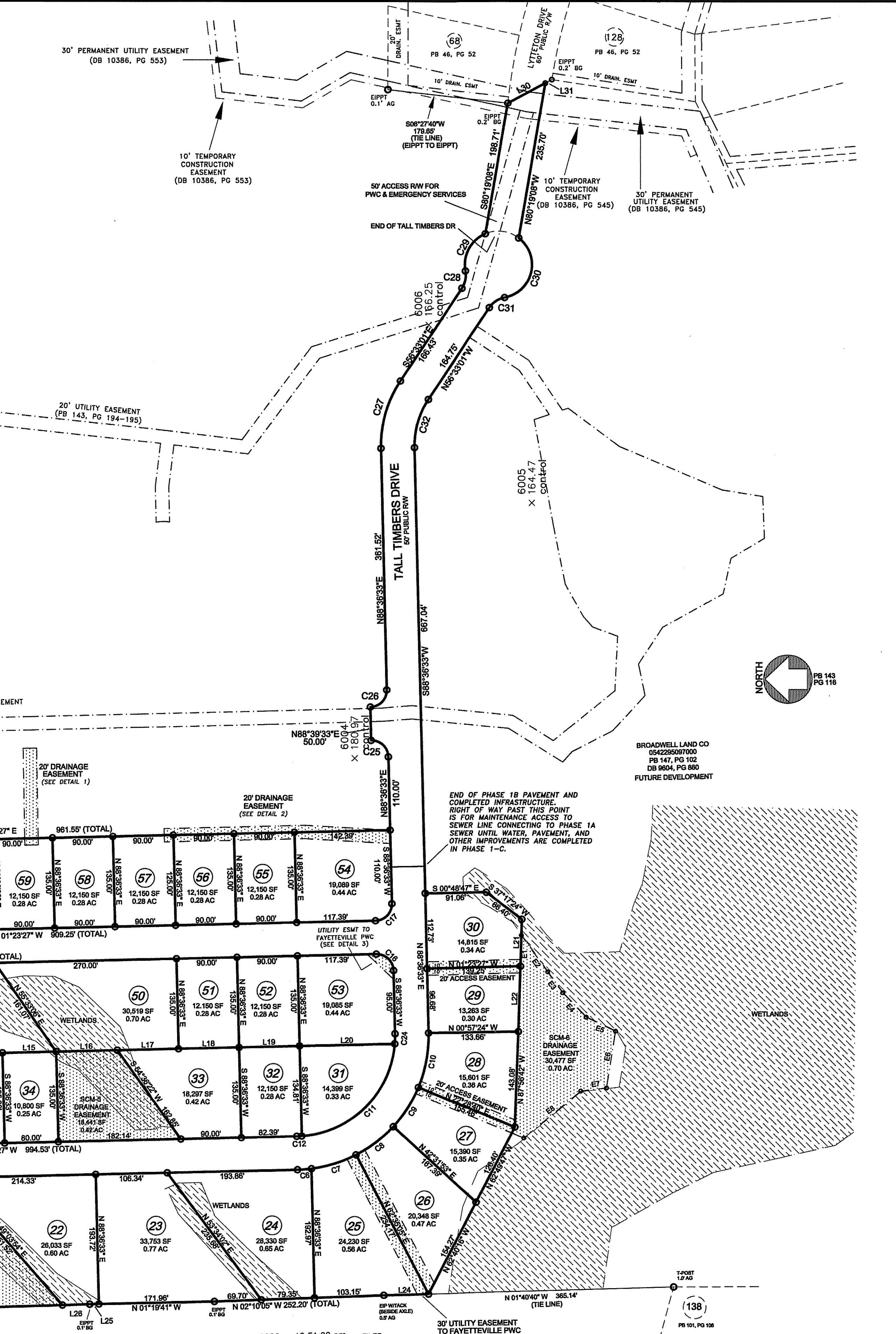


BOUNDARY LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 01°23'27" E	134.25'
L2	S 01°23'27" E	15.88'
L3	S 01°23'27" E	64.14'
L4	S 01°23'27" E	15.88'
L5	S 01°23'27" E	64.14'
L6	S 01°23'27" E	15.88'
L7	S 01°23'27" E	64.14'
L8	S 01°23'27" E	15.88'
L9	S 01°23'27" E	64.14'
L10	S 01°23'27" E	15.88'
L11	S 01°23'27" E	64.14'
L12	S 01°23'27" E	15.88'
L13	S 01°23'27" E	64.14'
L14	S 01°23'27" E	15.88'
L15	S 01°23'27" E	64.14'
L16	S 01°23'27" E	15.88'
L17	S 01°23'27" E	64.14'
L18	S 01°23'27" E	15.88'
L19	S 01°23'27" E	64.14'
L20	S 01°23'27" E	15.88'
L21	S 01°23'27" E	64.14'
L22	S 01°23'27" E	15.88'
L23	S 01°23'27" E	64.14'
L24	S 01°23'27" E	15.88'
L25	S 01°23'27" E	64.14'
L26	S 01°23'27" E	15.88'
L27	S 01°23'27" E	64.14'
L28	S 01°23'27" E	15.88'
L29	S 01°23'27" E	64.14'
L30	S 01°23'27" E	15.88'
L31	S 01°23'27" E	64.14'

