

GENERAL NOTES:

1. AREA MEASUREMENTS CALCULATED BY COORDINATE METHOD UNLESS STATED OTHERWISE.
2. ALL MEASUREMENTS ARE HORIZONTAL, ROUND MEASUREMENTS, U.S. SURVEY FEET UNLESS STATED OTHERWISE.
3. EXISTING MONUMENTATION WAS FOUND AT PROPERTY CORNERS AS SHOWN HEREON.
4. NO NC GEODETIC MONUMENTS WERE FOUND AND/OR RECOVERED WITHIN 2,000 FT OF THE SITE.
5. NO TITLE SEARCH HAS BEEN CONDUCTED ON THIS PROPERTY BY THIS OFFICE. NO RESPONSIBILITY IS ASSUMED BY THIS SURVEYOR FOR ANY CONDITIONS THAT MAY EXIST BUT ARE UNKNOWN OR REFERENCED HEREON.
6. THE EXISTENCE OF UTILITIES MAY IMPLY THE EXISTENCE OF EASEMENTS OF RECORD.
7. THE NORTH CAROLINA STATE PLANE COORDINATES FOR THIS SURVEY WERE REALIZED WITH A SURVEY GRADE TOPCON HYBRID SYSTEM INCLUDING A HP4 SR RECEIVER AND ROBOTIC TOTAL STATION.
8. HORIZONTAL AND VERTICAL POSITIONS ARE REFERENCED TO NORTH CAROLINA GEODETIC SURVEY (NGS) VIRTUAL REFERENCE STATION (VRS).
9. HORIZONTAL POSITIONAL DATA WERE OBTAINED BY REAL TIME KINEMATIC AND ROBOTIC OBSERVATIONS WITH 0.05" AVERAGE POSITIONAL ACCURACY.
10. VERTICAL POSITIONAL DATA WERE OBTAINED BY ROBOTIC SYSTEM WITH 0.05" AVERAGE POSITIONAL ACCURACY.

CERTIFICATE OF FLOODWAY INFORMATION:

PROPERTY SHOWN HEREON IS NOT LOCATED IN A FEMA DESIGNATED FLOOD ZONE "AE".

FLOOD HAZARD MAP NUMBER 3720152800K ZONE X, JOHNSTON COUNTY
EFFECTIVE DATE: OCT 3, 2006QID: 370504
PANEL: 1528

PROFESSIONAL LAND SURVEYOR

DATE

CERTIFICATE OF SURVEY ACCURACY:

I, JASON E. GODWIN, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK 6347, PAGE 111); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN(DASHED) LINES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH N.C.G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS

DAY OF _____ A.D., 2024

JASON E. GODWIN
NUMBERL-5080
LICENSE

I, JASON E. GODWIN, PROFESSIONAL LAND SURVEYOR NO. L-5080, CERTIFY TO ONE OR MORE THE FOLLOWING AS INDICATED THUS X OR:

____A. THAT THIS PLAT IS OF A SURVEY THAT CREATED A SUBDIVISION OF LAND WITHIN THE AREA OF THE COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

____B. THAT THIS PLAT IS OF SURVEY THAT IS LOCATED IN SUCH PORTION OF A COUNTY THAT REGULATES PARCELS OF LAND.

____C. ANY ONE OF THE FOLLOWING:

- ☒ (1) THAT THE FOLLOWING IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE OF EXISTING STREET.
- ☐ (2) THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS WATERCOURSE; OR
- ☐ (3) THAT THIS SURVEY IS A CONTROL SURVEY.

____D. THAT THIS PLAT IS OF A SURVEY OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

____E. THAT THE INFORMATION AVAILABLE TO THIS SURVEY IS SUCH THAT I AM UNABLE TO MAKE A DETERMINATION TO THE BEST OF MY PROFESSIONAL ABILITY AS TO PROVISIONS CONTAINED IN (A) THROUGH (D) ABOVE.

