

JR DEVELOPERS LLC
ADDRESS: 279 S. BENNETT ST.
SOUTHERN PINES NC
PIN: 0718-01-29-0643
USE: COMMERCIAL VACANT
PB 171 PG 248

REAL ESTATE ASSOCIATES
0718-01-19-1209
0718-01-19-5811
BK 4831 PG 868

LITTLE BEAR LLC
0718-01-18-8549
DEED BOOK 4750, PG. 801
PLAT BOOK 171, PG. 233

HENDRICKS, ROBIN BARNES
0718-01-19-1406
0718-01-19-1406
BK 4831 PG 868

OBRIEN MICHAEL
0718-01-19-0647
0718-01-19-0647
BK 1155 PG 306

KELLY DAMA F. JR.
0718-01-09-6313
0718-01-09-6313
BK 5395 PG 884

HOPE VALLEY COMMONS LLC
0718-01-29-5213
DEED BOOK 5167, PG. 308
PLAT BOOK 140, PG. 148

DOMAR CORPORATION, INC., ET. AL
0718-01-19-7513
0718-01-19-7513
BK 4831 PG 868

BENNETT GROUP LLC
0718-01-18-5836
0718-01-18-5836
BK 2269 PG 510

HOPE VALLEY BAPTIST CHURCH
0718-01-19-0647
0718-01-19-0647
BK 1155 PG 306

MOSES
0718-01-09-8486
0718-01-09-8486
BK 43 PG 39

MCLEOD BERNARD F. JR.
0718-01-09-6503
0718-01-09-6503
BK 2645 PG 595

HOPE VALLEY COMMONS LLC
0718-01-29-2266
DEED BOOK 5167, PG. 312
PLAT BOOK 171, PG. 233

CONTROL CORNER
GPS DERIVED DATA
REF. CORNER, NAD 83
X=2011655.12
Y=2011671.08

BENNETT GROUP LLC
0718-01-19-7038
BK 4270 PG 850
PB 171 PG 233

HOPE VALLEY COMMONS LLC
0718-01-19-9593
DEED BOOK 5167, PG. 304
PLAT BOOK 171, PG. 233

HOPE VALLEY COMMONS LLC
0718-01-19-0647
0718-01-19-0647
BK 1155 PG 306

NET AREA
38639 SF
0.887 AC

HOPE VALLEY COMMONS LLC
0718-01-29-5213
DEED BOOK 5167, PG. 308
PLAT BOOK 140, PG. 148

NET AREA
46856 SF
1.07 AC

NET AREA
17540 SF
0.403 AC

NET AREA
51984 SF
1.193 AC

NET AREA
20073 SF
0.461 AC

NET AREA
25329 SF
0.581 AC

HOPE VALLEY COMMONS LLC
0718-01-29-2266
DEED BOOK 5167, PG. 312
PLAT BOOK 171, PG. 233

NET AREA
295482 SF
6.78 AC

NET AREA
15579 SF
0.358 AC

NET AREA
15984 SF
0.365 AC

NET AREA
20073 SF
0.461 AC

NET AREA
38639 SF
0.887 AC

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PLAT BOOK 171, PG. 233

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0.887 AC

FILED
Plat Book 179 Page 218
Date 10-15-07 Time 11:58 AM
COUNTY CLERK
WAKE COUNTY, NC

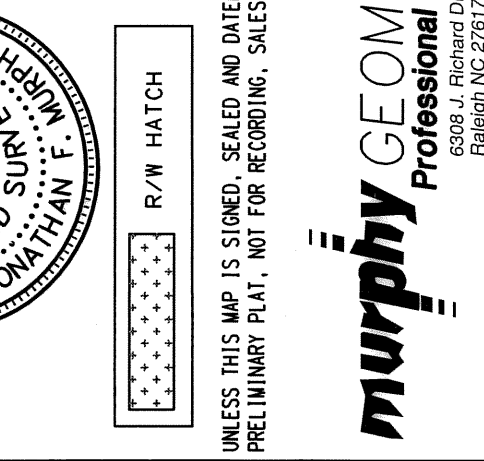
NC 54/NC 751 RIGHT OF WAY DEDICATION
PLAT FOR
HOPE VALLEY COMMONS LLC
PATTERSON/TRIANGLE TWSP. DURHAM CO NC
AUGUST 20-30 2007; SCALE 1"=100'

UNLESS THIS MAP IS SIGNED, SEALED AND DATED, THIS IS A
PRELIMINARY PLAT, NOT FOR RECORDING, SALES OR CONVEYANCE.

murphy GEOMATICS
Professional Land Surveying
6508 J. Richard Drive (919) 767-7675
Raleigh, NC 27617-4601 FAX 681-9573
email: raleigh@murphygeomatics.com