EASEMENT LINE TABLE		
LINE	BEARING	DISTANCE
E1	N 88°56'33" W	45.38'
E2	S 54°18'28" W	67.27'
E3	S 54°29'53" W	38.85'
E4	S 46°18'33" W	50.17'
E5	S 25°21'19" W	46.37'
E6	N 81°09'38" W	86.47'
E7	N 88°56'33" W	38.71'
E8	N 88°56'33" W	108.99'

CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	56.36'	200.00'	S 80°40'45" W	55.19'
C2	75.15'	200.00'	S 61°59'03" W	74.71'
C3	89.87'	200.00'	S 38°20'50" W	89.39'
C4	89.07'	200.00'	S 12°53'24" W	89.39'
C5	4.78'	200.00'	S 00°42'35" E	4.78'
C6	20.84'	200.00'	S 04°22'35" E	20.83'
C7	70.00'	200.00'	S 17°23'16" E	69.84'
C8	70.00'	200.00'	S 37°28'31" E	69.84'
C9	70.00'	200.00'	S 57°29'44" E	69.84'
C10	183.32'	200.00'	S 19°17'24" E	182.72'
C11	212.88'	150.00'	N 44°58'30" W	195.54'
C12	7.81'	150.00'	N 02°54'41" W	7.81'
C13	221.48'	150.00'	N 60°43'15" E	201.89'
C14	15.03'	150.00'	N 85°44'20" E	15.02'
C15	39.27'	25.00'	S 48°23'27" E	35.38'
C16	39.27'	25.00'	S 43°38'33" W	35.38'
C17	39.27'	25.00'	N 48°23'27" W	35.38'
C18	40.84'	28.00'	N 43°38'33" E	36.77'
C19	25.73'	25.00'	N 88°30'17" E	25.72'
C20	25.75'	205.00'	S 88°08'38" W	25.74'
C21	40.84'	28.00'	N 48°23'27" W	36.77'
C22	38.82'	25.00'	N 40°17'59" E	33.58'
C23	89.88'	325.00'	N 75°05'07" E	89.40'
C24	15.03'	150.00'	N 88°31'18" W	15.02'
C25	39.27'	25.00'	N 43°38'33" E	35.38'
C26	39.27'	25.00'	S 48°23'27" E	35.38'
C27	106.41'	175.00'	S 73°58'14" E	104.78'
C28	27.03'	35.00'	S 78°40'37" E	26.37'
C29	67.95'	50.00'	S 81°52'24" E	62.84'
C30	116.42'	50.00'	N 78°44'48" W	91.45'
C31	28.06'	38.00'	N 83°35'02" W	27.31'
C32	78.01'	125.00'	N 73°58'13" W	74.89'



