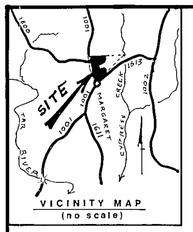
P2E-3
Slide
25-E



TOTAL AREA IN PHASE I = 86.4 ACRES
(ALL AREA DATA BY DMD METHOD)

I (we) hereby certify that I am (we are) the owner(s) of the property shown and described hereon which was conveyed to me (us) by deed recorded in Book 852, Page 518, and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building lines, and dedicate all streets, alleys, walks, parks, drainageways, and other open spaces to public or private use as noted. Further, I (we) certify that the land as shown hereon is within the subdivision regulations jurisdiction of Franklin County.

PATHFINDERS DEVELOPMENT, INC
Thomas N. Spivey (PRES)
Owner(s)

July 16, 1985
Date

I hereby certify that this subdivision, entitled CYPRESS SPRINGS, is generally suitable for the use of individual septic tank systems and individual water supplies. However, this certification does not constitute "blanket approval" of all lots in the subdivision and is issued subject to the approval of each individual lot by the Franklin County Health Department and the issuance of an improvements permit for each lot as required by the General Statute of North Carolina. Any artificial drainage measures installed or proposed for installation in this subdivision to control water table must be properly maintained. Lots must be properly landscaped to control surface water in order to decrease the chances of septic tank system malfunctions.

A. L. Peoples
Franklin County Health Director
or
Authorized Representative

7/16/86
Date

I hereby certify that the subdivision as depicted hereon has been granted final approval pursuant to the Franklin County Subdivision Regulations.

Wilton W. Smith
Chairman, Franklin County Planning Board

8-12-86
Date

I hereby certify that streets, utilities, and other improvements have been installed in an acceptable manner and according to County specifications in the subdivision entitled CYPRESS SPRINGS or that a security bond or irrevocable letter of credit in the amount of $_____ has been posted with Franklin County to ensure the installation thereof.

Jack W. Duff
County Manager

8-13-86
Date

EROSION AND SEDIMENTATION CONTROL PLAN APPROVAL APPEARS IN LETTER FROM N.C. DEPT OF NAT. RES. & COMM. DEV. DIVISION OF LAND RESOURCES DATED JAN 28, 1986 SIGNED BY JOHN L. HOLLEY, JR. P.E. REGIONAL ENGINEER.

PROTECTIVE COVENANTS TO BE RECORDED ON A SEPERATE INSTRUMENT

"CYPRESS SPRINGS DRIVE" AND "CLEARWATER LANE" ARE CONSTRUCTED AS SHOWN ON THIS PLAT. Willie L. Lumpkin Jr.

A 10' WIDE "UTILITY" EASEMENT EXISTS ALONG THE RIGHT-OF-WAY OF ALL STREETS AND ROADS WITHIN THIS PROJECT (OUTSIDE OF THE STREET RIGHT-OF-WAYS).

NORTH CAROLINA, FRANKLIN COUNTY
annexed
The foregoing certificate(s) of Peggy R. Lumpkin

Notary(y) (ies) Public (is-are) certified to be correct. This instrument was presented for registration and recorded in this office in Plat Record File # 3, Slide 25-E
This 13th day of August, 1986 at 9:00 o'clock, A M.

MARTHA D. SHEARIN, REGISTER OF DEEDS
By: Gladys S. Aycock Deputy
Register of Deeds

## CURVE DATA
(ALL CURVE INFORMATION IS ALONG STREET ℄)

| LOT Nº | BEARING | CHORD DISTANCE | CURVE |
|---|---|---|---|
| 28 | N 03-17 E | 141.39' | A |
| 29 | N 36-42 E | 122.99' | A |
| 30 | N 71-06 E | 148.98' | A |
| 36 | N 37-42 E | 363.99' | A |
| 40 | S 80-28 W | 237.57' | |
| 19 | N 75-22 E | 135.70' | B |
| 18 | S 73-55 E | 471.14' | B |
| 17 | S 31-54 E | 359.00' | B |
| 16 | S 04-12 W | 359.04' | B |
| 15 | S 12-42 W | 99.54' | C |
| 12 | S 12-00 E | 156.76' | C |

MINIMUM BUILDING SETBACK SHALL COMPLY WITH FRANKLIN COUNTY REGULATION ART. IV, SECTION 404.2, PARAGRAPH G.

(LOT Nº "13" OMITTED)

State of North Carolina, Franklin County
I, Willie L. Lumpkin, Jr., certify that this map was drawn under my supervision from an actual survey made under my supervision; that the ratio of precision as calculated by latitudes and departures is 1/10,000. that this map was prepared in accordance with G.S.47-30 as amended. Witness my original signature, registration number and seal, this 16th day of July, A.D., 1986

Willie L. Lumpkin Jr.
Registered Land Surveyor L-2560

NORTH CAROLINA FRANKLIN COUNTY

North Carolina, Franklin County.
I, a Notary Public of the County and State aforesaid, certify that Willie L. Lumpkin, Jr., a registered land surveyor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 16th day of July, 1986.

Peggy R. Lumpkin
Notary Public
My commission expires JANUARY 23, 1989

NOTARY PUBLIC

REFERENCE: DEED BOOK 852/PAGE 518

SCALE: 1" = 200'
0' 100' 200' 400' 600' 800'

LEGEND:
● – Existing Iron Pipe
○ – Iron Pipe Set (3/4")
▼ – Existing P-K Nail
▽ – P-K Nail Set
△ – Existing Stone
ᴺᴵᴾ – Wooded Marsh
◆ – Existing Railroad Spike
◇ – Railroad Spike Set
■ – Existing Concrete Monument
□ – Concrete Monument Set – CONTROL
◎ – Existing Grid Mark
xxxxxx – 20' Wide Drainage Easement

SURVEY FOR:
"CYPRESS SPRINGS"
SUB-DIVISION
PHASE I
PATHFINDERS DEVELOPMENT, INC.
OWNER
CYPRESS CREEK TOWNSHIP – FRANKLIN COUNTY, N.C.

WILLIE L. LUMPKIN, Jr.
REGISTERED LAND SURVEYOR
PO BOX 448 – LOUISBURG, NORTH CAROLINA 27549

DATE JULY 15, 1986 | FILE No. 35-1001-222-1

SOUTHERN PHOTO - GREENSBORO N-2919

Plat File #3, Slide 25-E