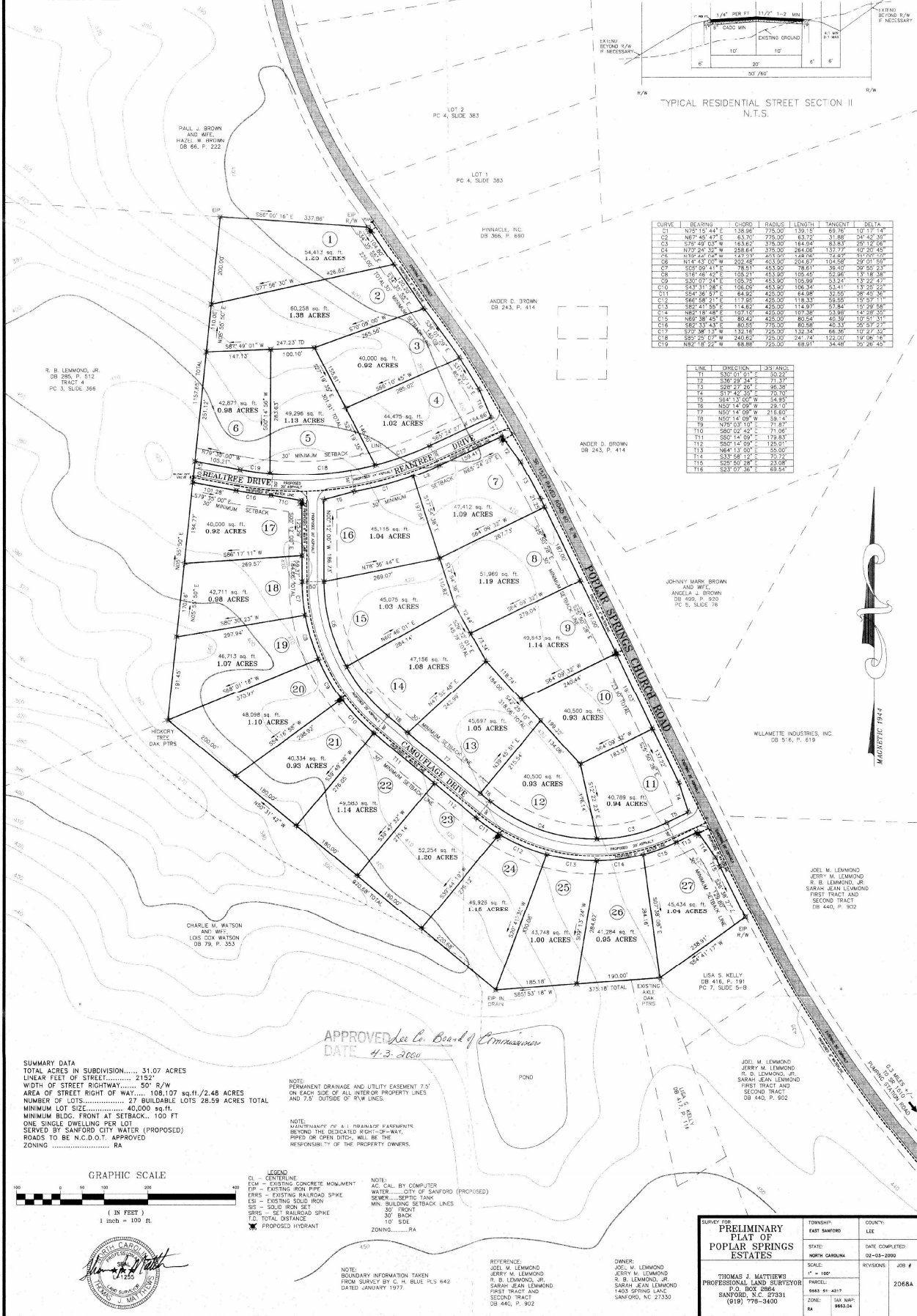
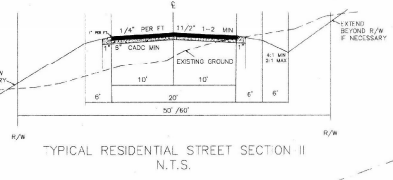