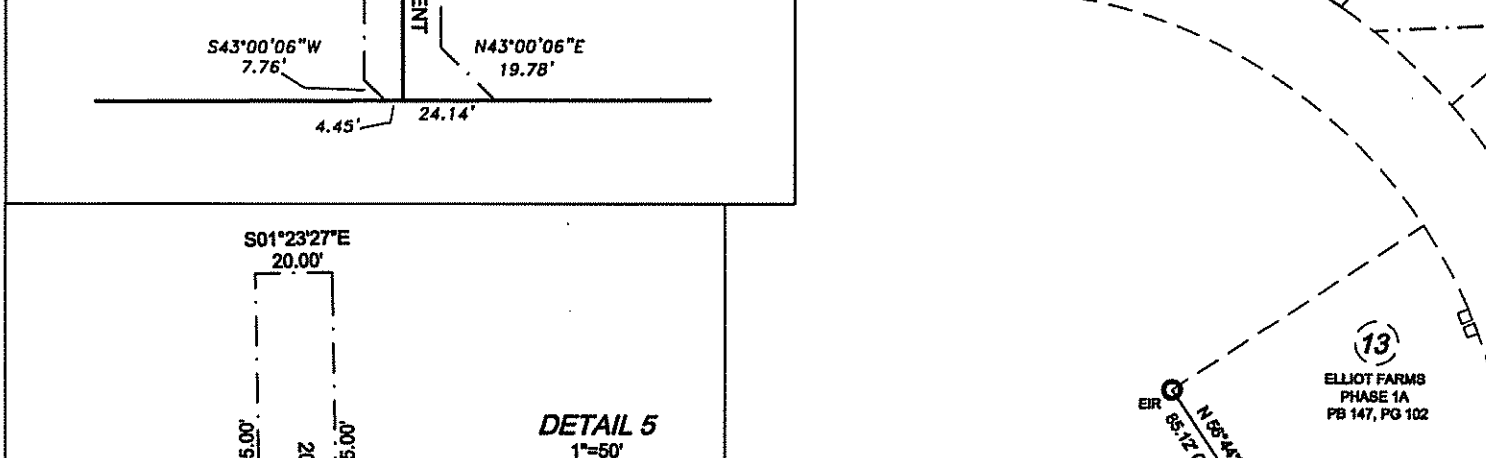
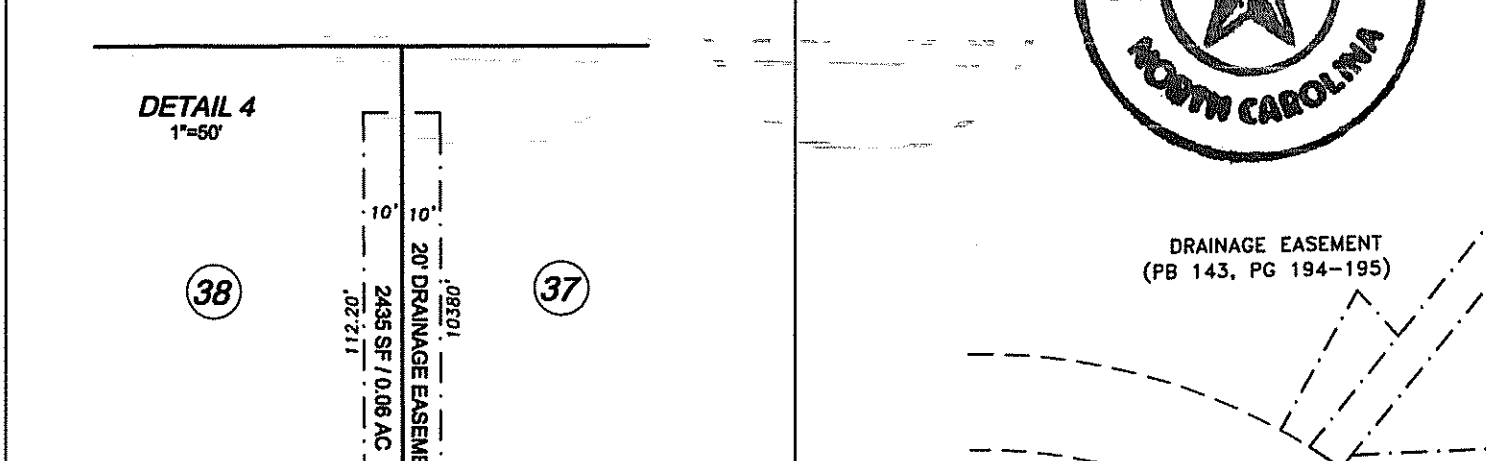
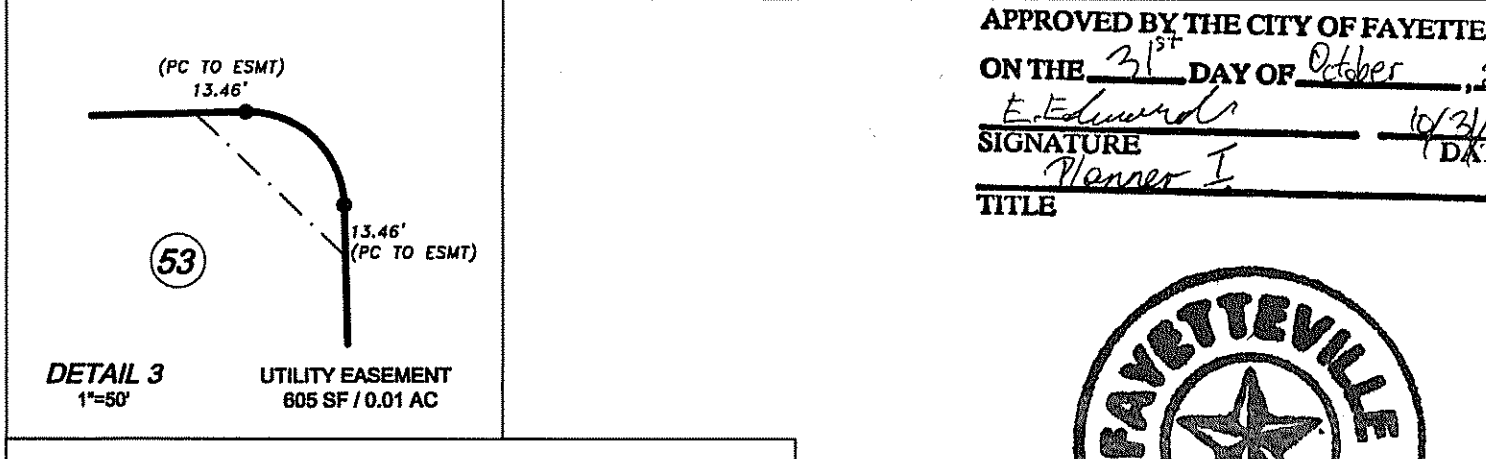
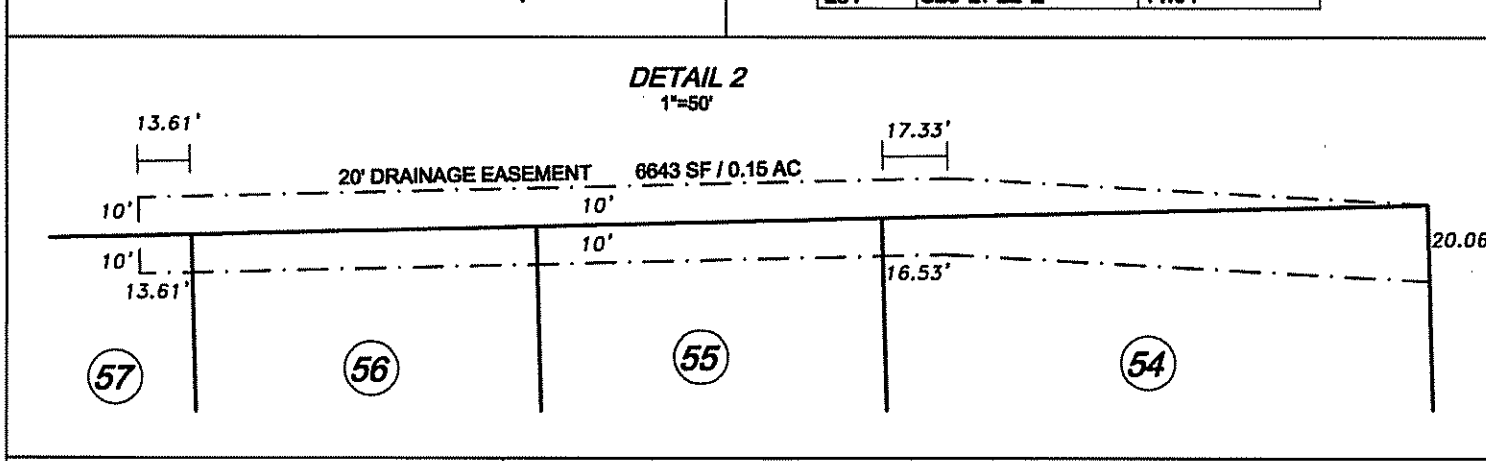
**CERTIFICATE OF SURVEY AND ACCURACY**