BAR GRAPH 1 inch = 100 ft.
DRAWING FILE NAME: 751-54RW_DIM_SHT1.DWG

| CURVE | DELTA | RADIUS | ARC | TAN | CHORD BRG | CHORD |
|-------|-------------|---------|--------|-------------|-------------|--------|
| C-1 | 17°40'32" | 155.88 | 36.50 | 19.73 | S62°06'49"W | 36.73 |
| C-2 | 89°53'12" | 15.00 | 23.53 | 14.97 | S30°55'55"E | 21.19 |
| C-3 | 15°05'07" | 174.00 | 45.81 | 23.04 | S30°24'12"E | 45.68 |
| C-4 | 09°32'29" | 174.00 | 16.83 | 8.42 | S20°05'24"E | 16.82 |
| C-5 | 09°28'32" | 1375.40 | 227.46 | 113.99 | N77°32'34"E | 227.20 |
| C-6 | 20°27'22" | 1119.51 | 399.69 | 202.00 | N89°51'20"E | 397.57 |
| C-7 | 09°42'46" | 1351.76 | 229.11 | 114.83 | S77°37'08"W | 228.84 |
| C-8 | 20°24'36" | 1088.47 | 387.74 | 195.94 | S89°55'45"W | 385.69 |
| C-9 | 20°33'26" | 212.40 | 39.14 | 19.62 | S05°46'02"W | 39.08 |
| C-10 | | | | | | |
| L-1 | S35°48'34"E | 26.00' | L-23 | N26°42'10"W | 24.92' | |
| L-2 | S03°58'04"W | 55.45' | L-24 | N84°19'20"E | 70.50' | |
| L-3 | S02°26'56"E | 10.00' | L-25 | S19°18'03"E | 25.01' | |
| L-4 | N04°36'45"W | 48.31' | L-26 | S19°22'50"E | 25.04' | |
| L-5 | N27°26'06"E | 14.38' | L-27 | S75°53'13"W | 27.07' | |
| L-6 | N33°31'24"E | 6.55' | L-28 | S75°53'12"E | 28.04' | |
| L-7 | S14°20'42"E | 19.06' | L-29 | S20°15'52"E | 23.06' | |
| L-8 | N14°13'52"W | 38.13' | L-30 | S18°09'30"E | 23.43' | |
| L-9 | N14°14'45"W | 16.11' | L-31 | N83°07'34"E | 25.45' | |
| L-10 | N14°14'45"W | 15.88' | L-32 | S07°10'05"E | 25.00' | |
| L-11 | N75°52'31"E | 59.96' | L-33 | S09°06'11"W | 25.00' | |
| L-12 | N14°23'33"W | 15.75' | L-34 | N87°29'03"W | 25.22' | |
| L-13 | N75°45'15"E | 60.00' | L-35 | N87°58'02"W | 25.17' | |
| L-14 | N14°09'59"W | 30.30' | L-36 | S81°12'05"E | 17.49' | |
| L-15 | S20°01'44"W | 68.04' | L-37 | S21°11'03"E | 8.92' | |
| L-16 | S19°57'37"W | 22.27' | L-38 | S88°42'07"W | 7.66' | |
| L-17 | S20°23'47"W | 45.15' | L-39 | S88°42'08"E | 59.20' | |
| L-18 | S64°06'46"W | 40.07' | L-40 | S14°16'08"E | 28.75' | |
| L-19 | N52°02'37"E | 20.00' | L-41 | S06°42'47"W | 28.75' | |
| L-20 | N75°49'41"E | 21.03' | L-42 | S31°53'28"E | 17.34' | |
| L-21 | N88°02'38"W | 25.19' | L-43 | N64°37'04"W | 32.67' | |
| L-22 | S81°12'06"E | 25.70' | L-44 | S14°05'03"E | 13.40' | |
| L-23 | | | L-45 | S27°48'01"E | 9.89' | |

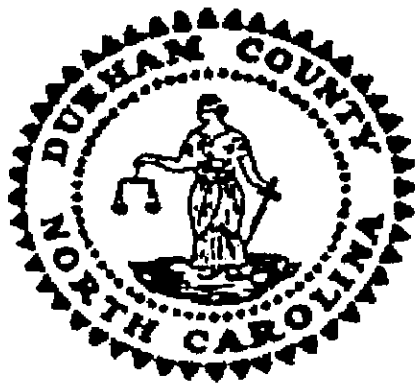


INSET SCALED X2
R/W HEREBY DEDICATED
R/W HEREBY DEDICATED
R/W HEREBY DEDICATED

THE PURPOSE OF THIS PLAT IS TO DEDICATE
ADDITIONAL RIGHT OF WAY ALONG NC HIGHWAY 54 AND
NC HIGHWAY 751 AND TO DEDICATE A STOP AND
TEMPORARY CONSTRUCTION EASEMENT. THIS IS NOT A
BOUNDARY SURVEY AND DOES NOT SHOW ALL EASEMENTS
OR RIGHT OF WAYS. THIS MAP WAS PRODUCED FROM A
COMBINATION OF A FIELD SURVEY AND RECORDED DEEDS
AND PLATS.

PROF. CAROLINA
L-4382
LAND SURVEYOR
JONATHAN E. MURPHY

R/W HATCH



WILLIE L. COVINGTON
REGISTER OF DEEDS, DURHAM COUNTY
DURHAM COUNTY COURTHOUSE
200 E. MAIN STREET
DURHAM, NC 27701

PLEASE RETAIN YELLOW TRAILER PAGE

It is part of recorded document, and must be submitted with original for re-recording
and/or cancellation.

Filed For Registration: 10/15/2007 11:58:53 AM

Book: PLAT 179 Page: 278-280

Document No.: 2007046995

PLAT 3 PGS \$21.00

Recorder: APRIL J WILLIAMS



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