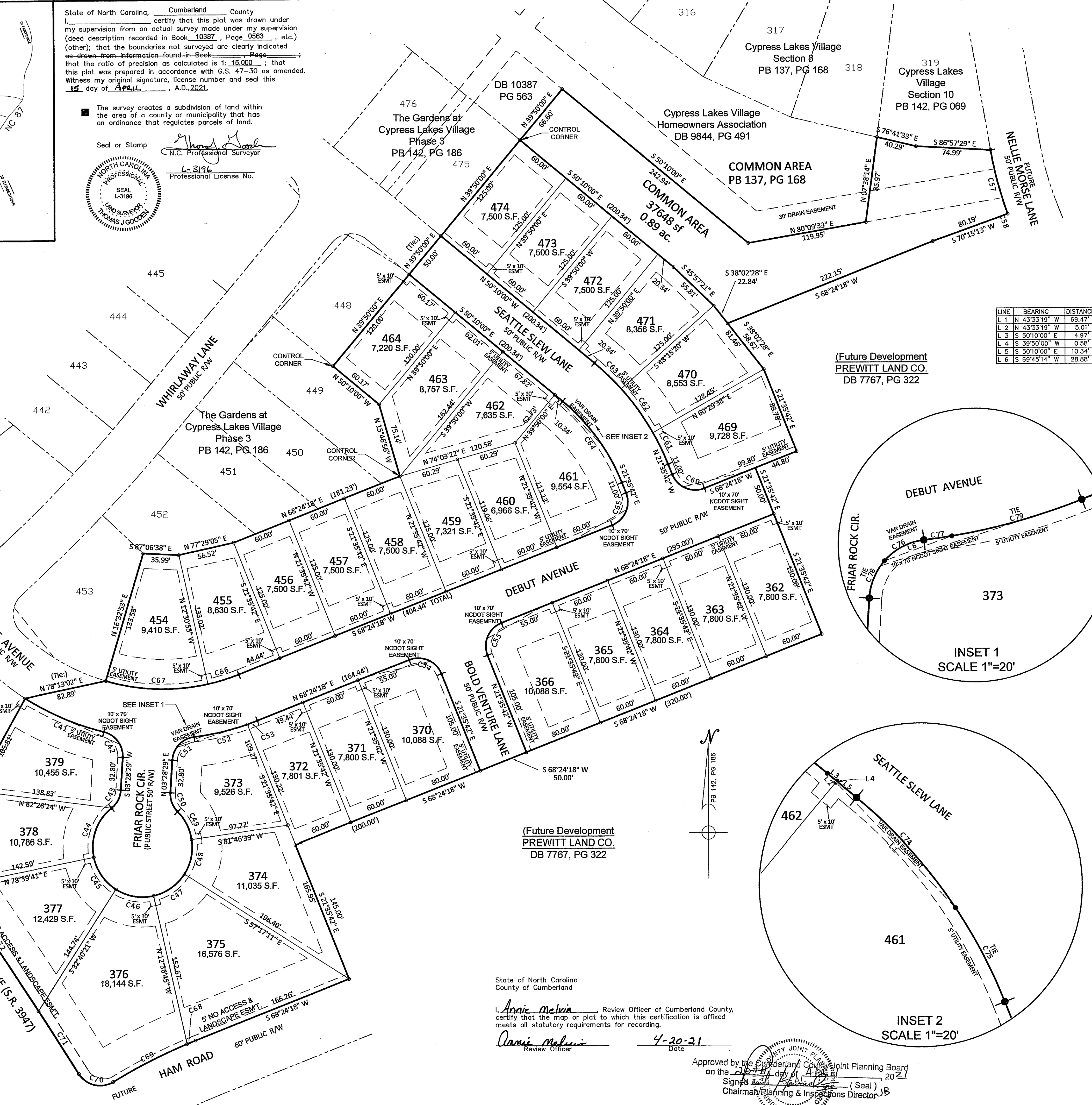
The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

Seal or Stamp
Thomas A. Pruitt
 N.C. Professional Surveyor
 License No. 3196
 Professional License No. 3196

- NOTES:
- Property zoned R7.5/CU
 - Phase 4, Part 1 The Gardens at Cypress Lakes Village contains 8.39 ac. (not including common area).
 - Total of 32 lots are being created by this plat.
 - Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 - A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 - Non conforming structures have not been created by this subdivision plat.
 - There are no NC Grid monuments within 2000' of site.
 - Sewer and water by Public Works Commission of Fayetteville.
 - Previous common area recorded is - 217,971 s.f. for - 172 lots.
 23,737 s.f. + 25 lots - P.B. 134, Pg. 054; CLV-5
 18,478 s.f. + 8 lots - P.B. 134, Pg. 134; CLV-Saddition
 94,168 s.f. + 35 lots - P.B. 136, Pg. 055; CLV-6-1 (G@CLV-1)
 61,771 s.f. + 35 lots - P.B. 137, Pg. 168; CLV-8
 0 s.f. + 19 lots - P.B. 140, Pg. 097; CLV-6-2 (G@CLV-2)
 0 s.f. + 18 lots - P.B. 142, Pg. 069; CLV-10
 19,817 s.f. + 32 lots - P.B. 142, Pg. 186; CLV-7 (G@CLV-3)
 With a minimum of 800 s.f. of common area per lot for 32 additional lots this phase and a total of 204 lots overall = 163,200 s.f. required. Common area to be recorded this phase is 37,935 s.f. (0.00 ac.) for total of 265,906 s.f.
 - The streets shown on this plat though labeled as "public" unless otherwise noted have not been accepted by the NC Department of 41 Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 - This section of the Gardens is also known as Section 9 of Cypress Lakes Village.