I, MICHAEL J. ADAMS, CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN PLAT BOOK 143, PAGE 116). THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN REFERENCES SHOWN, THAT THE RATIO OF PRECISION CALCULATED IS GREATER THAN 1:10,000; THAT THIS PLAN WAS PREPARED IN ACCORDANCE WITH G.S. 47-50 AS AMENDED BY MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND OFFICIAL SEAL THIS 26TH DAY OF AUGUST, 2022.

MICHAEL J. ADAMS  
PLS L-4491  
CFS NC-075

SEAL  
L-4491  
MICHAEL J. ADAMS  
LAND SURVEYOR

I, MICHAEL J. ADAMS, BY SIGNATURE ABOVE, ALSO HEREBY CERTIFY THAT THIS PLAN CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.



**OWNERS CONSENT**

THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT THE LAND SHOWN ON THIS PLAN IS WITHIN THE SUBDIVISION JURISDICTION OF THE CITY OF FAYETTEVILLE AND THAT THIS PLAN IS MY/OUR FREE ACT AND DEED AND I/WE DO HEREBY DEDICATE TO PUBLIC USE AS STREETS AND EASEMENTS SO SHOWN ON THIS PLAN.

BROADWELL LAND COMPANY  
BY: *Col A. Broadwell, Jr.*

**NOTARY**

NORTH CAROLINA CUMBERLAND COUNTY

I, *Ellen P. Newton*, a notary public of Cumberland County and state aforesaid, certify that *Col A. Broadwell, Jr.* subject property owner(s), personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal this 25th day of *October*, 2022.

*Ellen P. Newton*  
Notary Public

My Commission Expires *05-16-2026*

NOTARY PUBLIC  
CUMBERLAND COUNTY, N.C.

**REVIEW OFFICER**

STATE OF NORTH CAROLINA COUNTY OF CUMBERLAND

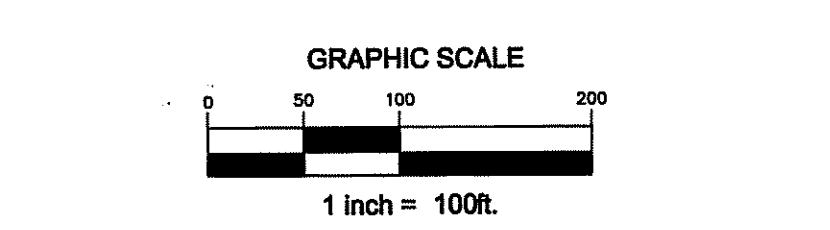
I, *Sabrina Greer*, Review Officer of Cumberland County, certify that the map on plat to which this certificate is affixed meets all statutory requirements for recording.

