

## SYMBOL LEGEND

- IPF IRF  
 ▲ CONCRETE MONUMENT FOUND  
 R/W MONUMENT EXISTING  
 ● R.R. SPIKE FOUND  
 P.K. NAIL FOUND  
 ○ IRON PIPE SET  
 □ CONCRETE MONUMENT SET  
 BENCHMARK  
 ▲ MONUMENT SET  
 ● R.R. SPIKE SET  
 BFE= BASE FLOOD ELEVATION  
 --- NON SURVEYED LINE  
 XXX LOT NUMBER

## GENERAL NOTES

ALL DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE NOTED

ALL AREAS COMPUTED BY COORDINATE GEOMETRY

NEW IRON PIPES SET ARE 1/2" DIA. METAL.

NO PORTION OF THE SUBJECT PROPERTY IS IN A SPECIAL FLOOD HAZARD AREA PER MAP NUMBER 3720184000 J (NO EFFECTIVE DATE) SHOWN ON MAP DOWNLOADED 4/4/05 FROM THE FOLLOWING WEB SITE: "WWW.NCFLOODMAPS.COM."

ALL EASEMENTS ARE CENTERED ON UTILITY UNLESS OTHERWISE NOTED

ALL LOTS ARE SUBJECT TO A 5' UTILITY EASEMENT ENVELOPE

MAINTENANCE OF PUBLIC DRAINAGE EASEMENTS TERMINATES AT THE END OF PIPE/STRUCTURE. REMAINDER OF EASEMENT IS PRIVATE.

STREAM BUFFERS SHALL REMAIN NATURAL AND UNDISTURBED EXCEPT AS MAY BE NECESSARY TO ACCOMMODATE UTILITIES AND DRAINAGE FACILITIES. NEUSE RIVER RIPARIAN BUFFER RULES APPLY TO STREAM BUFFER.

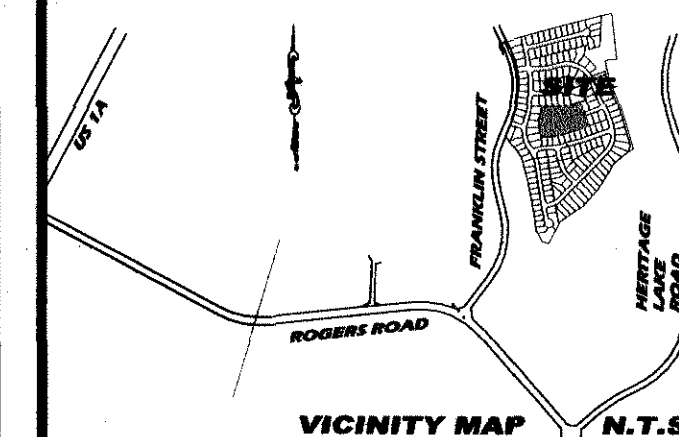
RECREATION REQUIREMENT PER DEVELOPMENT AGREEMENT BETWEEN THE TOWN OF WAKE FOREST AND AMMONS DEVELOPMENT GROUP.

**RESTRICTIVE  
COVENANTS  
RECORDED DEED  
BOOK 8693  
PAGE 1412-1453**
**ZONING CU R-5**

CASE NO. RZ-03-98  
 20' FRONT SET BACK  
 10' REAR SET BACK  
 MIN. LOT WIDTH 50'  
 8'MIN. SIDEYARD, or 2'MIN WITH  
 AGGREGATE 16'  
 20' CORNER YARD SET BACK

**SITE DATA**

AREA TO BE RECORDED 3.9870 ACRES  
 LESS AREA IN R/W 0.5732 ACRES  
 NET AREA (LOTS) 3.4138 ACRES  
 TOTAL NUMBER OF LOTS 14 LOTS  
 AVERAGE LOT SIZE 0.2438 ACRES  
 AVERAGE LOT SIZE 10,622 S.F.



VICINITY MAP N.T.S.