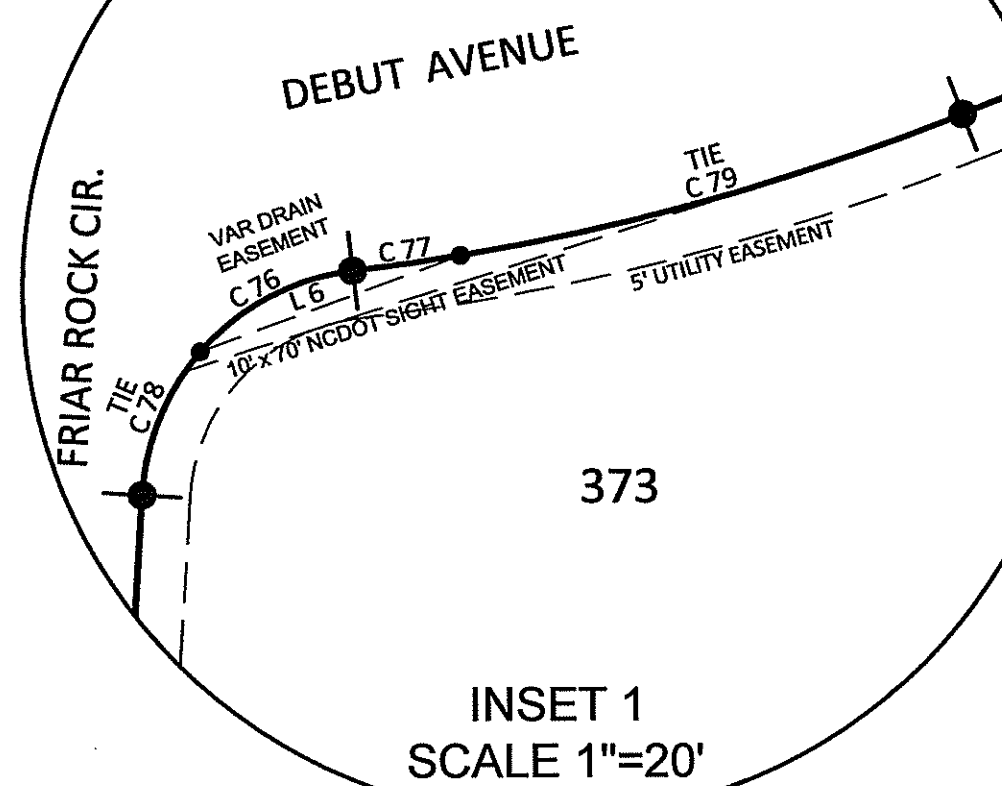
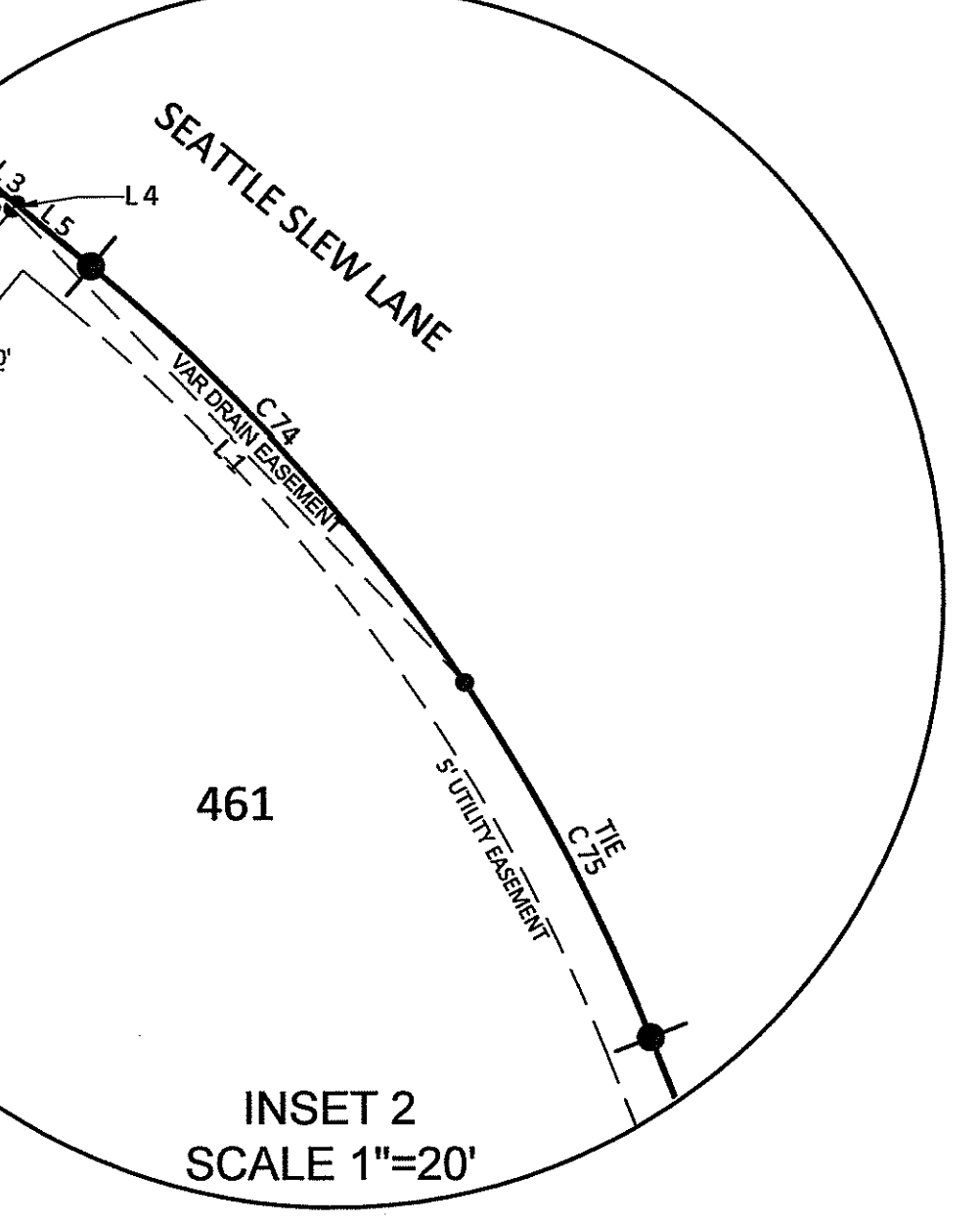
DEED REFERENCE:
 DB 10909, PG 511
 DB 7767, PG 322
 TAX ID
 0432258704000
 0432161330000