*Sabrina Greer*  
Review Officer

Date *10/31/22*

**NOTES**

- AREA COMPUTED BY COORDINATES.
- SET IRON PIPES ON ALL CORNERS NOT MONUMENTED.
- ALL DISTANCES ARE HORIZONTAL GROUND.
- NO NCDS MONUMENT FOUND WITHIN 2000' OF SUBJECT PROPERTY.
- NON-CONFORMING STRUCTURES HAVE NOT BEEN CREATED BY THIS SUBDIVISION PLAN.
- THERE ARE NO ENCROACHMENTS ACROSS PROPERTY LINES EXCEPT AS SHOWN ON MAP.
- SETBACKS (M/C ZONING) FRONT/SIDE CORNER - 30' SIDE - 15' REAR - 35'
- SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA PER FEMA FIRM 1720043600, DATED JANUARY 5, 2007.
- THE TOTAL ACREAGE FOR PHASE 1B IS 26.46 ACRES, WHICH INCLUDES 32 LOTS TOTALING 19.89 ACRES, THE STREETS TOTALING 5.16 ACRES AND TWO OPEN SPACES TOTALING 1.41 ACRES. THE REMAINING ACREAGE FROM TAX PIN 054225097000 IS 210.41 AC.



APPROVED BY THE CITY OF FAYETTEVILLE ON THE *25th* DAY OF *October*, 2022.

SIGNATURE *E. Edwards* DATE *10/27/22*

TITLE *Manager I*



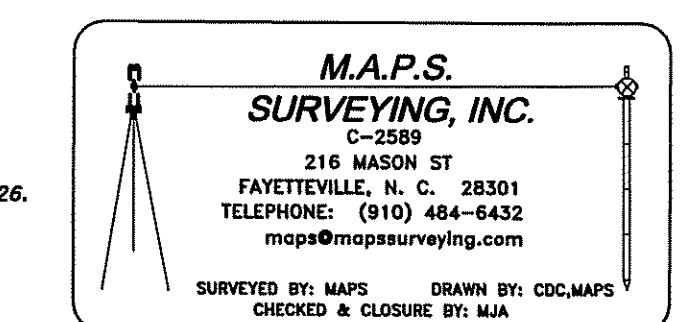
**SYMBOLS**

- DRAINAGE/UTILITY EASEMENTS
- WETLANDS
- EIR/SIP/EIP/EPPT/CP
- EPK/EMN
- ECM
- SURVEYED LINE
- TIE LINE
- LINE NOT SURVEYED (ADJOINER)
- EASEMENT LINE

**LEGEND**

- SIP - SET IRON PIPE
- EIR - EXISTING IRON REBAR/NOOD
- ECM - EXISTING CONCRETE MONUMENT
- EPPT - EXISTING IRON PIPE (PINCH TOP)
- EIP - EXISTING IRON PIPE
- EPK - EXISTING PK NAIL
- PB - PLAT BOOK
- PG - PAGE
- R/W - RIGHT OF WAY
- DB - DEED BOOK
- SF - SQUARE FEET
- AC - ACRES
- EM - EXISTING MAG NAIL
- EOP - EDGE OF PAVEMENT (ADJOINER)
- AG - ABOVE GROUND
- BG - BELOW GROUND
- PP - POWER POLE

FILED Oct 31, 2022 10:51:03 am FILED  
BOOK 00149 CUMBERLAND COUNTY NC  
PAGE 0003 THRU 0003 J. LEE WARREN JR.  
INSTRUMENT # 42896 REGISTER OF DEEDS  
RECORDING \$21.00 LC  
EXCISE TAX (None)



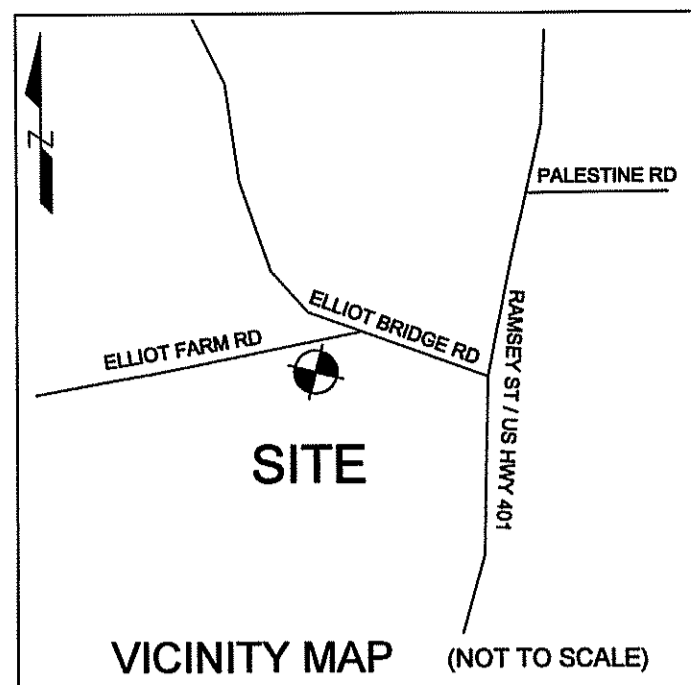
**ELLIOT FARMS**  
**PHASE 1B - LOTS 14-65**

