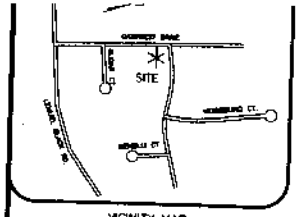

On this 19th day of September, 2016, personally appeared before me, the said Shawn T. Rumberger to me known and known to me to be the person described in and who executed the foregoing instrument and he/she acknowledged he/she executed the same and being duly sworn by me, made oath that the statements in the foregoing instrument are true.

Witness my hand and official seal this the 19th day of September 20 16

(Official Seal)

Amanda M Turner
Official Signature of Notary

Amanda M Turner, Notary Public
Notary's printed or typed name

My commission expires: 02-04-2020

this signature was not in previous map they added it and brought us new recorded 1/2" NIP FLUSH 9.22.16 djauen

I, Shawn T. Rumberger, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed descriptions recorded in Book 3401, page 492 and Book 3388, page 771); that the boundaries surveyed are clearly indicated as drawn from information found in Map Book 2008, page 878; that the ratio of precision as calculated is 1:12,353; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 19th day of Aug., A.D., 2016.

Surveyor

Shawn T. Rumberger

Reg. No. L-4909

NORTH CAROLINA PROFESSIONAL SEAL L4909 LAND SURVEYOR SHAWN T. RUMBERGER

9-12-16

Owner Certificate

I, the undersigned, being the owner of all affected parcels of land shown on this plat, do hereby certify that I am the owner of the property shown and described hereon, which is located in the Planning Jurisdiction of Harnett County, and that I hereby agree to the restrictions as shown

Owner 9/13/16 Date

Owner 9/13/16 Date

I, Sheila K. Bennett Review Officer of Harnett County, NC certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Review Officer: Sheila K Bennett

Date: 9-22-16

LEGEND

EIP = EXISTING IRON PIPE
EIR = EXISTING IRON ROD
NIR = NEW IRON ROD
R/W = RIGHT OF WAY
PP = ELECTRIC POWER POLE
⊕ = CORNER FOUND OR SET
Δ = CALCULATED POINT
⊕ = NGS MONUMENT

NOTES:

I CERTIFY THAT THIS PLAT IS THE FOLLOWING TYPE: G.S. 47-30 (f)(11)(a)(i.) THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

FLOOD NOTE:

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.

AREA TABLE		
LOT	OLD AREA	NEW COMBINED AREA
40	15,433 SQ.FT.	30,600 SQ.FT.
41	15,167 SQ.FT.	

PRESENTED FOR REGISTRATION IN THE OFFICE OF THE REGISTER OF DEEDS FOR Harnett COUNTY, NORTH CAROLINA ON THE 22 DAY OF September 2016 AT 8:10 O'CLOCK AM AND RECORDED IN SAID OFFICE IN PLAT BOOK 2016 PAGE 284

Kimberly S. Hargrove
REGISTER OF DEEDS

AREAS OF LOT 40 AND LOT 41 INTO ONE COMBINED LOT THAT BEING LOT 41R.

16-5-38167RR

REMINGTON HILL DR
50' PUBLIC R/W

N 86°18'35" W 126.84'

3/8"EIR (FLUSH)

GATEWEST DRIVE
50' PUBLIC R/W

N 07°29'55" E 81.61'

3/8"EIR (FLUSH) CONTROL CORNER

N 07°29'55" E 100.00'

3/8"EIR (2" BELOW) CONTROL CORNER

N E

THE LINE SHOWN IS BOUNDARY

1 INTERSECTION OF GATEWEST DRIVE & LEMUEL BLACK ROAD

40
15,433 S.F.
0.35 AC.

S 07°31'46" W 102.50'

N/F
DANIEL & RUTH LOWERY
DB 2579, PG 0228

LINE TO BE REMOVED

NEW LOT
41R
30,600 S.F.
0.70 AC.

41
15,167 S.F.
0.35 AC.

S 07°31'46" W 102.50'

This division of property is exempt from the subdivision regulations within the Harnett County Unified Development Ordinance.
Subdivision Administrator 9-13-16 Date

N/F
NORTHEAST LANE DEVELOPMENT LLC
DB 3419, PG 0563

150.11'

3/8"EIR (BENT)

N/F
& MELISSA
SSEGGER
9, PG 0816

NORTH REFERENCE PB 2008, PG 878

GRAPHIC SCALE
10 0 20 40 80
1 INCH = 20 FEET

CURVE TABLE				
CURVE	BEARING	CHORD	RADIUS	ARC
C1	S 59°25'49" W	34.16'	25.00'	37.61'

MINIMUM SETBACK REQUIREMENTS:

FRONT = 35'
SIDE = 10'
REAR = 25'
CORNER = 20'

ZONE: RA-20R

ECLS GLOBAL
U.S. VETERAN-OWNED

REVISIONS:

HARNETT COUNTY PROJECT

SURVEY BY:

RECOMBINATION SURVEY
FOR
GARY ROBINSON HOMES
102 GATEWEST DRIVE, BUNNLEVEL
ANDERSON CREEK TWP., HARNETT CO., N.C.

PROJ. NO. 16-08
FILENAME GATE WEST
DRAWN BY APS/AMW
SCALE 1"=20'
DATE 8-19-16