- LEGEND
- SURVEYED BOUNDARY LINE
 - LINE NOT SURVEYED
 - NEW LOT LINES
 - EASEMENT LINES
 - BUILDING SETBACK LINES
 - EXISTING IRON STAKE
 - SET CORNER (IRON)
 - CURVE PC/PT (SET IRON)
 - NON RADIAL BEARING
 - SET REBAR



LINE	BEARING	DISTANCE
L 1	N 43°33'19" W	69.47'
L 2	N 43°33'19" W	5.01'
L 3	S 80°10'00" E	4.97'
L 4	S 39°50'00" W	0.58'
L 5	S 50°10'00" E	10.34'
L 6	S 69°45'14" W	28.88'

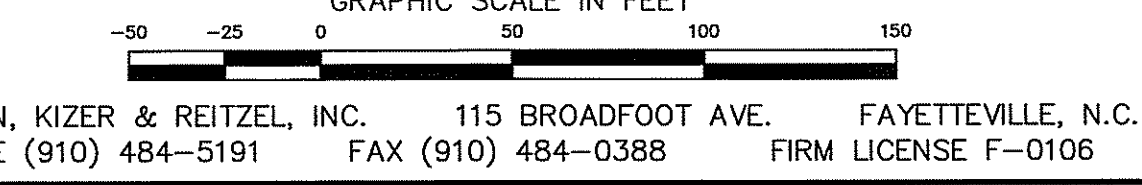
(Future Development)
 PREWITT LAND CO.
 DB 7767, PG 322



NUMBER	RADIUS	ARC LENGTH	CHORD DIRECTION	CHORD LENGTH	TANGENT	DELTA ANGLE
C41	255.00'	86.40'	S 66°31'50" E	85.99'	43.82'	19°24'50"
C42	25.00'	34.78'	S 36°22'53" E	32.04'	20.87'	79°42'44"
C43	25.00'	21.03'	S 27°34'19" W	20.41'	11.18'	48°11'40"
C44	50.00'	54.98'	S 20°09'55" W	52.26'	30.64'	63°00'28"
C45	50.00'	40.13'	S 34°19'59" E	39.06'	21.22'	45°59'20"
C46	50.00'	39.52'	S 79°58'22" E	38.50'	20.86'	45°17'25"
C47	50.00'	39.00'	N 55°02'23" E	38.01'	20.55'	44°41'06"
C48	50.00'	35.73'	N 12°13'40" E	34.97'	18.66'	40°56'18"
C49	60.00'	31.83'	N 26°28'50" W	31.30'	16.48'	36°28'43"
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C51	25.00'	34.78'	N 43°19'59" E	32.04'	20.87'	79°43'00"
C52	255.00'	55.24'	N 76°59'06" E	55.13'	27.73'	12°24'44"
C53	255.00'	10.56'	N 69°35'31" E	10.56'	5.28'	02°22'26"
C54	25.00'	39.27'	S 66°35'42" E	35.36'	25.00'	90°00'00"
C55	25.00'	39.27'	N 23°24'18" E	35.36'	25.00'	90°00'00"
C57	374.03'	66.57'	S 14°56'21" E	66.49'	33.37'	10°11'53"
C60	25.00'	39.27'	N 66°35'42" W	35.36'	25.00'	90°00'00"
C61	255.00'	35.21'	N 25°33'02" W	35.18'	17.63'	07°54'40"
C62	255.00'	54.47'	N 35°37'31" W	54.36'	27.34'	12°14'18"
C63	255.00'	37.49'	N 45°57'21" W	37.45'	18.78'	08°25'21"
C64	205.00'	102.23'	S 35°52'52" E	101.17'	52.20'	28°34'20"
C65	25.00'	39.27'	S 23°24'18" W	35.36'	25.00'	90°00'00"
C66	205.00'	32.50'	S 72°56'36" W	32.47'	16.25'	09°07'35"
C67	205.00'	103.98'	N 87°58'48" W	102.87'	53.13'	29°01'09"
C68	550.37'	9.15'	S 67°55'44" W	9.15'	4.58'	00°57'09"
C69	550.37'	83.76'	S 63°05'33" W	83.68'	41.96'	08°43'12"
C70	25.31'	39.48'	N 76°34'40" W	35.60'	25.04'	89°22'47"
C71	5091.57'	75.99'	N 32°18'37" W	75.09'	37.55'	00°50'42"
C72	5091.57'	161.92'	N 33°35'03" W	151.32'	75.87'	01°42'10"
C73	5091.57'	31.78'	N 34°36'52" W	31.78'	15.89'	00°21'28"
C74	205.00'	59.51'	S 41°51'05" E	59.30'	29.96'	16°37'53"
C75	205.00'	42.72'	S 27°33'55" E	42.65'	21.44'	11°56'27"
C76	25.00'	18.38'	N 62°07'31" E	17.97'	9.63'	42°07'54"
C77	255.00'	11.32'	N 81°55'09" E	11.32'	5.66'	02°32'39"
C78	25.00'	16.40'	N 22°16'01" E	16.17'	8.51'	37°35'05"
C79	255.00'	54.48'	S 74°31'34" W	54.38'	27.35'	12°14'31"