PROPERTY OF: BROADWELL LAND COMPANY  
REFERENCES: DB 8604, PG 880; PG 143, PG 116

ADDRESS: TALL TIMBERS DRIVE  
TOWNSHIP: CARVERS CREEK  
TAX PIN: 054225097000  
COUNTY: CUMBERLAND

SCALE: 1" = 100'  
DATE: AUGUST 26, 2022  
ZONING: MUCZ  
CITY: FAYETTEVILLE, NC

1. PHASE 1A & 1C CONTAIN SCMS AND SCM EASEMENTS TO ALLOW ACCESS AND MAINTENANCE TO SCMS. SEE PB 143, PGS 194-195 & PB 144, PGS 25-26.  
2. THIS PROPERTY CONTAINS STORMWATER MANAGEMENT FACILITIES THAT MUST BE MAINTAINED ACCORDING TO THE OPERATIONS AND MAINTENANCE AGREEMENT AND PLAN RECORDED IN DEED BOOK 11588, PAGE 161 OF THE CUMBERLAND COUNTY REGISTRY.



**LINE TABLE**

LINE	BEARING	DISTANCE
L1	S 01°23'27" E	32.86'
L2	S 01°23'27" E	11.67'
L3	S 88°36'33" W	150.00'
L4	N 01°23'27" W	9.99'
L5	S 88°36'33" W	10.04'
L6	N 01°23'27" W	50.00'
L7	N 88°36'33" E	65.49'
L8	N 88°36'33" E	10.27'
L9	N 44°45'07" W	383.15'
L10	S 44°45'07" E	61.68'
L11	N 44°24'08" E	76.94'
L12	S 84°10'47" W	109.64'
L13	S 84°10'47" W	109.46'
L14	S 84°10'47" W	119.54'
L15	N 32°03'52" W	13.29'
L16	S 84°12'16" W	114.77'
L17	S 84°12'16" W	228.73'
L18	N 84°10'47" E	369.89'
L19	S 05°49'13" E	15.00'
L20	N 84°10'47" E	316.98'
L21	N 84°10'47" E	91.02'
L22	N 05°49'13" W	15.00'
L23	N 84°12'16" E	80.00'
L24	N 84°10'47" E	80.01'
L25	N 84°12'16" E	13.94'
L26	N 84°12'16" E	8.94'

**CURVE TABLE**

CURVE	ARC LENGTH	RADIUS	CHORD BEARING	CHORD LENGTH
C1	329.97'	475.00'	S 64°16'12" W	323.38'
C2	197.30'	325.00'	S 19°39'03" W	196.29'
C3	60.61'	325.00'	S 03°04'15" W	50.56'
C4	27.87'	325.00'	S 01°03'58" W	27.86'
C5	85.96'	325.00'	S 11°06'00" W	85.71'
C6	170.44'	325.00'	S 33°42'01" W	168.49'
C7	104.69'	325.00'	S 57°57'08" W	104.24'
C8	89.68'	325.00'	S 75°05'07" W	89.40'
C9	36.92'	25.00'	S 40°47'59" W	33.56'
C10	39.27'	25.00'	N 46°23'27" W	35.36'
C11	153.41'	275.00'	N 72°49'00" E	151.43'
C12	278.75'	275.00'	N 27°42'05" E	266.97'
C13	38.90'	25.00'	N 00°10'30" W	35.09'
C14	21.94'	375.00'	N 41°23'18" E	21.94'
C15	38.90'	25.00'	N 00°10'30" W	35.09'
C16	21.03'	25.00'	N 68°50'49" W	20.41'
C17	42.05'	50.00'	N 68°50'49" W	40.82'
C18	83.49'	50.00'	N 03°05'09" E	74.13'
C19	43.26'	50.00'	N 75°42'33" E	41.92'
C20	72.38'	50.00'	S 38°02'03" E	66.23'
C21	11.79'	25.00'	S 10°04'31" E	11.68'
C22	9.23'	25.00'	S 34°10'13" E	9.18'
C23	39.64'	25.00'	N 89°49'30" E	35.62'
C24	43.70'	525.00'	N 46°47'13" E	43.59'
C25	80.00'	525.00'	N 53°32'12" E	79.92'
C26	80.00'	525.00'	N 62°16'03" E	79.92'
C27	80.00'	525.00'	N 70°59'54" E	79.92'
C28	81.01'	525.00'	N 79°47'03" E	80.93'
C29	39.27'	25.00'	N 39°12'16" E	35.36'
C30	47.14'	30.00'	N 50°48'28" W	42.44'
C31	47.14'	30.00'	N 50°48'28" W	42.44'
C32	47.11'	30.00'	S 39°11'32" W	42.42'
C33	47.12'	30.00'	S 39°12'16" W	42.43'
C34	47.12'	30.00'	S 50°47'44" E	42.43'
C35	39.27'	25.00'	S 39°12'16" W	35.36'
C36	39.27'	25.00'	N 50°47'44" W	35.36'

