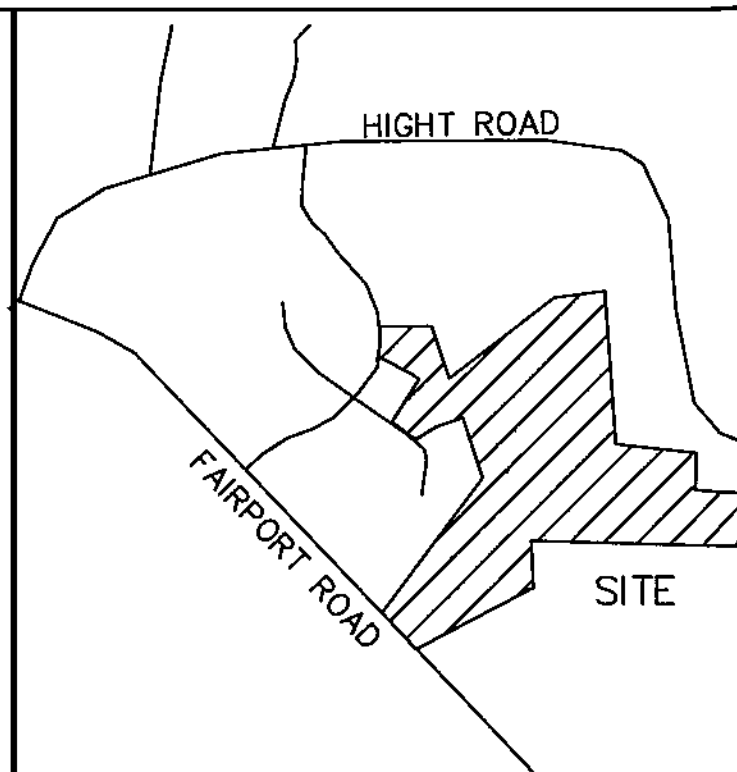
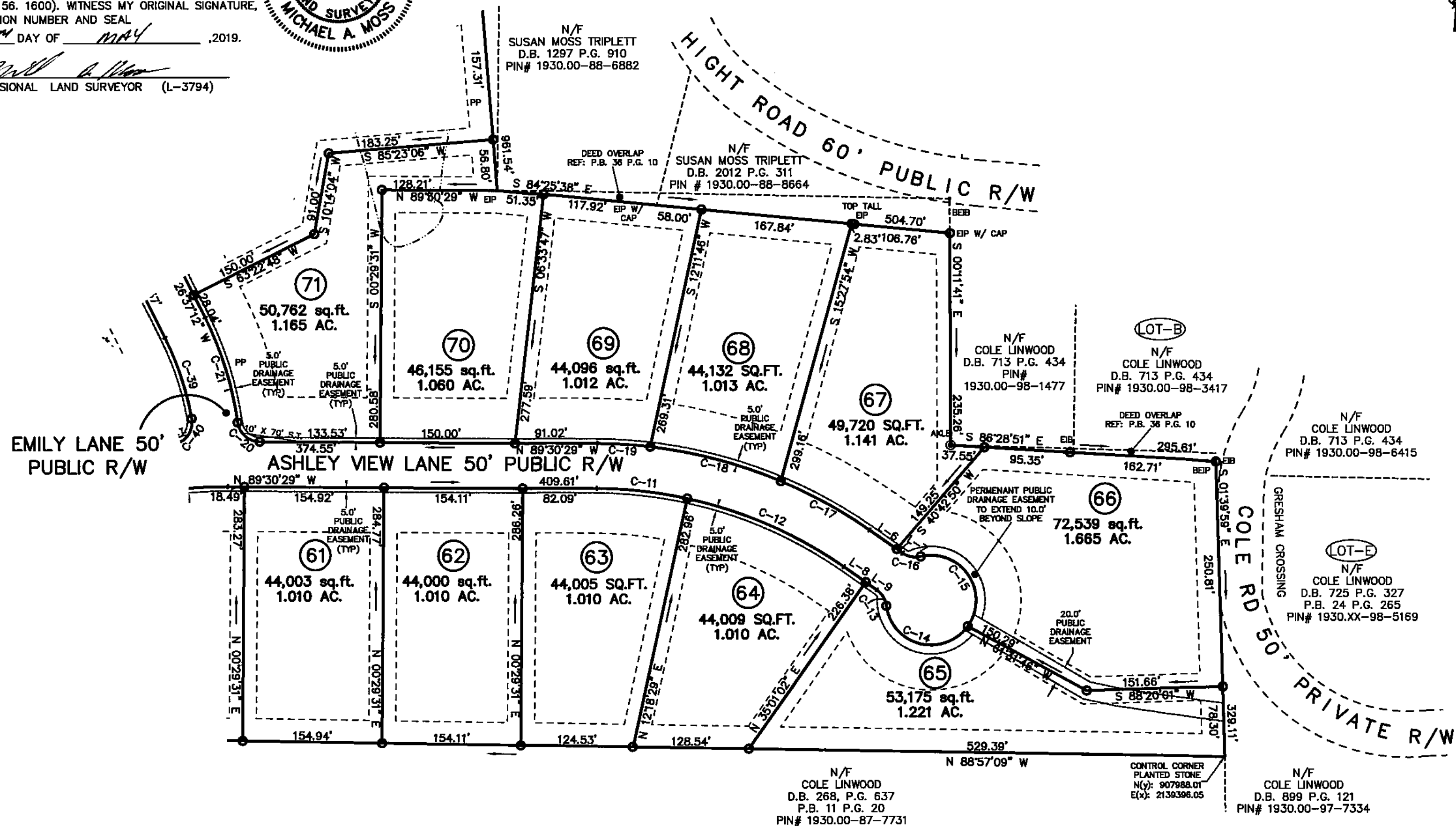
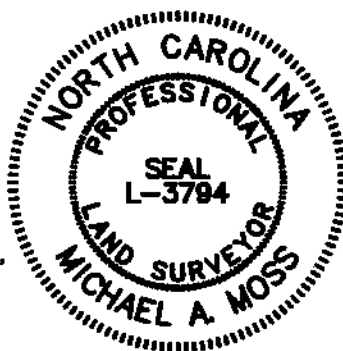


