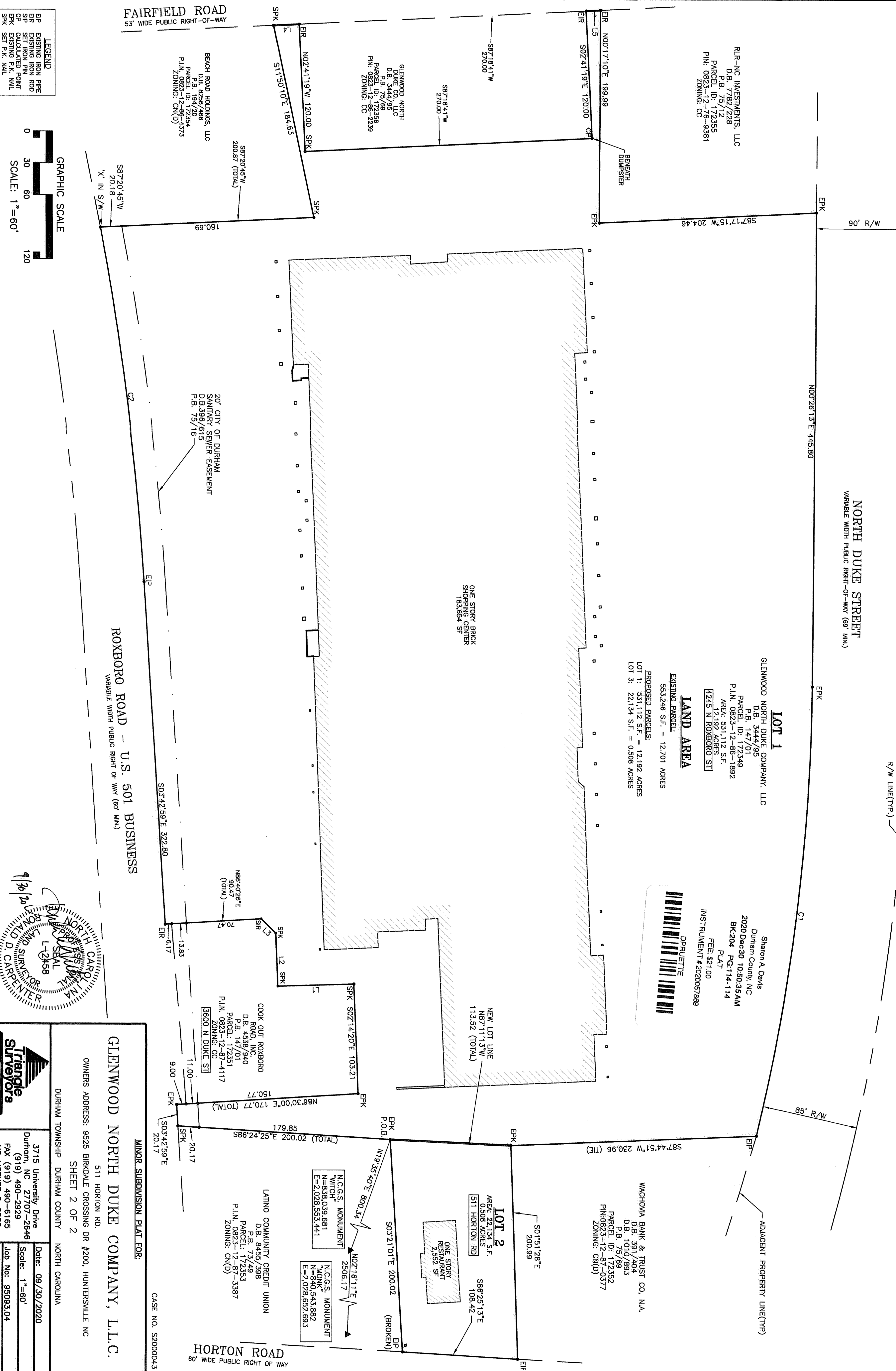


CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD BRG	CHORD
C1	130.433°	1869.86	426.73	214.30	N06°58'30"E	425.81
C2	6°43'09"	2866.65	336.18	188.28	S07°02'23"E	335.99
C4	83°21'53"	34.14	49.67	30.40	S45°17'02"W	45.41