**LEGEND**

- SP-SET IRON PIPE
- ECM-EXISTING IRON REBAR/ROD
- ECM-EXISTING CONCRETE MONUMENT
- EW-EXISTING IRON PIPE/POUCH TOP
- EPK-EXISTING IRON PIPE
- EPK-EXISTING PK NAIL
- PP-PLAT BOOK
- PG-PAGE
- RW-RIGHT OF WAY
- DR-DEED BOOK
- SS-SQUARE FEET
- AC-ACRES
- EM-EXISTING MAG NAIL
- EP-EDGE OF PAVEMENT
- AG-ABOVE GROUND
- BG-BELOW GROUND
- PP-POWER POLE

**SYMBOLS**

- - EIR/SPIE/PP/PCP
- - EIR/EM
- - ECM
- SURVEYED LINE
- - - THE LINE
- - - - LINE NOT SURVEYED (ADJOINER)
- - - - EASEMENT LINE

**CERTIFICATE OF SURVEY AND ACCURACY**

I, MICHAEL J. ADAMS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN PLAT BOOK 143, PAGE 116); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN REFERENCES SHOWN; THAT THE RATIO OF PRECISION CALCULATED IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-20 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND OFFICIAL SEAL THIS 29th DAY OF SEPTEMBER, 2021.

MICHAEL J. ADAMS  
PLS L-4491  
CFS NC-075



I, MICHAEL J. ADAMS, BY SIGNATURE ABOVE, ALSO HEREBY CERTIFY THAT THIS PLAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

**OWNERS CONSENT**

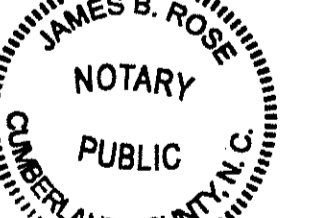
THE UNDERSIGNED HEREBY ACKNOWLEDGE THAT THE LAND SHOWN ON THIS PLAT IS WITHIN THE SUBDIVISION JURISDICTION OF THE CITY OF FAYETTEVILLE AND THAT THIS PLAT IS MY/OUR FREE ACT AND DEED AND WE DO HEREBY DEDICATE TO PUBLIC USE AS STREETS AND EASEMENTS SO SHOWN OR INDICATED ON THIS PLAT.

BROADWELL LAND COMPANY  
BY: *James B. Rose*

**NOTARY**

NORTH CAROLINA  
CUMBERLAND COUNTY  
*James B. Rose*  
Notary Public

*James B. Rose*  
Notary Public  
My Commission Expires 12/19/25

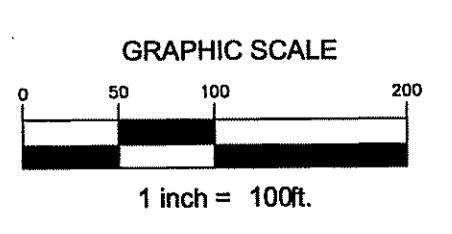


**NOTES**

1. AREA COMPUTED BY COORDINATES.
2. SET IRON PIPES ON ALL CORNERS NOT MONUMENTED.
3. ALL DISTANCES ARE HORIZONTAL GROUND.
4. NO MONUMENT FOUND WITHIN 200' OF SUBJECT PROPERTY.
5. NON-CONFORMING STRUCTURES HAVE NOT BEEN CREATED BY THIS SUBDIVISION PLAT.
6. THERE ARE NO ENCROACHMENTS ACROSS PROPERTY LINES EXCEPT AS SHOWN ON MAP.
7. SETBACKS (MUCZ ZONING)  
FRONT/GSIDE CORNER - 3'  
SIDE - 10'  
REAR - 35'
8. SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA PER FEMA FIRM 17066-0001, DATED JANUARY 3, 2007.
9. THE TOTAL ACREAGE FOR PHASE 1A IS 16.38 ACRES, WHICH INCLUDES 14 LOTS TOTALING 16.16 ACRES AND TWO OPEN SPACES TOTALING 0.22 ACRES. THE REMAINING ACREAGE FROM TAX PAR 047515081000 IS 286.27 AC.

