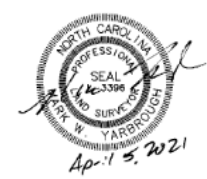
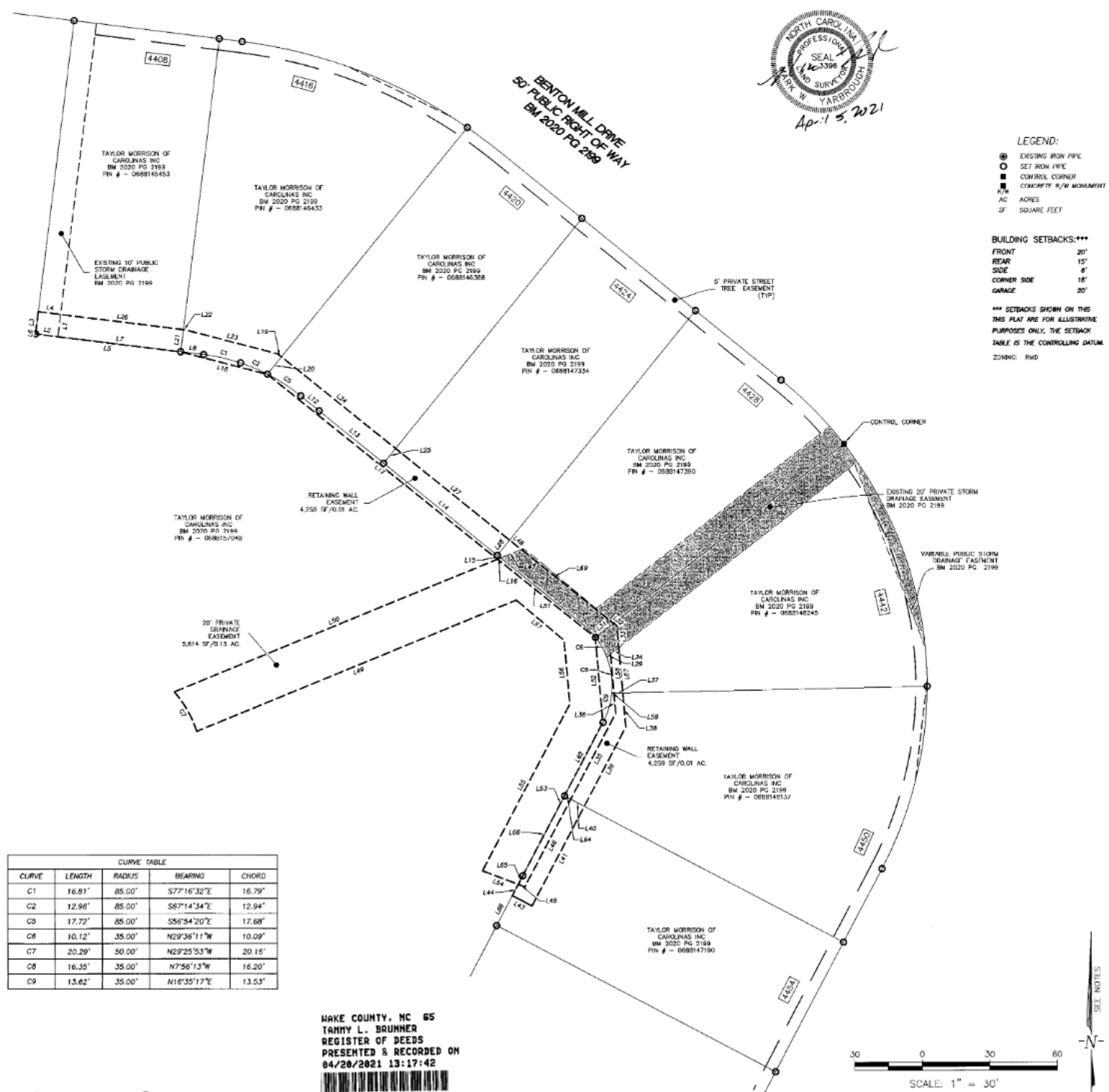


VA-100260 - Brighton Ridge Construction Services, INC. 03/11/2021 - 40-11 EASEMENT PLAT PHASE 1.dwg - 9:23:39 AM - TCDN1

