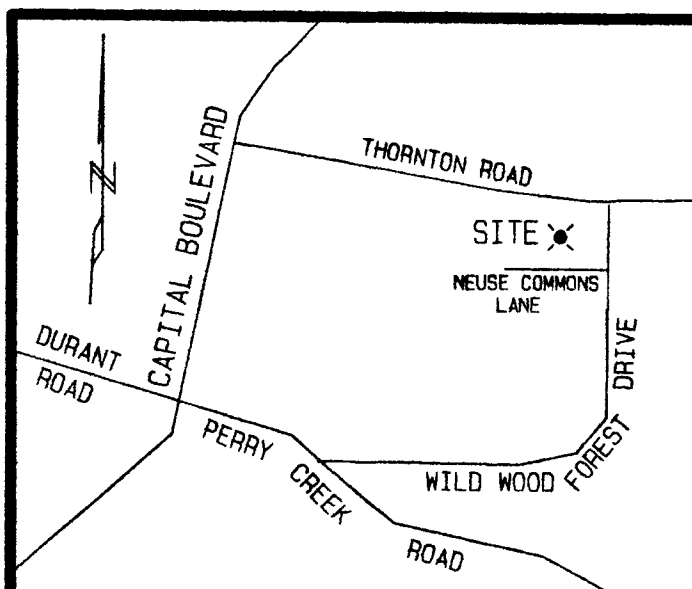




VICINITY MAP NOT TO SCALE

I, LEONARD H. SULLIVAN, JR., CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION USING REFERENCES SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G. S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS 29 DAY OF MAY, A.D., 2002.

SURVEYOR
L - 2621
REGISTRATION NUMBER

ALSO, I CERTIFY:
(A) THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
(B) THAT THE SURVEY IS LOCATED IN A PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES PARCELS OF LAND.
(C) ANY ONE OF THE FOLLOWING:
1. THAT THE SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.
2. THAT THE SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE.
3. THAT THE SURVEY IS A CONTROL SURVEY.
(D) THAT THE SURVEY IS 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 THE SURVEYOR IS SUCH THAT THE SURVEYOR IS UNABLE TO MAKE A DETERMINATION TO THE BEST OF THE SURVEYOR'S PROFESSIONAL ABILITY AS TO PROVISIONS CONTAINED IN (A) THROUGH (D) ABOVE.

THIS CERTIFIES AND WARRANTS THAT THE UNDERSIGNED IS (ARE) THE SOLE OWNER(S) OF THE PROPERTY SHOWN ON THIS MAP OR PLAT AND ANY ACCOMPANYING SHEETS SUBJECT TO THE EXCEPTIONS ON RECORD, HAVING ACQUIRED THE PROPERTY IN FEE SIMPLE BY DEED(S) RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY, NORTH CAROLINA, OR OTHERWISE, AS SHOWN BELOW AND AS SUCH, HAS (HAVE) THE RIGHT TO CONVEY THE PROPERTY IN FEE SIMPLE, AND THAT THE DEDICATOR(S) WILL WARRANT AND DEFEND THE TITLE AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOSEVER UNLESS EXCEPTED HEREIN AND THAT BY SUBMISSION OF THIS PLAT OR MAP FOR APPROVAL, I (WE) DO DEDICATE TO THE CITY OF RALEIGH FOR PUBLIC USE ALL STREETS, EASEMENTS, RIGHTS-OF-WAYS, PARKS AND GREENWAYS (AS THESE INTERESTS ARE DEFINED IN THE CODE), AND AS THE SAME MAY BE SHOWN THEREON, FOR ALL LAWFUL PURPOSES TO WHICH THE CITY MAY DEVOTE OR ALLOW THE SAME TO BE USED AND UPON ACCEPTANCE THEREOF IN ACCORDANCE WITH ALL CITY POLICIES, ORDINANCES, REGULATIONS OR CONDITIONS OF THE CITY OF RALEIGH FOR THE BENEFIT OF THE PUBLIC, SAID DEDICATION SHALL BE IRREVOCABLE; PROVIDED, ANY DEDICATION OF EASEMENTS FOR STORM DRAINAGE ARE NOT MADE TO THE CITY OF RALEIGH BUT ARE IRREVOCABLY MADE TO THE SUBSEQUENT OWNERS OF ANY AND ALL PROPERTIES SHOWN HEREON FOR THEIR USE AND BENEFIT SUBJECT TO CONDITIONS OF SUBSECTIONS (b), (c), (d) and (f) OF SECTION 1 AND SECTION 4 OF THE "CITY STORM DRAINAGE POLICY" (RESOLUTION 1970-742 AS THE SAME MAY BE FROM TIME TO TIME AMENDED).