FILED Apr 20, 2021 10:08:37 am FILED CUMBERLAND COUNTY NC
 BOOK 00146 PAGE 0122 THRU 0122 J. LEE WARREN JR. REGISTER OF DEEDS
 INSTRUMENT # 18191 RECORDING # 221.00 EXCISE TAX (None)

(A Zero Lot Line Development)
Phase 4, Part 1
The GARDENS
 at
CYPRESS LAKES VILLAGE
 PROPERTY OF
PREWITT LAND COMPANY, LLC
 &
BIRCHWOOD FARMS, INC.
 GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1"= 50' APRIL 2021



MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
 PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106

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Thomas A. Pruitt
 PREWITT LAND COMPANY LLC

State of North Carolina, Cumberland County.
 I, Thomas A. Pruitt, a Notary Public of North Carolina County, North Carolina, certify that Thomas A. Pruitt personally appeared before me this day and acknowledged the execution of the foregoing instrument, witnessed by Thomas A. Pruitt and official seal, this 15 day of April, 2021.
Thomas A. Pruitt
 Notary Public
 My Commission expires: May 24, 2025

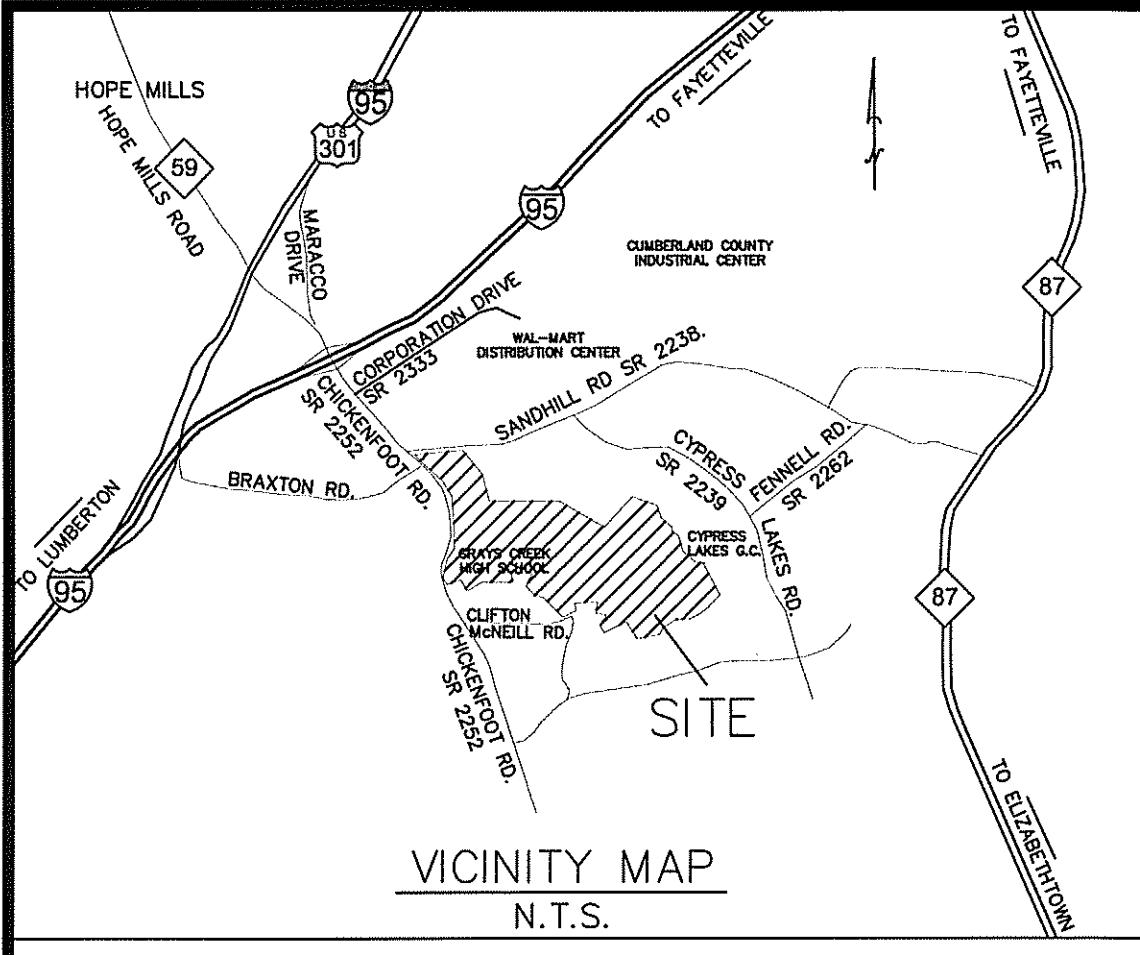
DEPARTMENT OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION
 APPROVED L.R. Hines, Jr. P.E.
 DISTRICT ENGINEER
 DATE 4-15-2021

