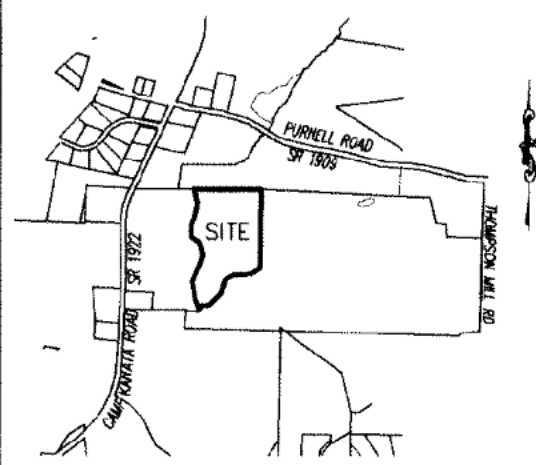




VICINITY MAP

LEGEND

- Existing Iron Pipe
- Iron Pipe Set
- CP Computed Point
- Existing Concrete Monument

LINE	BEARING	LENGTH
L1	N24°51'13"W	1.15
L2	N87°51'29"E	5.42
L3	S13°30'27"W	65.76
L4	S86°45'45"E	22.22
L5	N02°35'55"W	50.00
L6	N00°40'44"W	52.27
L7	N21°34'36"E	86.29
L8	N44°29'43"W	36.84
L9	N11°21'47"E	110.23
L11	S82°36'05"E	14.86
L12	S00°31'11"W	10.00
L13	N89°28'49"W	55.00
L14	S89°28'49"E	55.00
L15	S00°31'11"W	10.00
L16	S05°55'29"E	48.64
L17	S24°51'13"E	225.02
L18	S24°51'13"E	191.72
L19	S24°51'13"E	34.35
L20	S05°55'29"E	48.64
L21	S82°36'05"E	124.87
L22	S82°36'05"E	41.68
L23	N01°14'15"E	121.72
L24	N14°14'27"W	129.65
L25	N04°18'21"E	73.69
L26	N55°41'11"E	123.94
L27	N87°51'29"E	191.36
L28	S04°23'38"W	61.95
L29	N04°18'21"E	64.76
L30	N05°51'40"W	16.11

CURVE	LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD
C1	91.61	525.00	9°59'50"	N87°36'00"W	91.49
C2	195.37	375.00	29°51'00"	N82°28'25"E	193.17
C3	37.44	750.00	2°51'37"	S68°58'44"W	37.44
C4	55.02	25.00	126°05'58"	N07°21'34"E	44.57
C5	66.73	50.00	76°27'43"	S17°27'34"E	61.88
C6	38.75	50.00	44°24'22"	S42°58'29"W	37.79
C7	33.63	50.00	38°31'59"	S84°26'39"W	33.00
C8	35.21	50.00	40°20'58"	N56°06'52"W	34.49
C9	53.15	50.00	60°54'35"	N05°29'05"W	50.69
C10	55.02	25.00	126°05'58"	S38°04'47"E	44.57
C11	152.49	750.00	11°38'57"	S84°41'43"W	152.22
C12	22.93	25.00	52°32'58"	N26°47'40"E	22.13
C13	23.47	25.00	53°47'47"	N26°22'43"W	22.62
C14	115.88	700.00	9°29'04"	S85°43'46"W	115.74
C15	164.18	700.00	13°26'18"	S74°18'05"W	163.81
C16	75.27	425.00	10°08'50"	N72°37'21"E	75.17
C17	36.49	25.00	83°37'14"	S35°53'08"W	33.33
C18	98.06	325.00	17°17'14"	S14°34'06"E	97.69
C19	9.31	325.00	1°38'30"	S24°01'58"E	9.31
C20	123.89	375.00	18°55'44"	S15°23'21"E	123.33
C21	36.49	25.00	83°37'14"	N47°44'06"W	33.33
C22	51.51	425.00	6°56'38"	S86°04'24"E	51.48
C23	306.82	100.00	175°47'35"	N05°09'44"E	199.87
C24	29.71	475.00	3°35'02"	S85°36'35"W	29.71

NOTES:

- I. PORTIONS OF THIS PROPERTY ARE LOCATED IN ZONE AE PER FEMA FIRM PANEL 37183C0070 E, DATED MARCH 3, 1992.
- II. FLOOD HAZARD SOILS DEPICTED HEREON ARE BASED ON WAKE COUNTY GIS.
- III. RIPARIAN AND DRAINAGEWAY BUFFERS BASED ON WAKE COUNTY GIS.
- IV. DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES UNLESS NOTED OTHERWISE.
- V. THERE ARE NO NORTH CAROLINA GEODETIC SURVEY MONUMENTS WITHIN 2,000 FEET OF THIS PROPERTY.