I, C. Andrew Heath, Jr., certify that this plat was drawn under my supervision from an actual survey made under my supervision, deed description recorded in Book 8821, Page 1739; that the boundaries not surveyed are clearly indicated as drawn lines from information found in Book SEE, Page REF; that the ratio of precision as calculated is 1:10,000+; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 5th day of APRIL, A.D., 2005.

C. Andrew Heath, Jr.  
 C. Andrew Heath, Jr., PLS  
 NC L-3281



THIS PARCEL IS LOCATED WITHIN THE WAKE FOREST PLANNING JURISDICTION

I, C. Andrew Heath, Jr., PLS L-3281, certify to one or more of the following as indicated thus (X):

a. That this plat is of a survey that creates a subdivision of land within the area of a county or municipality that regulates parcels of land.

C. Andrew Heath, Jr.  
 C. Andrew Heath, Jr., PLS L-3281

| NO. | REVISION/ISSUE | DATE |
|-----|----------------|------|
|     |                |      |
|     |                |      |
|     |                |      |

**MULKEY**  
 ENGINEERS & CONSULTANTS

PO Box 33127  
 RALEIGH, N.C. 27636-3127  
 (919) 851-1912  
 (919) 851-1918 (FAX)

SUBDIVISION PLAT OF  
 HERITAGE WAKE FOREST  
 PHASE IV SECTION 14

OWNER: HERITAGE WAKE FOREST INC.

