

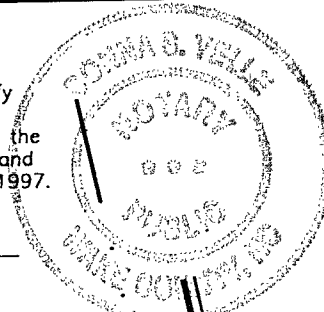
LEG TABLE FOR CROSS ACCESS AGREEMENT

CURVE	RADIUS	LENGTH	TANGENT	CHORD	BEARING	DELTA
C2	3.00	4.71	3.00	4.24	N 205°09' W	90°00'00"
C3	3.00	4.71	3.00	4.24	S 69°08'51" W	90°00'00"
C4	50.00	37.08	19.44	36.23	S 87°08'45" E	42°28'14"
C5	5.00	7.85	5.00	7.07	N 63°20'22" W	90°00'00"
C6	5.00	7.85	5.00	7.07	S 26°39'58" W	90°00'00"
C7	5.00	7.85	5.00	7.07	N 59°57'30" W	90°00'00"
C8	5.00	7.85	5.00	7.07	S 30°02'30" W	90°00'00"
C9	3.00	4.71	3.00	4.24	N 69°08'51" E	90°00'00"
C10	3.00	4.71	3.00	4.24	S 20°51'09" E	90°00'00"
C11	38.00	28.18	14.77	27.54	S 87°05'45" E	42°28'14"
C12	10.00	15.71	10.00	14.14	N 26°39'58" E	90°00'00"
C13	5.00	7.85	4.71	6.86	N 28°21'04" E	86°37'07"
C14	5.00	7.85	5.00	7.07	S 59°57'30" E	90°00'00"

LINE	DIRECTION	DIST.
L2	S 65°10'09" E	104.79'
L3	S 24°08'51" W	5.50'
L4	S 65°10'09" E	44.00'
L5	N 24°08'51" E	5.50'
L6	S 65°10'09" E	12.91'
L7	N 71°39'38" E	26.57'
L8	S 18°20'22" W	17.00'
L9	N 71°39'38" E	17.00'
L10	N 18°20'22" W	13.00'
L11	N 71°39'38" E	7.29'
L12	S 14°57'30" E	13.00'
L13	N 75°02'30" E	51.00'
L14	N 14°57'30" W	13.00'
L15	N 74°48'05" E	3.28'
L16	S 65°10'09" E	16.19'
L17	N 24°08'51" E	5.50'
L18	S 65°10'09" E	66.00'
L19	S 24°08'51" W	5.50'
L20	S 65°10'09" E	15.07'
L21	N 71°39'38" E	18.57'
L22	N 18°20'22" W	2.00'
L23	N 71°39'38" E	12.27'
L24	N 14°57'30" W	14.34'
L25	N 75°02'30" E	76.50'
L26	S 14°57'30" E	13.00'
L27	N 75°02'30" E	2.51'
L28	N 12°30'00" W	24.01'
L29	S 44°26'14" W	12.78'

North Carolina, Wake County
 I, a Notary Public of the County and state aforesaid certify that JANET AND JAMES GOWAN, JR. personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 2 day of JANUARY 1997.

Donna S. Yelle
 Notary Public
 My commission expires 10-4-98



MAP NOTES:

- LOT SHOWN HEREON IS PART OF WAKE CO. PARCEL IDENTIFICATION NUMBER 0793.06-38-6442.
- NO PORTION OF LOT SHOWN HEREON LIES WITHIN THE BOUNDARIES OF A F.E.M.A. MAPPED FLOOD HAZARD AREA (PANEL NO. 37183C0526) NOTED.
- ALL BEARINGS AND DISTANCES SHOWN ARE GROUND MEASUREMENTS UNLESS OTHERWISE NOTED.

MAP REFERENCES:

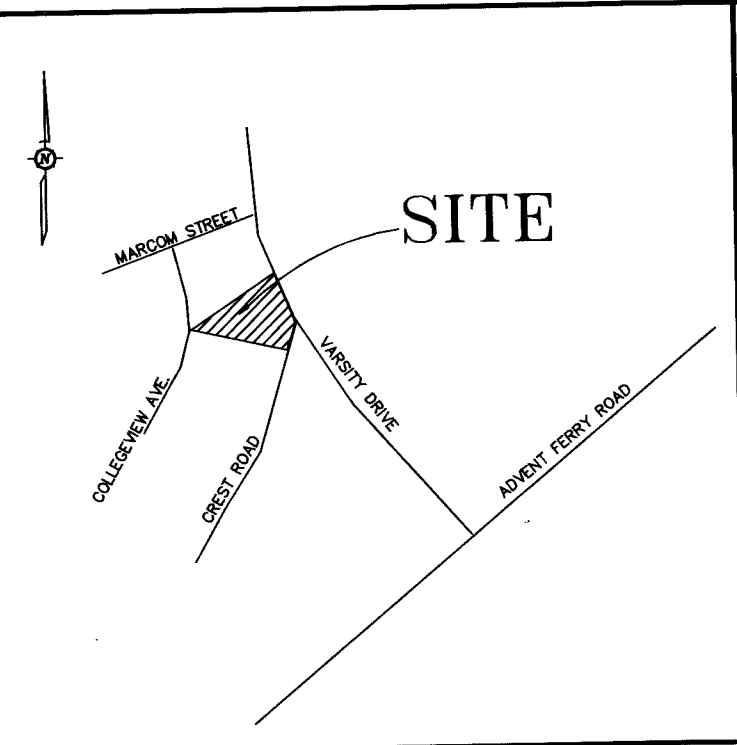
- MAP ENTITLED "MAP OF PART OF CATHOLIC ORPHANAGE PROP." AS RECORDED IN BOOK OF MAPS 1914, PAGE 121.
- MAP ENTITLED "COLLEGE VIEW" AS RECORDED IN BOOK OF MAPS 1924, PAGE 2.
- MAP ENTITLED "PROPOSED ALLEY CLOSING SIMPKINS ST." AS RECORDED IN BOOK OF MAPS 1967, VOL. 1, PG. 79. RESOLUTION # (1967)-705.

