REFERENCE:
DEED BOOK 3620, PAGE 523
PLAT BOOK 2000, PAGE 510
HARNETT COUNTY REGISTRY

RATIO OF PRECISION = 1:5,000+

ACREAGE DETERMINED BY
COORDINATE METHOD

UNLESS OTHERWISE DENOTED:
EIS = EXISTING IRON STAKE
EIP = EXISTING IRON PIPE
ECM = EXISTING CONCRETE MONUMENT
CGP = EXISTING COTTON GIN PIN
EA = EXISTING AXLE
NIP = NEW IRON PIPE
NIS = NEW IRON STAKE
NM = NEW MAG NAIL
EM = EXISTING MAG NAIL
EPK = EXISTING PK NAIL
CP = CALCULATED POINT
#AG = (#) INCHES ABOVE GRADE
#BG = (#) INCHES BELOW GRADE
FL = FLUSH WITH GRADE
CL = CENTERLINE
EOP = EDGE OF PAVEMENT
R/W = RIGHT-OF-WAY
⊖ = UTILITY POLE

NC GRID NORTH (NAD83/2011)

PARCEL PINS: 0525-13-0034.000,
0525-12-0958.000, 0525-12-0994.000,
0525-12-1910.000, 0525-12-1856.000,
0525-12-1871.000, 0525-11-6037.000,
0525-12-5322.000, 0525-21-8356.000

ZONING: RA-20R

OWNERS ADDRESS:
TIMOTHY ROWE
136 DONNAS LANE
SPRING LAKE, NC 28390

PROPERTY ADDRESS:
335 BILL SHAW ROAD
SPRING LAKE, NC 28390

BUILDING SETBACKS:
FRONT = 35'
SIDE = 10'
SIDE CORNER = 20'
REAR = 25'

Special Flood Hazard Area exists (100yr, AE zone)
•DFIRM 3720518E
•Panel 0524 effective 10/3/2006

CERTIFICATE OF OWNERSHIP AND DEDICATION

I, Timothy B. Rowe, HEREBY CERTIFY THAT I AM THE OWNER OR AGENT OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF HARNETT COUNTY, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAN OF RECOMBINATION WITH MY FREE CONSENT AND ESTABLISH MINIMUM BUILDING SETBACK LINES.

Timothy B. Rowe — Sept-19-2019
OWNER — DATE

2019014641

I, JOHN G. MATTHEWS, CERTIFY THAT THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXEMPTION OR EXCEPTION TO THE DEFINITION OF SUBDIVISION.

I, JOHN G. MATTHEWS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 3620, PAGE 523, HARNETT COUNTY REGISTRY); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK 3620, PAGE 523, HARNETT COUNTY REGISTRY; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:5,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THE 16th DAY OF SEPTEMBER, A.D., 2019.

PROFESSIONAL LAND SURVEYOR, L-5020

NORTH CAROLINA PROFESSIONAL SEAL L-5020 LAND SURVEYOR JOHN G. MATTHEWS

NORTH CAROLINA
HARNETT COUNTY
THIS MAP/PLAT WAS PRESENTED FOR REGISTRATION AND RECORDED IN THIS OFFICE OF MAP NUMBER 2019 - 346
THIS 7th DAY OF Oct A.D. 12:10 O'CLOCK PM
KIMBERLY S. HARGROVE
REGISTER OF DEEDS
BY: Clinton
ASST./DEPUTY REGISTER OF DEEDS