I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL.

THIS 20TH DAY OF MAY, 2019.

PROFESSIONAL LAND SURVEYOR (L-3794)



VICINITY MAP

SCALE: NTS

LINE TYPE LEGEND

---	PROPERTY LINE - LINE SURVEYED
---	RIGHT-OF-WAY
---	ADJOINING LINE - LINE NOT SURVEYED
---	OVERHEAD LINE
---	BUILDING SETBACK
---	EASEMENT
---	BUFFER
---	FLOOD HAZARD SOILS

LEGEND:

- NIP - NEW IRON PIPE
- SPK - SET PK NAIL
- EPK - EXISTING PK NAIL
- EIP - EXISTING IRON PIPE
- EIB - EXISTING IRON BAR
- BEIB - BENT EXISTING IRON BAR
- PP - POWER POLE
- OHL - OVERHEAD POWER LINE
- LP - LIGHT POLE
- PV - POWER VAULT
- EB - ELECTRIC BOX
- TEL - TELEPHONE PEDESTAL
- HYD - FIRE HYDRANT
- WV - WATER VALVE
- WM - WATER METER
- DI - DRAIN INLET
- CO - SEWER CLEAN OUT
- EOP - EDGE OF PAVEMENT
- RCP - REINFORCED CONCRETE PIPE
- S.T. - SIGHT TRIANGLE
- R/W - RIGHT OF WAY
- EOP - EDGE OF PAVEMENT

REFERENCES:

D.B. 1461	P.G. 132
D.B. 1497	P.G. 248-249
D.B. 1497	P.G. 5
D.B. 227	P.G. 401
D.B. 1128	P.G. 82
P.B. 36	P.G. 10
P.B. 20	P.G. 171
P.B. 38	P.G. 43
P.B. 33	P.G. 26
P.B. 11	P.G. 20

GRANVILLE COUNTY, NORTH CAROLINA

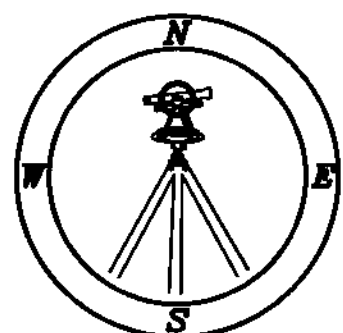
I, Barry Baker, REVIEW OFFICER OF GRANVILLE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