"The undersigned hereby acknowledge(s) that the land shown on this plat is within the subdivision regulation jurisdiction of Cumberland County and that this plat and allotment is (my or our) free act and deed.
Thomas A. Pruitt
 BIRCHWOOD FARMS, INC.

State of North Carolina, Cumberland County.
 I, Thomas A. Pruitt, a Notary Public of North Carolina County, North Carolina, certify that Thomas A. Pruitt personally appeared before me this day and acknowledged the execution of the foregoing instrument, witnessed by Thomas A. Pruitt and official seal, this 15 day of April, 2021.
Thomas A. Pruitt
 Notary Public
 My Commission expires: May 24, 2025

State of North Carolina, Cumberland County.
 I, Annie Melvin, Review Officer of Cumberland County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.
Annie Melvin
 Review Officer
 Date 4-20-21

Approved by the Cumberland County Joint Planning Board on the 15 day of April, 2021.
Thomas A. Pruitt (Seal)
 Chairman/Planning & Inspections Director



State of North Carolina, Cumberland County
 I, THOMAS J. GOODEN, certify that this plot was drawn under my supervision from an actual survey made under my supervision (as described in Book 7767, Page 1322, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 7767, Page 1322; that the ratio of precision as calculated is 1: 15,000; that this plot was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 12 day of MAY, A.D., 2021.

The survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

Seal or Stamp
 NORTH CAROLINA
 PROFESSIONAL SURVEYOR
 SEAL
 L-3196
 THOMAS J. GOODEN
 N.C. Professional Surveyor
 L-3196
 Professional License No.

State of North Carolina
 County of Cumberland
 I, Arnie Malin, Review Officer of Cumberland County, certify that the map or plot to which this certification is affixed meets all statutory requirements for recording.
Arnie Malin MS
 Review Officer
 Date 5/17/21

"The undersigned hereby acknowledge(s) that the land shown on this plot is within the subdivision jurisdiction of Cumberland County and that this plot and allotment is (my or our) free act and deed."

Thomas R. Prewitt
 BIRCHWOOD FARMS, INC.

North Carolina, None County, a Notary Public of the County and State aforesaid, certify that Thomas R. Prewitt, and Arnie Malin personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 12 day of May, 2021.

Seal of Notary Public
 THOMAS J. SMITH
 Notary Public
 My Commission expires May 24 2025

FILED May 17, 2021 01:26:09 pm FILED
 BOOK 00146 CUMBERLAND
 PAGE 0158 THRU 0158 COUNTY NC
 INSTRUMENT # 22905 J. LEE WARREN JR.
 RECORDING # 22905 REGISTER
 EXCISE TAX \$21.00 OF DEEDS
 (None) BLF

- NOTES:
1. Property zoned R7.5/CU
 2. Section 11 contains 5.74 ac.
 3. Total of 16 new lots.
 4. Minimum setbacks are:
 Front: 30' (*Corner lots must setback from both streets).
 Rear: 35' (Peripheral Lots), 15' (Interior Lots)
 Side: 5'
 5. A 5' maintenance and drainage easement is hereby reserved both sides of all interior lot lines.
 6. Non conforming structures have not been created by this subdivision plat.
 7. There are no NC Grid monuments within 2000' of site.
 8. Sewer and water by Public Works Commission of Fayetteville.
 9. The streets shown on this plat though labeled as "public"-unless otherwise noted-have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owner(s).
 10. All centerline curve data shown is total curve from P.C. to P.T.

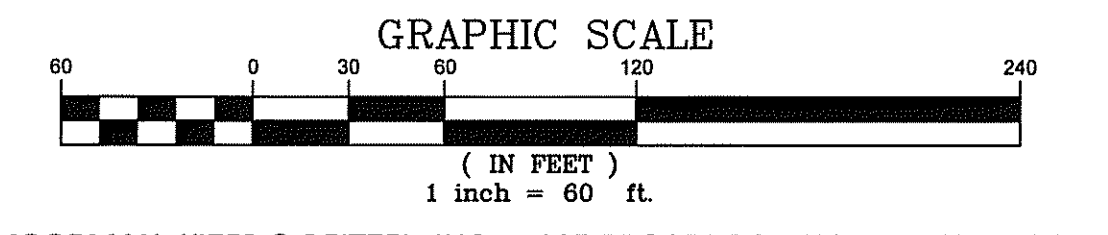
NORTH CAROLINA DEPARTMENT
 OF TRANSPORTATION
 DIVISION OF HIGHWAYS
 APPROVED FOR RECORDATION