1. AREAS COMPUTED BY COORDINATE METHOD.
2. BASIS OF BEARINGS NC GRID NAD83
3. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY BE SUBJECT TO ANY MATTERS THAT A FULL TITLE SEARCH WOULD DISCLOSE.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
5. INDIVIDUAL LOTS TO BE SERVED BY COMMUNITY WATER SYSTEM, AND SEPTIC TANKS ON EACH LOT.
6. NO BUILDING IS PERMITTED WITHIN 20' OF A DRAINAGEWAY OR WATERSHED BUFFER.
7. THERE SHALL BE NO FILLING OR THE ERECTION OF PERMANENT STRUCTURES IN THE AREAS OF WAKE COUNTY FLOOD HAZARD SOILS OR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) 100 YEAR FLOOD ZONES UNTIL A FLOOD STUDY IS APPROVED BY WAKE COUNTY AND/OR FEMA (SECTION 1-1-26 (A)(6)).

8. BEFORE ACQUIRING A BUILDING PERMIT FOR LOTS MARKED BY AN * (ASTERISK), THE BUILDER MAY NEED TO OBTAIN A FLOOD HAZARD AREA USE PERMIT FROM WAKE COUNTY ENVIRONMENTAL SERVICES. THE BUILDER'S ENGINEER, ARCHITECT AND/OR SURVEYOR (AS APPROPRIATE) MUST CERTIFY THAT ALL FLOOD HAZARD REQUIREMENTS ARE MET.

SITE DATA TABLE

PIN: 1822.04-82-8698

DEVELOPER: GALLOWAY WAKE, LLC
5623 DURALEIGH RD, STE 151
RALEIGH, NC 27612

ZONING: R-40W

MIN LOT ALLOWABLE LOT SIZE: 40,000 SQ FT.

SETBACKS:

FRONT 30'
REAR 30'
SIDE 15'
CORNER SIDE 30'

NEW ROAD R/W: 71,472 SQ FT, 1.64± AC.
COMMON OPEN SPACE PHASE 2: 152,349 SQ FT, 3.497± AC
COMMON OPEN SPACE PHASE 1: 94,184 SQ FT, 2.162± AC

AREA IN PHASE 2 735,870 SQ FT, 16.893± AC.

MAXIMUM IMPERVIOUS SURFACE AREA FOR EACH LOT IS
15,364 SQ FT.