DEED REFERENCES:

- DEED BOOK 4728, PAGE 576 AS RECORDED WITH THE WAKE COUNTY REGISTER OF DEEDS

LEGEND

- IRON PIPE FOUND
- NEW IRON PIPE
- ⊕ EX. POWER POLE
- EX. OVERHEAD UTILITY



VICINITY MAP

This certifies and warrants that the undersigned is (are) the sole owner(s) of the property shown on this map subject to the exceptions on record, having acquired the property in fee simple by deed(s) recorded in the Office of the Registrar 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 dedication(s) will warrant and defend the title against the lawful claims of all persons whomsoever 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-way, parks and greenways shown thereon 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 of property owner(s):
James B. Gowan, Jr.
Janet Gowan

COLLEGEVIEW AVE.
 VARIABLE WIDTH PUBLIC RIGHT-OF-WAY

EXISTING R/W

PORTION OF LOT 6
 N/F DAVID A. HIGGINBOTHAM

PORTION OF LOT 6
 N/F JERRY A. HAILEY, JR.

LOT 9
 N/F ROBERT BRUCE MCCALLUM

1410 VARSITY PL.
 45.00'

1414 VARSITY PL.
 92.00'

1400 CREST RD.
 45.00'

VARSIITY DR.
 60' PUBLIC RIGHT-OF-WAY

CREST RD.
 60' PUBLIC RIGHT-OF-WAY

DRIVEWAY TO BE CLOSED

5' SIDEWALK EASEMENT

DRIVEWAY TO BE CLOSED

41' BB

41' BB

41' BB

41' BB

41' BB

41' BB

41' BB

41' BB

41' BB

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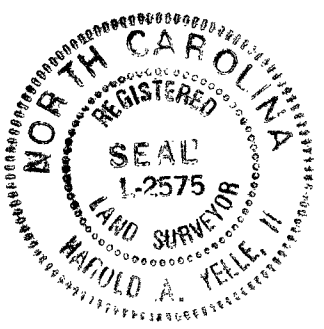
STATUS OF SURVEY

- 1. This survey creates a subdivision of land in an area covered by a subdivision ordinance.
- 2. This survey is of an land in a unregulated area.
- 3. This survey is of an existing parcel or parcels.
- 4. This survey is of another category, such as the recombination of existing parcels or a court ordered survey.
- 5. From information available, the surveyor is unable to make a determination from provisions 1 through 4.

I, Harold A. Yelle II, RLS, L-2575 certify that this map was drawn from an actual field survey performed under my direction and supervision. The error of closure, as calculated by latitudes and departures is one part in 32,000±. The Misclosure is distributed by the Crandall Method, and the area, if shown, is calculated by electronic computer using DPD methods. This map is prepared in accordance with G.S. 47-30, as amended.

Witness my hand and seal this the 19 day of December, 1997

Harold A. Yelle II
 L-2575



"I, the undersigned Planning Director of the City of Raleigh, do hereby certify that the City of Raleigh, as provided by its City Code, on the 13 day of December in the year 1996, 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
 2-20-97

SUBJECT TRACT INFORMATION

THE SUBJECT TRACT IS OWNED AND DEVELOPED BY
JAMES B. GOWAN, JR. & JANET L. GOWAN
 LOTS 7 & 8
 P.I.N. 0793.06-38-6442
 D.B. 4278, PG. 576
 ZONED R-10
 EXISTING AREA 31,380 sq.ft. 0.720 acres
 AREA W/ CLOSED ALLEY 1,640 sq.ft. 0.038 acres
 TOTAL NET AREA 33,020 sq.ft. 0.758 acres

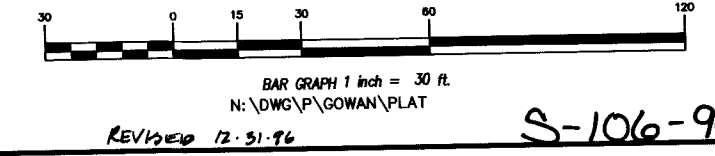
LOT #	LOT AREA
1	8,778 SF. 0.202 AC
2	6,751 SF. 0.155 AC
3	8,723 SF. 0.200 AC
4	8,768 SF. 0.201 AC
TOTAL AREA	33,020 SF. 0.758 AC

NOTE: ALLEY CLOSING REFERENCE - RESOLUTION (1967)-705
 2. ONLY ONE DRIVEWAY IS TO BE LOCATED ON THE ENTIRE FRONTAGE OF LOTS 2, 3 AND 4 TO BE SHARED AMONG THE THREE LOTS

THIS PLAT NOT TO BE RECORDED AFTER 7 DAY OF March 1997
 1 COPY TO BE RETAINED FOR THE CITY.
 THIS PLAT IS IN OUT OF THE CITY LIMITS.

RPID # 001577
SUBDIVISION PLAT
OF
VARSIITY PLACE

PROPERTY OF JAMES & JANET GOWAN
 CITY OF RALEIGH, WAKE CO.
 DECEMBER 19, 1996 SCALE 1"=30'



AYES
 AIKEN & YELLE ASSOCIATES, PA
 Professional Engineers & Land Surveyors
 110 Wind Chime Court
 Raleigh, North Carolina 27615
 919-870-6801

Recorded in Book of Maps 1997, Page 318

S-106-96