3-4-2020

DATE

REVIEW OFFICER

PRESENTED FOR REGISTRATION THIS DAY OF 2019 AT O'CLOCK A.M. AND REGISTERED IN THE OFFICE OF REGISTER OF DEEDS FOR GRANVILLE COUNTY, N.C. BOOK NO. PAGE REGISTER OF DEEDS:



I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO MONUMENT WITHIN 2000' FEET OF THIS PROPERTY.
- THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
- MAIL KIOSK AND ASSOCIATED PARKING WILL BE EVALUATED BY NCDOT BEFORE APPROVAL AND INSTALLATION.
- MAINTENANCE OF THE PUBLIC DRAINAGE EASEMENT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S). THE EASEMENT ALLOWS THE NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENTS AND PERFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY. IT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S) TO MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORM WATER.
- SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER OTHER EASEMENTS.
- ONLY NCDOT APPROVED STRUCTURES ALLOWED WITH IN THE RIGHT OF WAY.
- ALL LOTS MUST BE INTERNALLY SERVED (IF APPLICABLE).
- THE OPERATION AND MAINTENANCE AGREEMENT ACKNOWLEDGES THAT THE HOME OWNERS ASSOCIATION SHALL CONTINUOUSLY OPERATE AND MAINTAIN THE STRUCTURAL STORM WATER CONTROLS AT NO COST TO THE DIVISION OF HIGHWAYS.
- THE DECORATIVE POST AND SIGNS WILL NOT BE MAINTAINED BY THE NCDOT AND WILL BE THE RESPONSIBILITY OF THE DEVELOPER/HOME OWNERS ASSOCIATION.
- THE HOME OWNER'S ASSOCIATION IS RESPONSIBLE FOR MAINTAINING THE PERMANENT STORMWATER CONTROL STRUCTURE AS DIRECTED BY THE GOVERNMENT OFFICE HAVING JURISDICTION FOR WATERSHED PROTECTION AND THEIR ASSIGNS WILL HAVE THE RIGHT TO ACCESS THE PERMANENT STORMWATER CONTROLS FOR INSPECTIONS AND MAINTENANCE ENFORCEMENT.
- THE RIPARIAN BUFFERS SHOWN ON THIS PLAT ARE PROTECTED AS DESCRIBED IN 15A NCAC 02B.0233. LAND DISTURBANCE WITHIN THE RIPARIAN BUFFER IS PROHIBITED WITHOUT THE APPROVAL FROM NCDNR AND/OR THE GRANVILLE COUNTY STORMWATER ADMINISTRATOR.
- PROPERTY IS NOT LOCATED IN THE FALLS WATERSHED. A STORMWATER AGREEMENT IS NOT REQUIRED.
- PRIOR TO CONSTRUCTION ROADWAY DESIGN PLANS SHALL BE SUBMITTED TO THE DEPARTMENT FOR REVIEW AND APPROVAL. ALL SUBDIVISION ROADS SHALL BE DESIGNED TO THE CURRENT NCDOT SUBDIVISION MANUAL.
- WELL LOCATED ON ASHLEY VIEW LANE WILL BE ABANDONED PER APPLICABLE REGULATIONS.
- LOTS MARKED IN AN * WILL SERVE LOT 55 AS AN OFFSITE SEPTIC SYSTEM.
- SEE SHEET 1 OF 1 FOR LINE & CURVE TABLES.
- SEE SHEET 1 OF 1 FOR ALL GOVERNMENTAL SIGNATURES.
- SEE SHEET 1 OF 1 FOR MAIL KIOSK DETAIL.

MINIMUM BUILDING SETBACKS:

STREET	50.0'
SIDE	15.0'
REAR	25.0'

OWNER/DEVELOPER:

GRESHAM CROSSING LLC
28 HAYES WAY
FRANKLINTON, NC 27525

SUBDIVISION PLAT FOR
GRESHAM POINTE

OWNER: GRESHAM CROSSING LLC
REF: D.B. 1641 P.G. 132
REF: P.B. 36 P.G. 10
FISHING CREEK TOWNSHIP
GRANVILLE COUNTY, NORTH CAROLINA



SCALE 1"=100'

JULY 11, 2018
ZONING: AR-40
PIN# 1930.00-88-2511
SHEET 4 OF 4

CAWTHORNE, MOSS & PANCIERA, P.C. PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148