VICINITY MAP

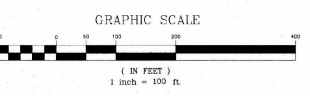


CURVE	BEARING	CHORD	RADIUS	LENGTH	TANGENT	DELTA
C1	N12°12'44"E	138.86'	725.00'	139.15'	69.95'	10°11'14"
C2	N67°45'47"E	63.70'	725.00'	63.72'	31.88'	24°42'30"
C3	S26°49'03"W	163.64'	375.00'	164.04'	81.83'	28°12'00"
C4	N77°24'32"W	288.64'	375.00'	284.08'	137.77'	69°20'45"
C5	N15°41'04"W	178.11'	375.00'	178.09'	87.50'	10°00'00"
C6	N14°43'00"W	202.48'	400.00'	204.87'	104.42'	29°01'59"
C7	S50°00'41"W	178.11'	400.00'	178.11'	87.50'	29°01'59"
C8	S17°28'42"E	105.21'	400.00'	105.45'	52.26'	13°18'38"
C9	S30°07'28"E	108.09'	400.00'	108.09'	53.41'	13°28'32"
C10	S23°31'28"E	108.09'	400.00'	108.18'	53.41'	13°28'32"
C11	S52°36'51"E	84.90'	400.00'	84.90'	42.50'	28°45'11"
C12	S48°25'21"E	117.85'	400.00'	118.26'	59.41'	13°28'32"
C13	S87°41'59"E	114.82'	400.00'	114.97'	59.41'	13°28'32"
C14	N67°45'47"E	107.11'	400.00'	107.36'	53.96'	14°28'00"
C15	N69°38'45"E	80.42'	400.00'	80.54'	40.59'	10°51'31"
C16	S69°34'43"E	80.42'	400.00'	80.56'	40.53'	20°07'32"
C17	S77°38'13"W	132.18'	725.00'	132.34'	68.36'	10°21'52"
C18	S85°05'07"W	240.69'	725.00'	241.74'	122.00'	19°38'58"
C19	N87°18'22"W	68.88'	725.00'	68.91'	34.48'	20°26'45"

LINE	DIRECTION	STANDARD
T1	S20°01'01"E	32.52'
T2	S26°28'34"E	22.59'
T3	S26°42'28"E	48.30'
T4	S26°49'03"W	54.89'
T5	S26°49'03"W	54.89'
T6	N57°14'09"W	59.41'
T7	N57°14'09"W	215.60'
T8	N57°14'09"W	59.41'
T9	N45°09'10"W	71.87'
T10	S60°05'42"E	71.96'
T11	S50°14'09"E	179.83'
T12	S50°14'09"E	125.07'
T13	N64°13'00"E	55.00'
T14	S26°05'25"E	23.08'
T15	S23°07'35"E	69.54'

**SUMMARY DATA**  
 TOTAL ACRES IN SUBDIVISION..... 31.07 ACRES  
 LINEAR FEET OF STREET..... 2152'  
 WIDTH OF STREET RIGHTWAY..... 50' R/W  
 AREA OF STREET RIGHT OF WAY..... 108,107 sq.ft./2.48 ACRES  
 NUMBER OF LOTS..... 27 BUILDABLE LOTS 26.59 ACRES TOTAL  
 MINIMUM LOT SIZE..... 40,000 sq.ft.  
 MINIMUM BLDG. FRONT AT SETBACK... 100 FT  
 ONE SINGLE DWELLING PER LOT  
 SERVED BY SANFORD CITY WATER (PROPOSED)  
 ROADS TO BE N.C.D.O.T. APPROVED  
 ZONING ..... RA

NOTE: PERMANENT DRAINAGE AND UTILITY EASEMENT 7.5' ON EACH SIDE OF ALL INTER-PROPERTY LINES AND 7.5' OUTSIDE OF R/W LINES.  
 NOTE: MAINTENANCE OF ALL IRON/Pipes OF EASEMENTS BEYOND THE DEDICATED RIGHT-OF-WAY PIPES OR OPEN DITCH, WILL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS.



**LEGEND**  
 CL - CENTERLINE  
 CM - EXISTING CONCRETE MONUMENT  
 EP - EXISTING IRON PIPE  
 ERMS - EXISTING RAILROAD SPIKE  
 ES - EXISTING SOLID IRON  
 SS - SOLID IRON SET  
 SRMS - SET RAILROAD SPIKE  
 TD - TOTAL DISTANCE  
 \* - PROPOSED HYDRANT

NOTE: AC. CAL. BY COMPUTER  
 WATER - CITY OF SANFORD (PROPOSED)  
 SEWER - SEPTIC TANK  
 MIN. BUILDING SETBACK LINES  
 30' FRONT  
 30' BACK  
 10' SIDE  
 ZONING..... RA

APPROVED *Lee Co. Board of Commissioners*  
 DATE 4-3-2000



NOTE: BOUNDARY INFORMATION TAKEN FROM SURVEY BY C. H. BLUE PLS 642 DATED JANUARY 1997.

REFERENCE:  
 JOEL M. LEMMOND  
 JERRY M. LEMMOND  
 R. B. LEMMOND, JR.  
 SARAH JEAN LEMMOND  
 1403 SPRING LAKE  
 SANFORD, NC 27330

OWNER:  
 JOEL M. LEMMOND  
 JERRY M. LEMMOND  
 R. B. LEMMOND, JR.  
 SARAH JEAN LEMMOND  
 1403 SPRING LAKE  
 SANFORD, NC 27330

SURVEY FILE NO.	PRELIMINARY PLAT OF POPLAR SPRINGS ESTATES	TOWNSHIP	EAST SANFORD	COUNTY	LEE
DATE COMPLETED	02-03-2000	SCALE	1" = 100'	REVISIONS	JOB #
PARCEL	2068A	DATE	1988 01 4217	ZONE	RA
PROFESSIONAL LAND SURVEYOR	THOMAS J. MATTHEWS	STATE	NORTH CAROLINA	EXPIRES	06/30/04