BOOK NO.
PAGE NO.

SIGNATURE(S) OF PROPERTY OWNER(S) President Perry Creek Commons

I, THE UNDERSIGNED PLANNING DIRECTOR OF THE CITY OF RALEIGH AND REVIEW OFFICER FOR WAKE COUNTY, DO HEREBY CERTIFY THAT THIS MAP OR PLAT MEET ALL STATUTORY REQUIREMENTS FOR RECORDING, AND THAT THE CITY OF RALEIGH, AS PROVIDED BY ITS CITY CODE ON THE 12 DAY OF June, IN THE YEAR 2002, APPROVED THIS PLAT OR MAP AND ACCOMPANYING SHEETS AND ACCEPTED FOR THE CITY OF RALEIGH THE DEDICATIONS AS SHOWN THEREON, BUT ON THE FURTHER CONDITION THAT THE CITY ASSUMES NO RESPONSIBILITY TO OPEN OR MAINTAIN THE SAME UNTIL IN THE DISCRETION AND OPINION OF THE GOVERNING BODY OF THE CITY OF RALEIGH IT IS IN THE PUBLIC INTEREST TO DO SO.

George B. Chapman
PLANNING DIRECTOR/WAKE CO. REVIEW OFFICER
6/13/02

THIS PLAT NOT TO BE RECORDED AFTER 26 DAY OF June 2002
1 COPY TO BE RETAINED FOR THE CITY.
THIS PLAT IS IN OUT OF THE CITY LIMITS.

RECORDED IN WAKE COUNTY BOOK 2002 PAGE 982

LINE	BEARING	DISTANCE	CURVE	ARC	RADIUS	CHORD LENGTH	CHORD BEARING
L1	S 87°36'34" W	45.79	C1	175.55	1851.00	175.46	S 78°49'51" W
L2	S 86°54'43" E	50.23	C2	179.13	892.80	178.83	S 81°51'42" W
L3	S 81°32'52" W	30.85	C3	271.14	9445.00	271.13	S 86°05'22" E
L22	N 86°00'12" W	90.72	C4	51.02	35.00	46.62	S 43°30'20" E
L49	N 41°00'12" W	15.97	C5	231.11	2030.00	230.98	S 05°00'17" E
L50	N 86°00'12" W	78.09	C6	27.65	883.54	27.65	S 86°43'32" W
L54	N 86°00'12" W	44.21	C7	22.00	883.55	22.00	S 86°07'10" W
L55	N 87°44'35" E	2.30	C8	39.18	883.55	39.17	S 76°32'30" W
L56	S 77°04'30" W	38.25	C9	6.83	883.63	6.83	S 76°32'30" W
L93	S 87°35'22" W	51.44	C10	44.12	883.55	44.11	S 77°32'39" W
L100	S 11°13'40" E	89.99	C11	22.02	1860.22	22.02	S 76°39'16" W
L101	S 10°40'01" E	90.45	C12	22.01	1860.22	22.01	S 77°19'57" W
L102	N 78°46'20" E	4.21	C13	22.00	1860.22	22.00	S 78°00'37" W
L104	S 81°31'48" W	7.04	C14	22.00	1860.23	22.00	S 78°41'17" W
L111	N 02°18'18" W	29.52	C15	33.78	1860.23	33.78	S 79°32'50" W
L129	S 08°11'54" E	12.71	C16	32.83	1860.24	32.83	S 80°34'23" W
L130	S 02°15'25" E	77.36	C17	14.96	1860.24	14.96	N 81°19'02" E