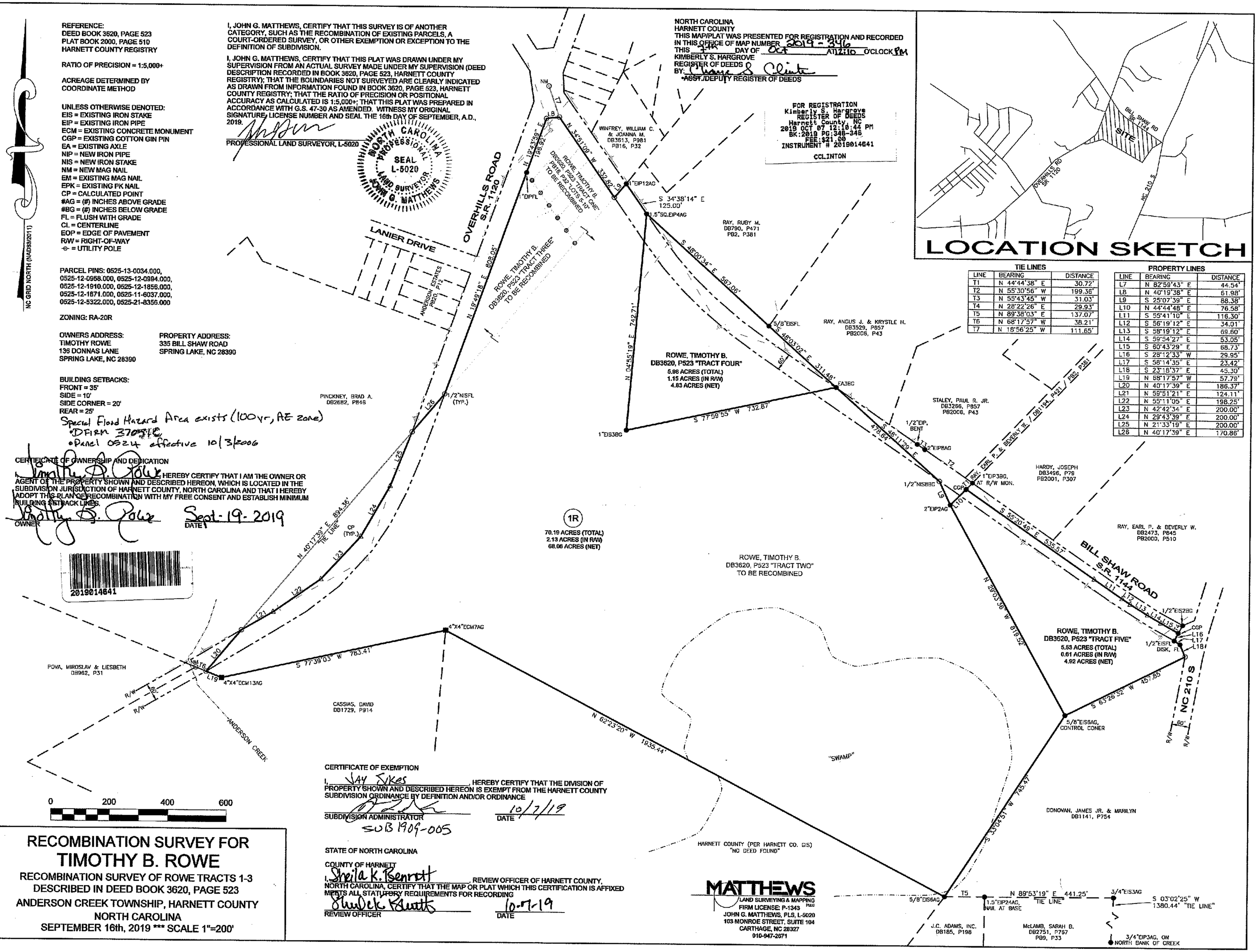
FOR REGISTRATION
Kimberly S. Hargrove
REGISTER OF DEEDS
Harnett County, NC
2019 OCT 07 12:10:44 PM
BK:2019 PG:346-346
FEE:$21.00
INSTRUMENT # 2019014641
CCLINTON

TIE LINES

LINE	BEARING	DISTANCE
T1	N 44°44'38" E	30.72'
T2	N 55°30'56" W	199.36'
T3	N 55°43'45" W	31.03'
T4	N 28°22'26" E	29.93'
T5	N 89°38'03" E	137.07'
T6	N 68°17'57" W	38.21'
T7	N 18°56'25" W	111.65'

PROPERTY LINES

LINE	BEARING	DISTANCE
L7	N 82°59'43" E	44.54'
L8	N 40°19'38" E	61.98'
L9	S 25°07'39" E	88.38'
L10	N 44°44'48" E	76.58'
L11	S 55°41'10" E	116.30'
L12	S 56°19'12" E	34.01'
L13	S 58°19'12" E	69.60'
L14	S 59°54'27" E	53.05'
L15	S 60°43'29" E	68.73'
L16	S 28°12'33" W	29.95'
L17	S 56°14'35" E	23.42'
L18	S 23°18'37" E	45.30'
L19	N 68°17'57" W	57.79'
L20	N 40°17'39" E	186.37'
L21	N 59°51'21" E	124.11'
L22	N 55°11'05" E	198.25'
L23	N 42°42'34" E	200.00'
L24	N 29°43'39" E	200.00'
L25	N 21°33'19" E	200.00'
L26	N 40°17'39" E	170.86'



0 200 400 600

CERTIFICATE OF EXEMPTION

I, Jay Sykes, HEREBY CERTIFY THAT THE DIVISION OF PROPERTY SHOWN AND DESCRIBED HEREON IS EXEMPT FROM THE HARNETT COUNTY SUBDIVISION ORDINANCE BY DEFINITION AND/OR ORDINANCE

SUBDIVISION ADMINISTRATOR — DATE 10/7/19

SUB 1909-005

STATE OF NORTH CAROLINA

COUNTY OF HARNETT

I, Sheila K. Bennett, REVIEW OFFICER OF HARNETT COUNTY, NORTH CAROLINA, CERTIFY THAT THE MAP OR PLAT WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING

REVIEW OFFICER — DATE 10-7-19

MATTHEWS
LAND SURVEYING & MAPPING PLLC
FIRM LICENSE: P-1343
JOHN G. MATTHEWS, PLS, L-5020
103 MONROE STREET, SUITE 104
CARTHAGE, NC 28327
910-947-2671

RECOMBINATION SURVEY FOR
TIMOTHY B. ROWE

RECOMBINATION SURVEY OF ROWE TRACTS 1-3
DESCRIBED IN DEED BOOK 3620, PAGE 523
ANDERSON CREEK TOWNSHIP, HARNETT COUNTY
NORTH CAROLINA
SEPTEMBER 16th, 2019 *** SCALE 1"=200'