Signed LEE K HINES JR PE 94
 Chairman of Planning & Inspections Director
 DATE 5/14/2021

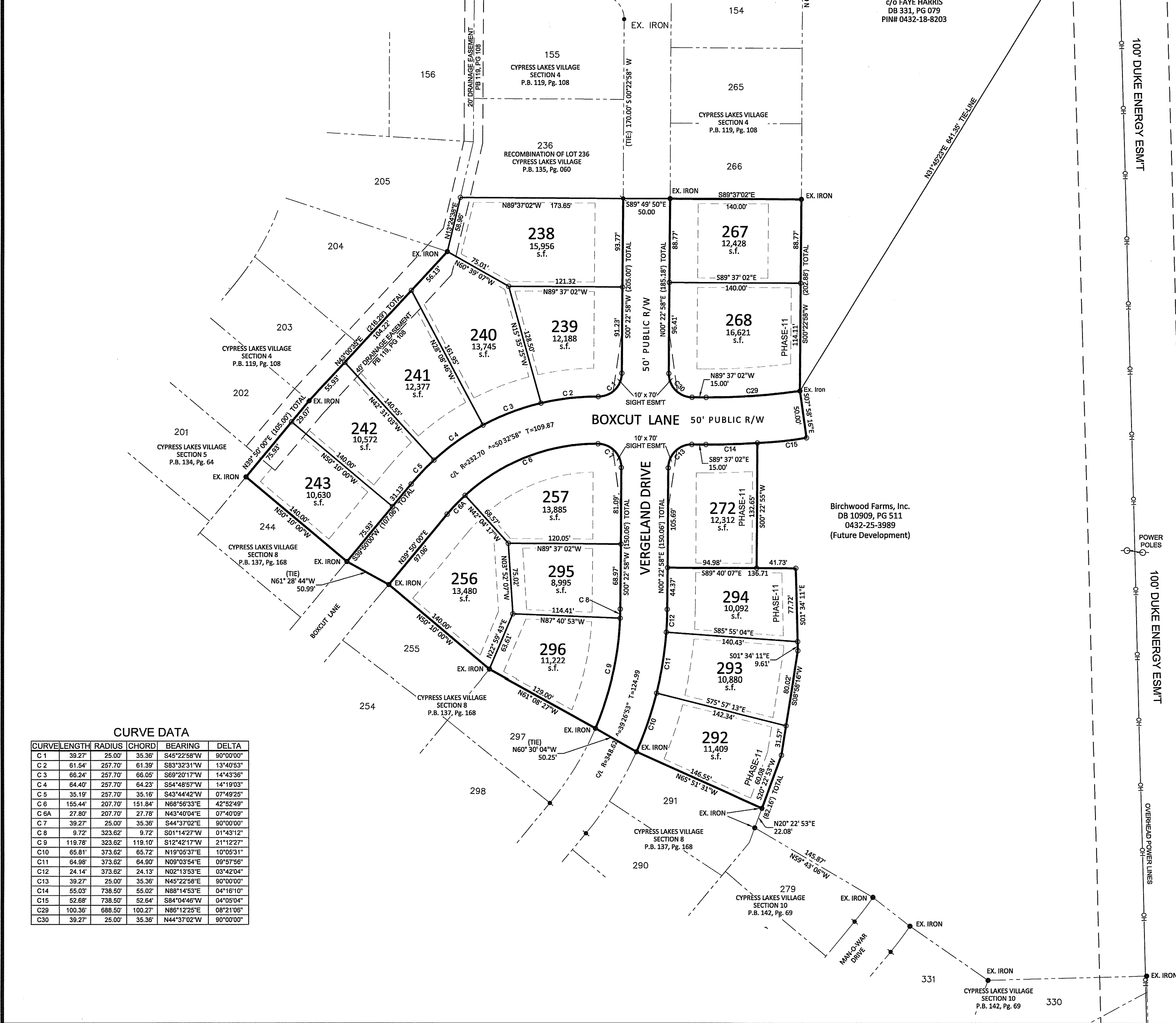
(A Zero Lot Line Development)
CYPRESS LAKES VILLAGE
SECTION 11

PROPERTY OF
BIRCHWOOD FARMS, INC.

GRAYS CREEK TWP. CUMBERLAND CO., N.C.
 SCALE: 1" = 60' MAY 2021



MOORMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
 PHONE (910) 484-5191 FAX (910) 484-0388 FIRM LICENSE F-0106



MILLIE McMillan HEIRS
 c/o FAYE HARRIS
 DB 331, PG 079
 PIN# 0432-18-8203

Birchwood Farms, Inc.
 DB 10909, PG 511
 0432-25-3989
 (Future Development)

Prewitt Land Company, LLC
 DB 7767, PG 322
 0432-25-3989
 (Future Development)

LEGEND

- SURVEYED BOUNDARY LINE
- LINE PREVIOUS RECORDED LOTS
- NEW LOT LINES
- OVERHEAD POWER LINE
- EASEMENT LINES
- EXISTING IRON STAKE
- ANGLE POINT / SET REBAR
- CURVE PC/PT (SET IRON)

Approved by the Planning Board
 on the 17th day of May, 2021
 Signed Lee K Hines Jr (Seal)
 Chairman of Planning & Inspections Director
 N.C.

