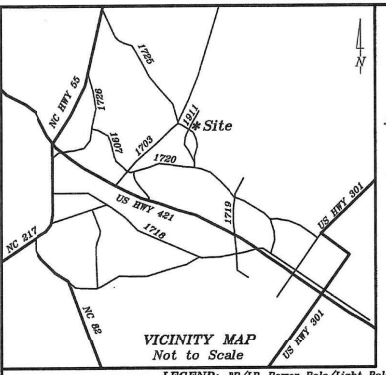


VICINITY MAP
Not to Scale

LEGEND:

	Lines Surveyed	PP/LP	Power Pole/Light Pole
	Lines Not Surveyed	OHE	Overhead Electric Lines
	Tie or Adjoining Lines	FH	Fire Hydrant
	Right of Way Lines	TP	Telephone Pedestal
EIP/EIS	Existing Iron Pipe or Stake	WM	Water Meter
ECM	Existing Concrete Monument	Esmt.	Easement
EPK	Existing P.K. Nail	R/W	Right-of-Way
EMN	Existing MAG Nail	C/L	Centerline
MNS	MAG Nail Set	PC	Plat Cabinet
ISS	Iron Stake Set (5/8" Rebar)	DB	Deed Book
CSS	Cotton Spindle Set	PB	Plat Book
ECS	Existing Cotton Spindle	BM	Book of Maps
RRS	Railroad Spike	PIN	Parcel Identifier Number
ELS	Existing Lightwood Stake	Ac.	Acres
AG	At Existing Grade	Sq. Ft.	square feet
AFG	Above Finished Grade	CP	Computed Point
BFG	Below Finished Grade	[ ]	Street Address

N.C.G.S. North Carolina Geodetic Survey
NAD 27 North American Datum of 1927
NAD 83 North American Datum of 1983

NOTES:
* Iron Stakes set at all property corners unless noted otherwise.
* Areas determined by coordinate method.
* All distances/dimensions are Horizontal ground distances unless otherwise indicated.

I, Thomas Lester Stancil, certify that this plat was drawn under my supervision from (an actual survey made under my supervision) (deed description recorded in Book See , Page Ref. , etc.) (other); that the boundaries not surveyed are shown clearly indicated as drawn from information found in references as shown hereon; that the ratio of precision as calculated is 1:10000+; that this plat was prepared in accordance with G.S. 47-30 as amended.
Witness my original signature, registration number and seal this the the 8th day of May , A.D. 2023.

NORTH CAROLINA PROFESSIONAL SEAL L-1512 LAND SURVEYOR Thomas Lester Stancil

Surveyor

L-1512
License Number

I hereby certify that this survey is of another category, such as the combining or recombination of existing parcels, a court ordered survey or other exception to the definition of subdivision.

Thomas Lester Stancil, P.L.S.

State of North Carolina
County of Harnett

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

Review Officer — Date 6-23-23

Combination or Recombination Certificate

I certify to the best of my ability I have determined that this plat or map is exempt from the Town of Erwin Subdivision Ordinance because it is a combination or recombination of previously platted lots where the total number of lots is not increased and the resultant lots are equal to or exceed the standards of the Town of Erwin's Subdivision Ordinance, therefore, NO APPROVAL IS REQUIRED.

Town of Erwin Planning Director — Date 6/23/2023

Instrument # 2023012033
Recorded: 06/23/2023 02:32:18 PM
Fee Amt: $21.00 Page 1 of 1
Harnett County, North Carolina
Matthew S. Willis, Register of Deeds
BK 2023 PG 293 - 293 (1)