LINE	LINE TABLE	LENGTH
L1	S88°16'00"W	71.48
L2	N02°14'20"W	50.04
L3	N45°35'17"W	19.20
L4	N87°18'41"E	24.00
L5	N87°18'41"E	13.64

N.C. GRID (NAD 83)



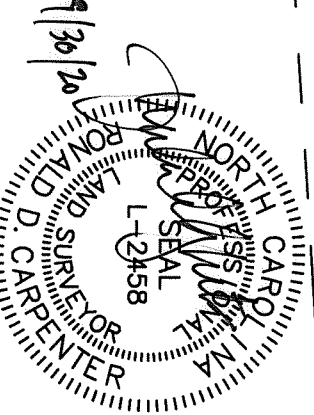
LEGEND

- EPK EXISTING IRON PIPE
- EIR EXISTING IRON ROD
- SIP SET IRON PIN
- CP CALCULATED POINT
- SPK SET P.N. NAIL

GRAPHIC SCALE

0 30 60 120

SCALE: 1" = 60'



MINOR SUBDIVISION PLAT FOR:

GLENWOOD NORTH DUKE COMPANY, L.L.C.

OWNERS ADDRESS: 9525 BIRKDALE CROSSING DR #200, HUNTERSVILLE NC

511 HORTON RD.

DURHAM TOWNSHIP DURHAM COUNTY NORTH CAROLINA

SHEET 2 OF 2

DATE: 09/30/2020

Scale: 1"=60'

Job No: 95093.04

Revisions:

LAND AREA

EXISTING PARCEL:
553,246 S.F. = 12.701 ACRES

PROPOSED PARCELS:
LOT 1: 531,112 S.F. = 12.192 ACRES
LOT 3: 22,134 S.F. = 0.508 ACRES

LOT 1

GLENWOOD NORTH DUKE COMPANY, LLC
D.B. 3444/95
P.B. 147/01
PARCEL ID: 172349
P.L.N. 0823-12-86-1892
AREA: 531,112 S.F.
12.192 ACRES
[245 N ROXBORO ST]

Sharon A Davis
Durham County, NC
2020 Dec 30 10:50:35 AM
BK 204 PG 114-114
PLAT
FEE: \$21.00
INSTRUMENT # 2020057869

LOT 2

AREA: 22,134 S.F.
0.508 ACRES
[511 HORTON RD]

WACHOVIA BANK & TRUST CO. N.A.
D.B. 391/404
D.B. 1010/893
P.B. 75/69
PARCEL ID: 172352
P.L.N. 0823-12-87-0577
ZONING: CN(D)

ONE STORY RESTAURANT
2,592 SF

ONE STORY BRICK SHOPPING CENTER
183,854 SF

NEW LOT LINE
N87°11'13"W
113.52 (TOTAL)

NEW LOT LINE
N87°11'13"W
113.52 (TOTAL)

COOK OUT ROXBORO
D.B. 4538/940
P.B. 147/01
PARCEL: 172351
P.L.N. 0823-12-87-4117
[5600 N DUKE ST]

LATINO COMMUNITY CREDIT UNION
D.B. 8455/398
P.B. 73/49
PARCEL: 172353
P.L.N. 0823-12-86-3387
ZONING: CN(D)

20' CITY OF DURHAM
SEWER EASEMENT
D.B. 306/435
P.B. 75/16

20' IN S/W

53' WIDE PUBLIC RIGHT-OF-WAY

60' WIDE PUBLIC RIGHT OF WAY

FAIRFIELD ROAD

ROXBORO ROAD - U.S. 501 BUSINESS

HORTON ROAD

NORTH DUKE STREET