LINE	DISTANCE	LINE	DISTANCE
L4	22.00	L36	39.00
L5	22.00	L37	39.00
L6	22.00	L38	39.00
L7	22.00	L39	22.00
L8	22.00	L40	22.00
L9	22.00	L41	22.00
L10	39.00	L42	22.00
L11	39.00	L43	22.00
L12	39.00	L44	22.00
L13	39.00	L45	22.00
L14	22.00	L46	22.00
L15	22.00	L47	22.00
L16	22.00	L48	22.00
L17	22.00	L51	32.00
L18	22.00	L52	22.00
L19	22.00	L53	22.00
L20	22.00	L54	22.00
L21	22.00	L58	22.00
L23	38.27	L59	22.00
L24	26.85	L60	22.00
L25	22.00	L61	22.00
L26	22.00	L62	22.00
L27	22.00	L63	22.00
L28	22.00	L64	22.00
L29	22.00	L65	22.00
L30	22.00	L66	22.00
L31	22.00	L67	39.00
L32	22.00	L68	39.00
L33	22.00	L69	39.00
L34	22.00	L70	39.00
L35	39.00	L71	22.00

N/F
A.J. HONEYCUTT, HEIRS
BoM 1998 Pg 1040
PIN: 1738.17-11-6498

LINE	DISTANCE	LINE	DISTANCE
L72	22.00	L112	22.00
L73	22.00	L113	22.00
L74	22.00	L114	22.00
L75	22.00	L115	22.00
L76	22.00	L116	22.00
L77	22.00	L117	22.00
L78	22.00	L118	34.68
L79	22.00	L119	30.76
L80	22.00	L120	34.76
L81	30.00	L121	22.00
L82	30.00	L122	22.00
L83	22.00	L123	22.00
L84	22.00	L124	22.00
L85	22.00	L125	22.00
L86	22.00	L126	22.00
L87	22.00	L127	22.00
L88	22.00	L128	22.00
L89	22.00	L131	22.00
L90	22.00	L132	22.00
L91	34.00	L133	22.00
L92	34.00	L134	22.00
L94	22.00	L135	22.00
L95	22.00	L136	22.00
L96	22.00	L137	22.00
L97	22.00	L138	22.00
L98	22.00	L139	22.21
L99	22.00	L140	22.00
L103	22.00	L141	22.00
L105	22.00	L142	22.00
L106	22.00	L143	22.00
L107	22.00	L144	22.00
L108	22.00	L145	22.00
L109	22.00	L146	22.00
L110	22.00	L147	22.00

LINE	BEARING	DISTANCE
L148	S 02°23'25" E	9.26
L149	N 13°53'10" W	9.26
L150	N 65°49'22" E	74.45
L151	N 86°00'12" W	15.81
L152	N 87°27'30" E	44.00
L153	N 07°33'10" E	35.41
L154	N 88°33'22" E	55.49

Wake County, NC 584
Laura M. Riddick, Register Of Deeds

Presented & Recorded 06/12/2002 16:44:33

Book : BM2002 Page : 00982



FILED FOR REGISTRATION
June 12, 2002

DATE
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY, NC
BY Jason R. Coyn
S. DEPUTY
TIME 16:44:33 p.m.