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S70°3'29"W	9.90'
L2	N82°56'31"W	10.00'
L3	N70°3'29"E	9.90'
L4	S82°56'31"E	10.00'
L5	N82°56'31"W	64.99'
L6	N70°3'28"E	0.10'
L7	S82°56'31"E	55.00'
L8	S82°56'31"E	10.28'
L12	S50°56'06"E	10.47'
L13	S50°56'06"E	36.94'
L14	S50°56'06"E	65.00'
L15	S50°56'06"E	1.86'
L16	S87°40'53"W	1.46'
L17	N51°13'19"W	1.31, 14'
L18	N75°29'11"W	39.73'
L19	S51°13'19"E	2.18'
L20	S39°03'54"W	9.90'
L21	N70°3'29"E	9.90'
L22	S82°56'31"E	0.65'
L23	S75°29'11"E	42.54'
L24	S51°13'19"E	65.00'
L25	S39°03'54"W	8.39'
L26	S82°56'31"E	55.00'
L27	S51°13'19"E	65.00'
L28	S39°03'54"W	8.71'
L29	S82°07'30"W	2.12'
L31	N52°06'35"E	10.18'
L32	S51°13'19"E	1.87'
L33	S50°44'1"E	9.72'
L34	S52°07'30"W	4.67'
L35	N27°44'04"E	43.13'
L36	N50°44'1"W	8.97'
L37	N88°48'09"E	3.94'
L38	S50°44'1"E	15.16'
L39	S27°44'04"W	39.83'
L40	N62°15'56"W	6.80'
L41	S27°44'04"W	30.02'
L43	N62°15'56"W	4.90'
L44	N27°44'04"E	5.68'
L45	S89°02'01"E	3.12'
L46	N27°44'04"E	43.99'
L47	S67°40'53"W	9.96'
L48	S51°13'19"E	6.63'
L49	S67°40'53"W	103.37'
L50	N67°40'53"E	105.27'
L51	S51°13'19"E	55.73'
L52	S50°44'1"E	37.86'
L53	S27°40'07"W	81.25'
L54	N69°02'01"W	17.01'
L55	N27°44'04"E	83.61'
L56	N50°44'1"W	28.44'
L57	N49°47'57"W	27.82'
L58	S50°44'1"E	17.39'
L59	S88°48'09"W	0.98'
L62	N27°44'04"E	36.91'
L64	N62°15'56"W	3.10'
L65	N27°44'04"E	4.36'
L66	N27°44'04"E	40.00'
L67	S50°44'1"E	20.19'
L68	N27°44'04"E	14.98'
L69	S51°13'19"E	52.60'

CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	16.61'	85.00'	S77°16'32"E	16.79'
C2	12.98'	85.00'	S67°14'34"E	12.94'
C5	17.72'	85.00'	S56°54'20"E	17.68'
C6	10.12'	35.00'	N29°36'11"W	10.09'
C7	20.29'	50.00'	N29°25'53"W	20.16'
C8	16.35'	35.00'	N7°56'13"W	16.20'
C9	13.62'	35.00'	N16°35'17"E	13.53'



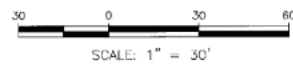
LEGEND:
● EXISTING IRON PIPE
○ SET IRON PIPE
● CONTROL CORNER
■ CONCRETE W/M MONUMENT
1/4" AC
1" AC
3" SQUARE FEET

BUILDING SETBACKS:***
FRONT 20'
REAR 15'
SIDE 8'
CORNER SIDE 16'
GARAGE 20'

*** SETBACKS SHOWN ON THIS PLAT ARE FOR ILLUSTRATIVE PURPOSES ONLY. THE SETBACK TABLE IS THE CONTROLLING DATUM.

ZONING: RMD

WAKE COUNTY, NC 65
TAMMY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
04/20/2021 13:17:42
BOOK:BN2021 PAGE:00732



RECORDED IN BOOK OF MAPS 2021, PAGE 732, WAKE COUNTY.

M-III, PLLC
1017 PASSPORT WAY
CARY, NORTH CAROLINA 27513
TEL: 919-822-2222
LICENSE P-0661
WWW.M-III.COM

BRIGHTON RIDGE PHASE 1 SUBDIVISION
OWNER: TAYLOR MORRISON OF CAROLINAS, INC.
MIDDLE CREEK TOWNSHIP
WAKE COUNTY
NORTH CAROLINA

EASEMENT PLAT

BY	
DESCRIPTION	
DATE	
NO.	

DATE	03-15-21	SCALE	1" = 30'
DRAWN	TRW	CHECKED	MMY
SHEET	2	OF	2
FILE	EASEMENT.DWG		
PROJECT NO.	190390		