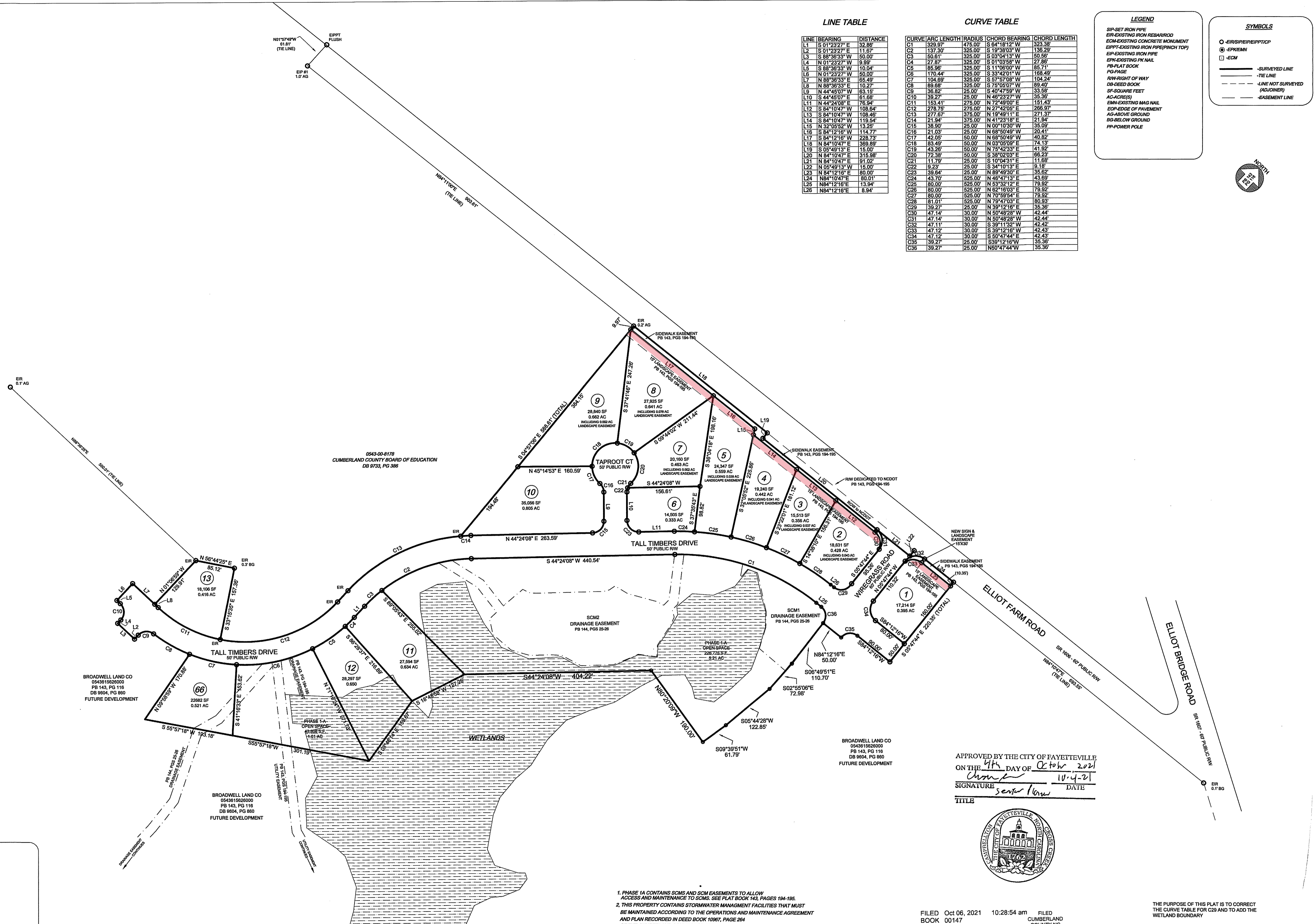
CITY OF FAYETTEVILLE  
Certificate of Approval for Recording  
Watershed Protection  
I certify that the plat shown hereon complies with the Watershed Protection Ordinance and is approved by the Public Works Commission for recording in the Register of Deeds office.  
*Heather* 10/4/21  
Watershed Officer Date

REVIEW OFFICER  
STATE OF NORTH CAROLINA  
COUNTY OF CUMBERLAND  
I, *Ann Marie* Review Officer of Cumberland County, certify that the map or plat to which this certificate is affixed meets all statutory requirements for recording.  
*Ann Marie* 10/6/21  
Review Officer Date



M.A.P.S.  
SURVEYING, INC.  
C-2589  
1401 MORGANTON ROAD  
FAYETTEVILLE, N. C. 28305  
TELEPHONE: (910) 484-6432  
maps@mappsurveying.com  
SURVEYED BY: MAPS DRAWN BY: CDC/MAPS  
CHECKED & CLOSURE BY: MJA

PLAT OF CORRECTION FOR PB 147, PG 74  
**ELLIOT FARMS**  
PHASE 1A - LOTS 1-13 & 66  
PROPERTY OF: BROADWELL LAND COMPANY  
REFERENCES: DB 9604, PG 860; PB 143, PG 116  
ADDRESS: ELLIOT FARM ROAD  
TOWNSHIP: CARVERS CREEK  
ZONING: MUCZ  
COUNTY: CUMBERLAND  
SCALE: 1" = 100'  
DATE: SEPTEMBER 21, 2021  
ZONING: MUCZ  
CITY: FAYETTEVILLE, NC



APPROVED BY THE CITY OF FAYETTEVILLE  
ON THE 4th DAY OF October 2021  
Signature: *Charm*  
Signature: *Senior Now*  
DATE: 10-4-21



THE PURPOSE OF THIS PLAT IS TO CORRECT THE CURVE TABLE FOR C29 AND TO ADD THE WETLAND BOUNDARY

FILED Oct 06, 2021 10:28:54 am FILED  
BOOK 00147 CUMBERLAND  
PAGE 0102 THRU 0102 COUNTY NC  
INSTRUMENT # 46690 J. LEE WARREN JR.  
RECORDING \$21.00 REGISTER  
EXCISE TAX (None) OF DEEDS  
CRE