WAKE FOREST  
 WAKE COUNTY  
 NORTH CAROLINA

2002261.00

TAX ID  
1840 62 2670

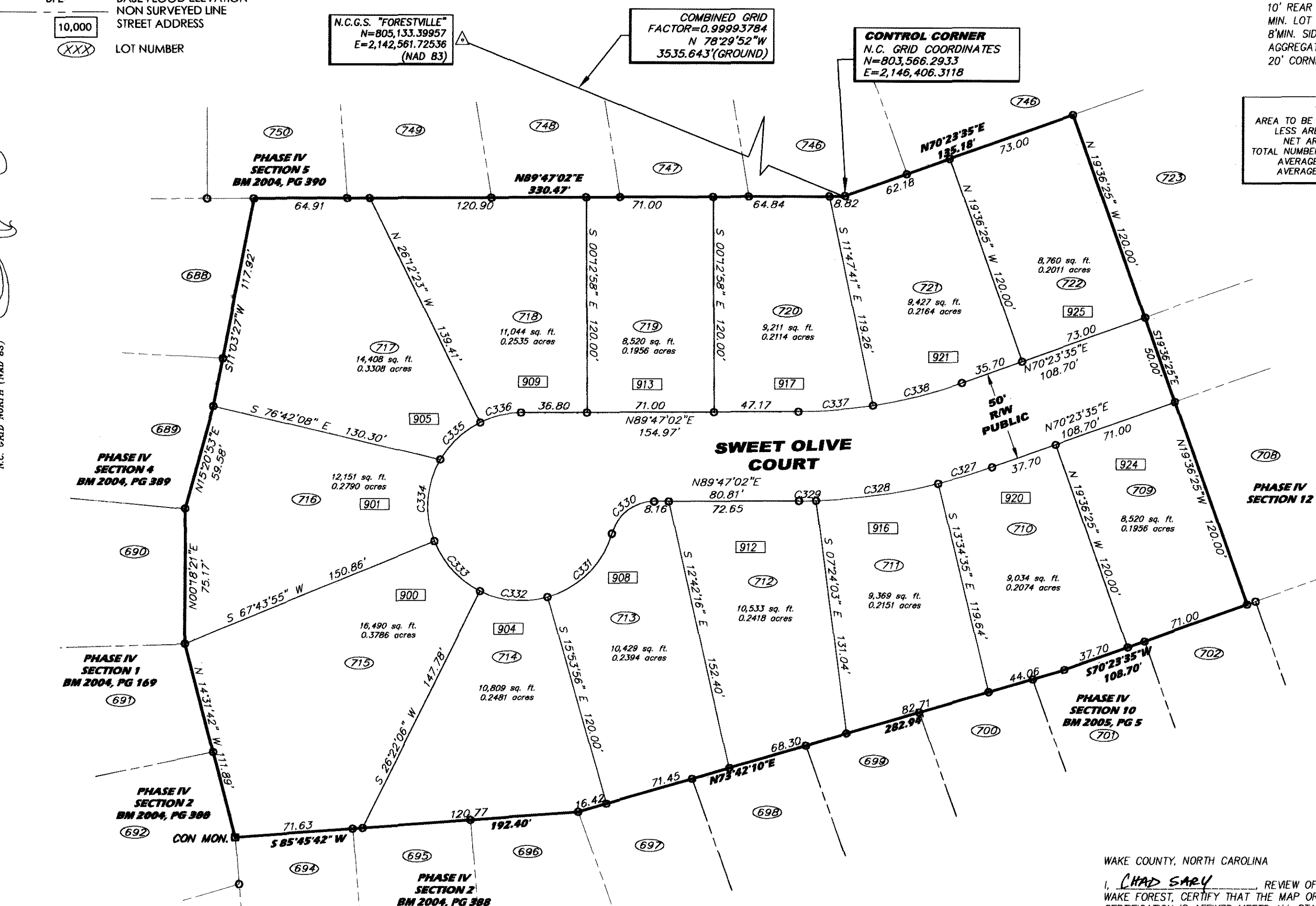
11/12/03

WAKE FOREST  
TOWNSHIP

1"=50'

FB: 98000 P. 00

PHASE4BASE.DWG



| C #  | LENGTH | RADIUS | DELTA     | CHORD | BEARING     |
|------|--------|--------|-----------|-------|-------------|
| C327 | 31.47  | 325.00 | 5'32'51"  | 31.46 | N73°10'00"E |
| C328 | 68.98  | 325.00 | 12°09'40" | 68.85 | N82°01'16"E |
| C329 | 9.55   | 325.00 | 1°40'58"  | 9.55  | N88°56'35"E |
| C330 | 31.91  | 25.00  | 73°07'22" | 29.78 | S53°13'21"W |
| C331 | 52.63  | 52.50  | 57°26'24" | 50.46 | N45°22'52"E |
| C332 | 38.73  | 52.50  | 42°16'02" | 37.86 | S84°45'55"E |
| C333 | 38.59  | 52.50  | 42°06'54" | 37.73 | S42°34'27"E |
| C334 | 47.19  | 52.50  | 51°29'50" | 45.61 | S04°13'55"W |
| C335 | 30.98  | 52.50  | 33°48'47" | 30.54 | S46°53'14"W |
| C336 | 23.81  | 52.50  | 25°59'25" | 23.61 | S76°47'19"W |
| C337 | 41.76  | 275.00 | 8°42'02"  | 41.72 | N85°26'00"E |
| C338 | 51.31  | 275.00 | 10°41'23" | 51.23 | N75°44'18"E |

CERTIFICATE OF OWNERSHIP AND DEDICATION  
 I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF WAKE FOREST, AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACKS, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I DEDICATE ALL SANITARY SEWER, STORM SEWER, AND WATER LINES TO THE TOWN OF WAKE FOREST.

HERITAGE WAKE FOREST INC.  
 P.O. BOX 1615  
 WAKE FOREST N.C. 27588  
 (919) 562-1322

WAKE COUNTY, NC 335  
 LAURA M RIDDICK  
 REGISTER OF DEEDS  
 PRESENTED & RECORDED ON  
 04/13/2005 AT 12:30:16

WAKE COUNTY, NORTH CAROLINA

I, CHAD SARY, REVIEW OFFICER OF THE TOWN OF WAKE FOREST, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

4-12-05  
 DATE

REVIEW OFFICER

APPROVED FOR RECORDING BY THE TOWN OF WAKE FOREST.

04/12/05  
 DATE

TOWN CLERK

GRAPHIC SCALE



( IN FEET )  
 1 inch = 50 ft.

RECORDED IN BOOK OF MAPS 2005 PAGE

BOOK: BN2005 PAGE: 00708