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION

APPROVED *Brenden H. Jones / TRE*
DISTRICT ENGINEER

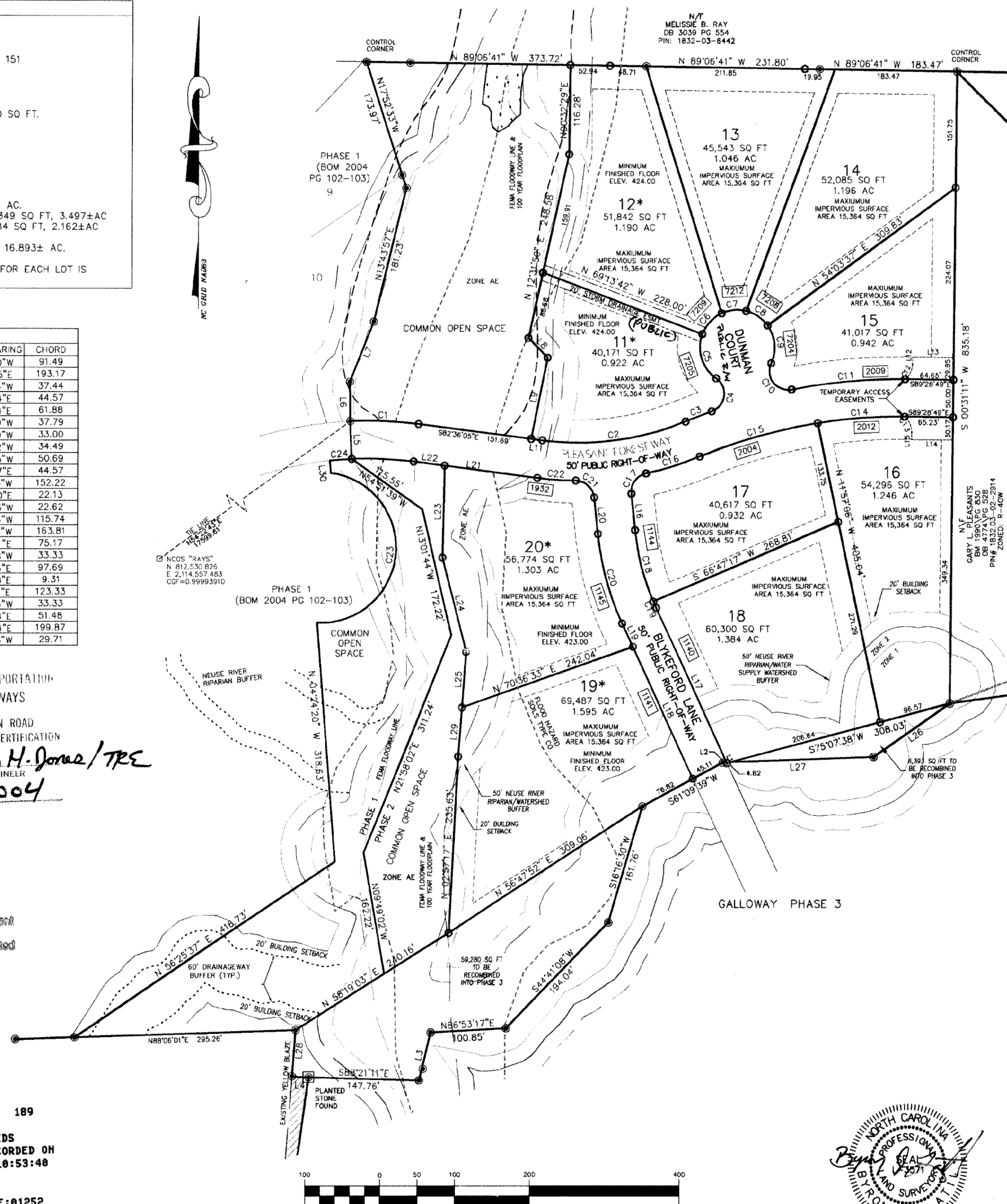
DATE *6-21-2004*

Only North Carolina Department
Of Transportation approved
structures are to be constructed
on public right of way.

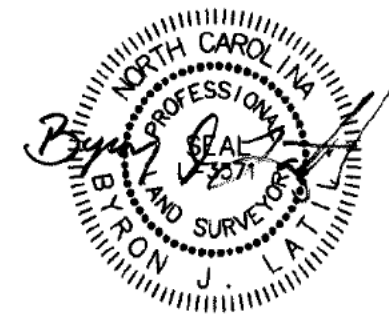
WAKE COUNTY, NC 189
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
07/09/2004 AT 10:53:40

BOOK: BM2004 PAGE: 01252

Book 2004 page 1252



(IN FEET)
1 inch = 100 ft.



WITHERS & RAVENEL
ENGINEERS | PLANNERS | SURVEYORS
111 Macklebar Drive Cary, North Carolina 27511 www.withersravenel.com
tel: 919-469-3340 fax: 919-467-6008

GALLOWAY PHASE 2
FOR

GALLOWAY WAKE, LLC

WAKE COUNTY

SUBDIVISION & RECOMBINATION PLAT

NO.	DATE	DESCRIPTION

DATE: 03/10/04 SCALE: 1" = 100'
DRAWN: BJI CHECKED: DW

SHEET: 1 OF 2

CAD FILE: BD-04068

PROJECT NO: 201062.40

S-22-01