JASON E. GODWIN, PROFESSIONAL LAND SURVEYOR

LICENSE NO. L-5080

SURVEYOR'S DECLARATION TO WHOM IT MAY CONCERN:

THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED. A NORTH CAROLINA LICENSED ATTORNEY AT LAW SHOULD BE CONSULTED CONCERNING CORRECT OWNERSHIP, WIDTH, AND LOCATIONS OF EASEMENTS, ANY CEMETERIES OR FAMILY BURYING GROUNDS NOT SHOWN ON RECORDED MAPS OR DEEDS MADE AVAILABLE TO THE SURVEYOR BY PRESENT OWNERS AT THE TIME OF THIS SURVEY AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION. NO RESPONSIBILITY OF ANY NATURE IS ASSUMED BY THE SURVEYOR FOR ANY CONDITIONS WHICH MAY PRESENTLY EXIST BUT ARE UNKNOWN SUCH AS: CEMETERIES, FAMILY BURYING GROUNDS, TOXIC OR HAZARDOUS WASTE MATERIAL, ETC.

STATE OF NORTH CAROLINA, COUNTY OF HARNETTTHIS PLAT IS EXEMPT FROM SUBDIVISION REGULATION WITHIN
JOHNSTON COUNTY PLANNING JURISDICTION.

SUBDIVISION ADMINISTRATOR

DATE

REFERENCES:

1. DEED BOOK 2239, PAGE 630
2. DEED BOOK 3888, PAGE 677
3. DEED BOOK 2239, PAGE 639
4. DEED BOOK 2456, PAGE 302
5. PLAT BOOK 2007, PAGE 554
6. PLAT BOOK 2003, PAGE 639
7. OTHERS REFERENCED HEREON

REGISTER OF DEEDS CERTIFICATE:

STATE OF NORTH CAROLINA, COUNTY OF HARNETT
FILED FOR REGISTRATION AT _____, 2024 IN THE REGISTEROF DEEDS OFFICE.
RECORDED IN PLAT BOOK _____, PAGE _____

REGISTER OF DEEDS

BY: _____

CERTIFICATE OF REVIEW OFFICER:

STATE OF NORTH CAROLINA, TOWN OF ERWINREVIEW OFFICER OF ERWIN, CERTIFY THAT
THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED
MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER

DATE

CERTIFICATION OF OWNERSHIP, DEDICATION, AND JURISDICTION:

I (We) herby certify that I am (we are) the owners or agent of the property shown and described hereon which is located in the subdivision regulation jurisdiction of Harnett County, N.C. and that I (we) adopt this plan of subdivision with my (our) free consent, establish the minimum building setback lines as noted, and dedicate all streets, rights-of-way, and easements to public or private use as noted. I (We) further acknowledge that I (we), nor any subsequent owners, CAN NOT use the minor subdivision provision within 3-years on this property or any other property located within 1,500 feet of the boundaries of this property.

Date

Signature of Owner or Agent

CHICORA CLUB DR
65' PUBLIC R/WEIS 1/2"-2" BG-BENT
N: 564440.022'
E: 2094973.403'EIS 1/2"-3" BG
N: 564404.299'
E: 2095092.944'CHICORA CLUB DR
65' PUBLIC R/WN 38°17'17" E
67.84'CP
N: 564378.205'
E: 2094915.146'EIS 1/2"-1" AG
N: 564324.957'
E: 2094873.111'JOHN R. WIGGINS &
JENNIFER WIGGINS
PIN: 0596-44-8292
DEED BOOK: 2456 PAGE 302
PLAT BOOK: 2007 PAGE 554
ZONED: R-15OWNER: CHICORA II LLC
495 CHICORA CLUB DR
DUNN, NC 28334PARCEL INFORMATION:
NC PIN: 0596-44-9374
DEED BOOK 2239, PAGE 630
PLAT BOOK 2007 PAGE 554
24,533.92 SQFT; 0.56 AC
ZONED: R-15PROPOSED USE: #1; ADJACENT USE: #1
NO LANDSCAPE BUFFER REQUIRED AS PER
ERWIN UDO SEC 36-436.9CRYSTAL B. CAMPBELL
PIN: 0596-54-1340
DEED BOOK: 3888 PAGE 677
PLAT BOOK: 2007 PAGE 554
ZONED: R-15EIS 1/2"-6" BG
N: 564260.257'
E: 2095047.342'EIS 1/2"-4" BG
N: 564246.172'
E: 2095036.130'CHICORA II LLC
PIN: 0596-52-4834
DEED BOOK: 2239 PAGE 630
PLAT BOOK: 2003 PAGE 639
ZONED: R-15