Prewitt Land Company, LLC
 DB 7767, PG 322
 0432-25-3989
 (Future Development)

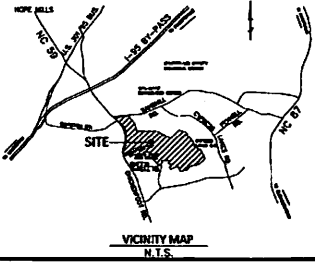
DEED REFERENCE:
 DB 10909, PG 511
 TAX ID 0432174680000

Owner: BIRCHWOOD FARMS, INC.
 2126 CYPRESS LAKES ROAD
 HOPE MILLS, N.C. 28348
 PHONE (910) 924-1384
 FAX (910) 483-2542

ENGINEERS
 PLANNERS
 SURVEYORS
M&R
 MOORMAN, KIZER & REITZEL, INC.

CURVE DATA

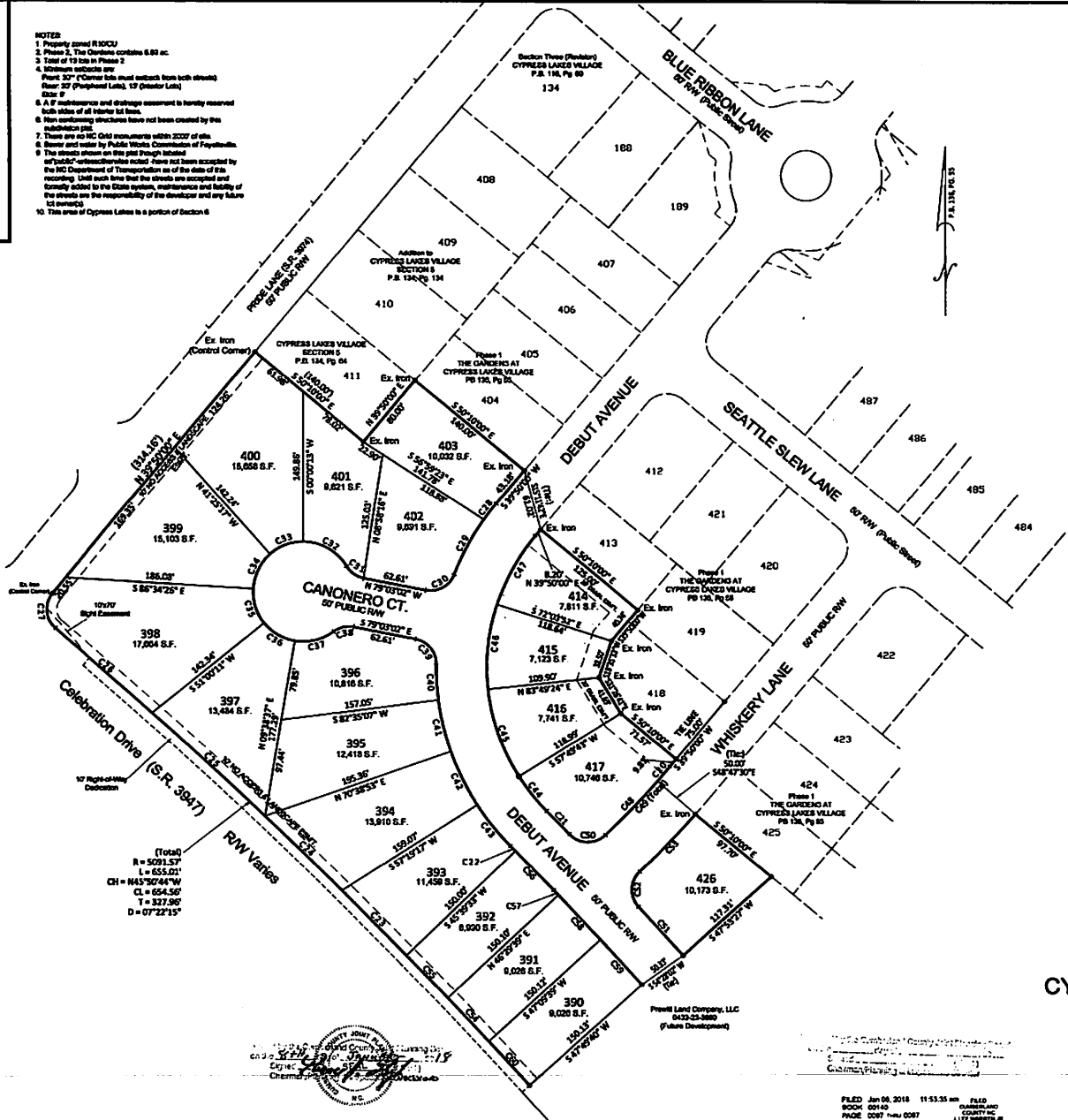
CURVE	LENGTH	RADIUS	CHORD	BEARING	DELTA
C 1	39.27'	25.00'	35.36'	S45°22'58"W	90°00'00"
C 2	61.64'	257.70'	61.39'	S83°32'31"W	13°40'53"
C 3	66.24'	257.70'	66.05'	S69°20'17"W	14°43'36"
C 4	64.40'	257.70'	64.23'	S54°48'57"W	14°19'03"
C 5	35.19'	257.70'	35.16'	S43°44'42"W	07°49'25"
C 6	155.44'	207.70'	151.84'	N68°58'33"E	42°52'49"
C 6A	27.89'	207.70'	27.78'	N43°40'04"E	07°40'09"
C 7	39.27'	25.00'	35.36'	S44°37'02"E	90°00'00"
C 8	9.72'	323.62'	9.72'	S01°14'27"W	01°43'12"
C 9	119.78'	323.62'	118.10'	S12°42'17"W	21°12'27"
C 10	65.81'	373.62'	65.72'	N19°05'37"E	10°09'31"
C 11	64.98'	373.62'	64.90'	N09°03'54"E	09°57'56"
C 12	24.14'	373.62'	24.13'	N02°13'53"E	03°42'04"
C 13	39.27'	25.00'	35.36'	N45°22'58"E	90°00'00"
C 14	55.03'	738.50'	55.02'	N88°14'53"E	04°16'10"
C 15	52.68'	738.50'	52.64'	S84°04'46"W	04°09'04"
C 29	100.36'	688.50'	100.27'	N86°12'25"E	08°21'08"
C 30	39.27'	25.00'	35.36'	N44°37'02"W	90°00'00"