OWNER(S):

SULLIVAN SURVEYING
1143-D EXECUTIVE CIRCLE CARY, NC 27511
(919) 469-4738 FAX: (919) 469-8447

PERRY CREEK COMMONS, INC.
P.O. BOX 10848
RALEIGH, NC 27605-0848
DB 8590 Pg 1070



SITE DATA

TOTAL AREA PRIOR TO SUBDIVIDING 10.7802 ACRES
NUMBER OF LOTS 89
COMBINED AREA OF LOTS 5.3327 ACRE
OPEN SPACE 5.4475 ACRES
CONTAINS RECREATION

NOTES:

- ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET (UNLESS OTHERWISE SHOWN).
- THIS PROPERTY IS ZONED TD-CDC.
- ALL BEARINGS BASED ON BOOK OF MAPS 2000, PAGE 1785.
- THIS SURVEY PERFORMED AND MAP PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. THIS SURVEY IS SUBJECT TO ANY FACTS AND EASEMENTS WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
- THIS PROPERTY IS LOCATED ON WAKE COUNTY GIS MAPS # 1738.18.
- ACCORDING TO FIRM FLOOD INSURANCE RATE MAP # 37183C0170 E WITH AN EFFECTIVE DATE OF MARCH 3, 1992; THIS TRACT ZONED X: AREAS ARE TO BE OUTSIDE 500-YEAR FLOOD PLAIN.
- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NC GRID MONUMENT WITHIN 2000 FT OF SITE.

LEGEND

- IRON FOUND
- IRON SET
- MONUMENT FOUND
- MONUMENT SET
- MANHOLE

CITY OF RALEIGH SANITARY CORSE
SEWER EASEMENT

CURB INLET
COMPUTED POINT

STREET ADDRESS

REFERENCES:

BoM 2000 Pg 1785
BoM 1998 Pg 1040
DB 8590 Pg 1070

NC GRID COORDINATES
N = 781,992.3646
E = 2,133,172.4345
BoM 2000 Pg 1785 (NAD 83)

STREET ADDRESSES

RIVER KEEPER WAY	LOT ADDRESS	SANDY BANKS ROAD	LOT ADDRESS
43	8713	12	5207
44	8711	13	5205
45	8709	14	5203
46	8707	15	5201
47	8705	16	5163
48	8703	17	5161
52	8701	18	5159
53	8700	19	5157
55	8704	20	5155
56	8706	21	5153
57	8708	22	5151
58	8710	23	5149
59	8712	24	5147
		25	5145
		26	5139
		27	5137
		28	5135
		29	5119
		30	5115
		31	5113
		32	5111
		33	5109
		34	5107
		35	5105
		36	5103
		37	5101
		38	5059
		39	5058
		40	5055
		41	5053
		42	5051
		43	5110
		44	5112
		45	5114
		46	5116
		47	5118
		48	5120
		49	5122
		50	5124
		51	5132
		52	5134
		53	5136

TRACT 1
BoM 2000 Pg 1785

CENTERLINE CORSE

LINE	BEARING	DISTANCE
L155	S 81°32'52" W	164.77
L156	S 05°01'25" E	366.85
L157	N 86°00'12" W	67.30
L158	N 87°37'48" W	232.24
L159	S 05°24'40" W	167.22
L160	S 87°49'02" W	292.77
L161	S 87°41'09" W	116.62
L162	N 02°11'26" W	212.97

CURVE	ARC	RADIUS	CHORD LENGTH	CHORD BEARING
TIE C18	117.17	992.80	117.08	N 83°51'00" E

NOTE:
EXTERIOR BOUNDARY RECORDED IN BoM 2000 Pg 1785

S-26-01

SUBDIVISION MAP

OF
TRACT 3, PERRY CREEK COMMONS
FOR
THORNTON SQUARE TOWNHOMES
(LOTS 1 - 89)
LOTS 90 & 91

NEUSE TOWNSHIP

WAKE COUNTY

SCALE: 1" = 80'

DRAWN BY: RFW2nd

DATE: APRIL 11, 2002

FILE: S:\PACSOFT\2001\THORNTON.CRD\THORPLAT.MAP

NORTH CAROLINA

PIN: 1738.18-21-7796

SURVEYED BY: JDM

PROJECT # 3941602

RA034400