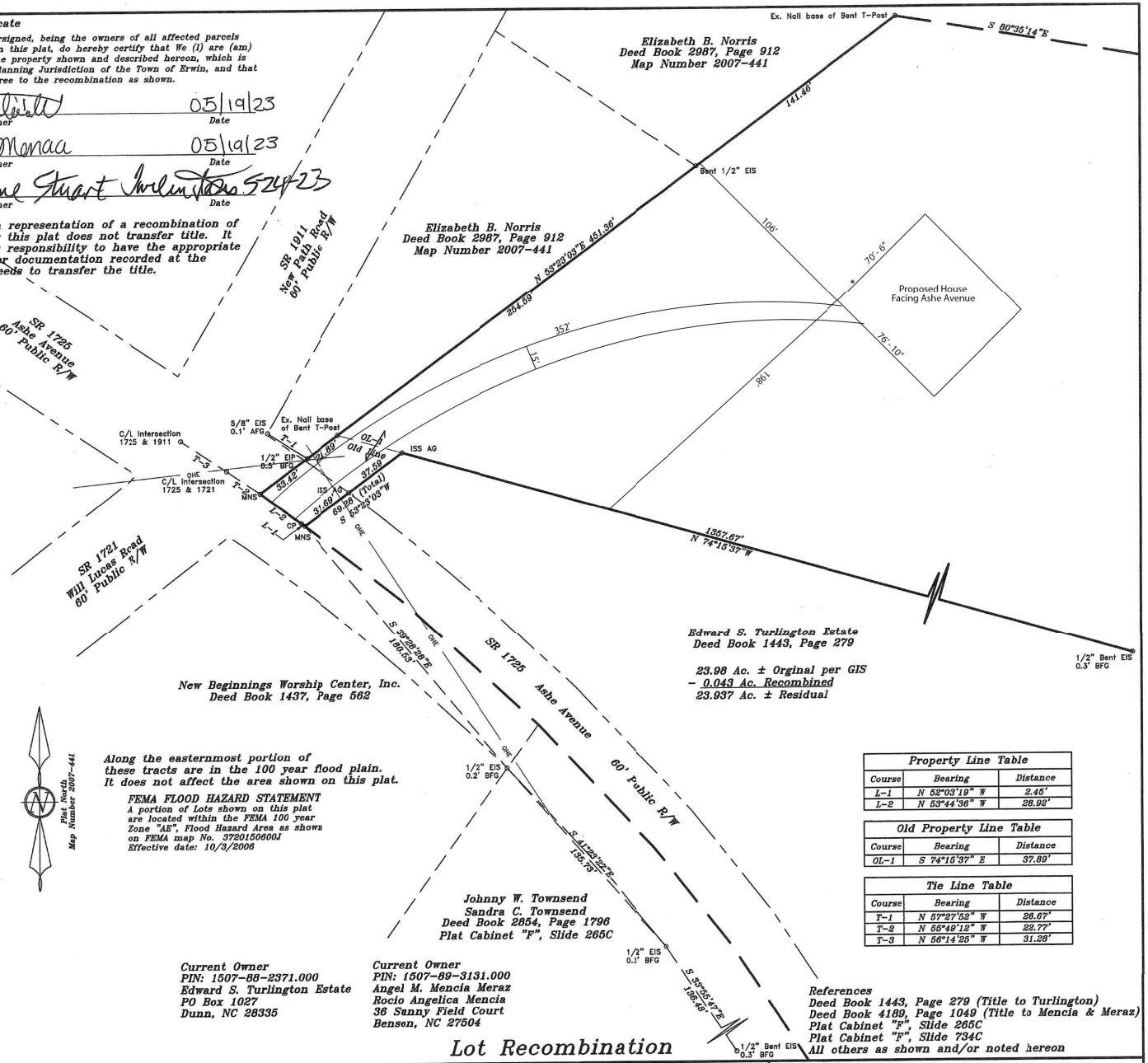
RECORDED IN HARNETT COUNTY, MAP NUMBER 2023 - 293

Owner Certificate

We (I), the undersigned, being the owners of all affected parcels of land shown on this plat, do hereby certify that We (I) are (am) the owners of the property shown and described hereon, which is located in the Planning Jurisdiction of the Town of Erwin, and that We (I) hereby agree to the recombination as shown.

Signature of Owner — Date 05/19/23
Signature of Owner — Date 05/19/23
Signature of Owner — Date 5-24-23

This plat is a representation of a recombination of land, however this plat does not transfer title. It is the owners responsibility to have the appropriate deeds or other documentation recorded at the Register of Deeds to transfer the title.



Along the easternmost portion of these tracts are in the 100 year flood plain. It does not affect the area shown on this plat.

FEMA FLOOD HAZARD STATEMENT
A portion of Lots shown on this plat are located within the FEMA 100 year Zone "AE", Flood Hazard Area as shown on FEMA map No. 3720150600J
Effective date: 10/3/2006

Property Line Table

Course	Bearing	Distance
L-1	N 52°03'19" W	2.45'
L-2	N 53°44'36" W	26.92'

Old Property Line Table

Course	Bearing	Distance
OL-1	S 74°15'37" E	37.89'

Tie Line Table

Course	Bearing	Distance
T-1	N 57°27'52" W	26.67'
T-2	N 55°49'12" W	22.77'
T-3	N 56°14'25" W	31.28'

Current Owner
PIN: 1507-88-2371.000
Edward S. Turlington Estate
PO Box 1027
Dunn, NC 28335

Current Owner
PIN: 1507-89-3131.000
Angel M. Mencia Meraz
Rocio Angelica Mencia
36 Sunny Field Court
Benson, NC 27504

References
Deed Book 1443, Page 279 (Title to Turlington)
Deed Book 4189, Page 1049 (Title to Mencia & Meraz)
Plat Cabinet "F", Slide 265C
Plat Cabinet "F", Slide 734C
All others as shown and/or noted hereon

Lot Recombination

Revisions:

20 0 40
Horizontal Scale

Surveyed and Mapped for:
Angel M. Mencia Meraz
Rocio Angelica Mencia
36 Sunny Field Court Benson, NC 27504

TOWN: ERWIN	TOWNSHIP: AVERSBORO	COUNTY: HARNETT
STATE: NORTH CAROLINA	PID: 021507 0049 & 021507 0045	
ZONE: RD	PIN: 1507-88-2371.000 & 1507-89-3131.000	

STANCIL & ASSOCIATES,
Professional Land Surveyor, P.A. C-0831
98 East Depot Street, P. O. Box 730, Angier, N.C. 27501
Phone: 919-639-2133 Fax: 919-639-2602

DATE: 5-8-2023	SURVEYED BY: TPP	FIELD BOOK LHA1355.cgr
SCALE: 1" = 40'	DRAWN BY: PAN	DRAWING FILE NO.
CHECKED & CLOSURE BY: ✓		LHA-1355