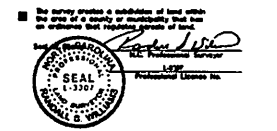
- NOTES**
1. Property zoned R100C.
 2. Phase 2, The Gardens contains 6.63 ac.
 3. Total of 13 lots in Phase 2.
 4. Minimum setbacks are:
 - Front 20' (Corner lots must setback from both streets)
 - Rear 20' (Development Lots), 12' (Developer Lots)
 - Side 5' 5. A 4" subsurface and drainage easement to hereby reserved both sides of all interior lot lines.
 6. Non existing structures have not been created by this subdivision plan.
 7. There are no HO 041 easements within 200' of site.
 8. Owner and water by Public Utilities Commission of Fayetteville.
 9. The streets shown on this plan though labeled as "existing" are not shown on the plat though labeled as "existing" unless otherwise noted. Plans not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the State system, maintenance and liability of the streets are the responsibility of the developer and any future lot owners.
 10. This area of Cypress Lakes is a portion of Section 6.

LOT CURVE DATA

Lot No.	Area (S.F.)	Perimeter (ft)	Interior Angle (Deg)
390	15,103	1,024.12	186.03
391	8,026	511.97	155.36
392	8,920	511.97	155.36
393	11,458	511.97	155.36
394	13,910	511.97	155.36
395	12,418	511.97	155.36
396	10,818	511.97	155.36
397	13,484	511.97	155.36
398	17,004	511.97	155.36
399	15,103	511.97	155.36
400	18,058	511.97	155.36
401	9,821	511.97	155.36
402	9,091	511.97	155.36
403	10,002	511.97	155.36
404	10,002	511.97	155.36
405	10,002	511.97	155.36
406	10,002	511.97	155.36
407	10,002	511.97	155.36
408	10,002	511.97	155.36
409	10,002	511.97	155.36
410	10,002	511.97	155.36
411	10,002	511.97	155.36
412	10,002	511.97	155.36
413	10,002	511.97	155.36
414	10,002	511.97	155.36
415	7,123	511.97	155.36
416	7,123	511.97	155.36
417	10,740	511.97	155.36
418	7,741	511.97	155.36
419	7,741	511.97	155.36
420	10,173	511.97	155.36
421	10,173	511.97	155.36
422	10,173	511.97	155.36
423	10,173	511.97	155.36
424	10,173	511.97	155.36
425	10,173	511.97	155.36
426	10,173	511.97	155.36



State of North Carolina, Cumberland County
I, *William M. Swartz*, County Clerk, do hereby certify that this plan was duly recorded in the public records of this County on this 11th day of January, 2018, at 11:53:35 am. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00.



The undersigned hereby administrator(s) that the land shown on this plat is shown as part of the public record in (any or all) year set out below.

William M. Swartz
Recorder, Cumberland County, NC

Notary Public for Cumberland County, North Carolina
I, *William M. Swartz*, Notary Public, do hereby certify that this plan was duly recorded in the public records of this County on this 11th day of January, 2018, at 11:53:35 am. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00.

William M. Swartz
Notary Public
My Commission expires *May 23, 2020*

State of North Carolina
I, *Lee F. Thomas, III*, State Engineer of Cumberland County, do hereby certify that this plan was duly recorded in the public records of this County on this 11th day of January, 2018, at 11:53:35 am. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00. The fee for recording this plan is \$21.00.

Lee F. Thomas, III
State Engineer
1/11/18

(A Zero Lot Line Development)
Phase 2
The GARDENS
at
CYPRESS LAKES VILLAGE
PROPERTY OF
BIRCHWOOD FARMS, INC.
GRAYS CREEK TWP. CUMBERLAND CO., N.C.
SCALE: 1"=50' JANUARY 2018

GRAPHIC SCALE IN FEET
0 50 100
WOODMAN, KIZER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
PHONE (910) 484-5191 FAX (910) 484-0338 FIRM LICENSE F-1106

FILED Jan 06, 2018 11:53:35 am FILED
BOOK: 00140 CUMBERLAND COUNTY, NC
PAGE: 0087 NEW 0087 A LEE THOMAS III
INSTRUMENT # 00563 RECORDING # 321.00
RECORDED \$21.00 RECORDS
EXCISE TAX (None)