SYMBOL LEGEND

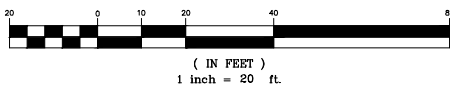
€	CENTERLINE
⊗	EXISTING SEWER MANHOLE
⊗	SANITARY SEWER LATERAL
⊗	EXISTING FIRE HYDRANT
□	EX. STORM STRUCTURE
⊗	WATER BLOW OFF
⊗	WATER METER
⊗	WATER VALVE & BOX
⊗	EXISTING WELL
⊗	UTILITY POLE
⊗	AREA LIGHT/POLE
⊗	GUY WIRE
⊗	PK NAIL (EX. OR SET)
⊗	R/W MONUMENT

SURVEY LEGEND:

AG	ABOVE GROUND
AL	AREA LIGHT
AX	AXLE IRON
BG	BELOW GROUND
BO	BOLLARD
CB	CATCH BASIN
CO	CLEAN OUT
CP	COMPUTED POINT
C/L	CENTERLINE
CMP	CORRUGATED PLASTIC PIPE
ECM	CORRUGATED METAL PIPE
EIP	EXISTING CONCRETE MONUMENT
EIP	EXISTING IRON PIPE
EIP	EXISTING IRON PIPE GRIMP
EIP	EXISTING IRON PIPE DISTURBED
EIS	EXISTING IRON STAKE
EIS	EXISTING IRON STAKE DISTURBED
ECS	EXISTING COTTON SPINDLE
ERRS	EXISTING RAILROAD SPIKE
EKN	EXISTING PK NAIL
FWG	FLUSH WITH GROUND
FI	FIRE HYDRANT
GV	GAS VALVE
GP	GUY POLE
ISS	IRONS STAKE SET
IPS	IRON PIPE SET
SPKN	SET PK NAIL
SSMH	SANITARY SEWER MAN HOLE
TP	TELEPHONE PEDESTAL
TB	TRAFFIC BOX
R/W	RIGHT-OF-WAY
ROW	RIGHT-OF-WAY MONUMENT
UP	UTILITY POLE
OHPL	OVERHEAD POWERLINE
WM	WATER METER
WV	WATER VALVE
F	FOUND
PWMT	PAVEMENT
PVC	POLYVINYL CHLORIDE PIPE
W	WATER
AC	ACRES
SQ FT	SQUARE FEET
MON	MONUMENT

---	LINES SURVEYED
---	LINES ADJOINING (NOT SURVEYED)
---	RIGHT OF WAY
---	CENTERLINE ROADWAY

GRAPHIC SCALE

**Enoch**
Engineers, P.A.
& PROFESSIONAL LAND SURVEYORS1403 NC Highway 50 South • Benson, NC 27504
Phone: (919) 894-7765 Fax: (919) 894-8190
Firm License: C-2061FOUNDATION SURVEY FOR
251 CHICORA CLUB DRLOCATION:
CHICORA CLUB DR
DUNN, NC 28334TOWNSHIP: DUKE
COUNTY: HARNETTPROPERTY OWNER(S):
CHICORA CLUB DR
DUNN, NC 28334

SURVEYED BY: M

SCALE: 1" = 20'

EE PROJECT: -

SURV. DATE: JAN 2, 2024

DRAWN BY: EE, PA

SHEET: 1 OF 1