

VICINITY MAP

WAKE COUNTY CERTIFICATION

I, CELENA EVERETTE, SUBDIVISION ADMINISTRATOR AND REVIEW OFFICER OF WAKE COUNTY, CERTIFY THAT THIS PLAT CREATES A SUBDIVISION SUBJECT TO AND IN ACCORD WITH THE WAKE COUNTY SUBDIVISION ORDINANCE, AND THAT IT MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

4/5/06 Celena Everette
DATE SUBDIVISION ADMINISTRATOR OFFICER

APPROVAL EXPIRES IF NOT RECORDED ON OR BEFORE 4/20/06

I CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS IN THE SUBDIVISION JURISDICTION OF THE COUNTY OF WAKE AND THAT I(WE) HERBY ADOPT THIS PLAT WITH MY(OUR) FREE CONSENT.

OWNER: William H. Wright

DATE: March 22, 2006

I, THE UNDERSIGNED A NOTARY PUBLIC OF WAKE COUNTY DO HEREBY CERTIFY THAT WILLIAM H. WRIGHT PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXCUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND SEAL THIS 22nd DAY OF March, 2006

NOTARY PUBLIC Jane Kelley

MY COMMISSION EXPIRES: 11-6-09

LEGEND

EIP ---------- EXISTING IRON PIPE/ CONTROL CORNER
EIS ---------- EXISTING IRON STAKE/ CONTROL CORNER
IPS ---------- IRON PIPE SET
NIF ---------- NO IRON FOUND
RRS ---------- RAILROAD SPIKE SET
CON MON. ------- CONCRETE MONUMENT
PK ---------- PK NAIL
R/W ---------- RIGHT OF WAY
CL ---------- CENTER LINE

THERE SHALL BE NO FILLING OR THE ERECTION OF PERMANENT STRUCTURES IN THE AREAS OF WAKE COUNTY FLOOD HAZARD SOILS OR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) 100 YEAR FLOOD ZONES UNTIL A FLOOD STUDY IS APPROVED BY WAKE COUNTY AND/OR FEMA

BEFORE ACQUIRING A BUILDING PERMIT FOR LOTS MARKED WITH *, (ASTERISK) THE BUILDER MAY NEED TO OBTAIN A FLOOD HAZARD AREA USE PERMIT FROM WAKE COUNTY ENVIRONMENTAL SERVICES. THE BUILDER'S ENGINEER, ARCHITECT AND/OR SURVEYOR (AS APPROPRIATE) MUST CERTIFY THAT ALL FLOOD HAZARD REQUIREMENTS ARE MET.

CERTIFICATION OF REVIEW BY LICENSED SOIL SCIENTIST

I HEREBY CERTIFY THAT LOT(S) Tract 1 SHOWN ON THIS PLAT FOR WILLIAM H. WRIGHT, HAVE BEEN REVIEWED AS APPROPRIATE AND WITH RESPECT TO ALTERNATIVE REQUIREMENTS SET FORTH IN SECTION V OF THE REGULATIONS GOVERNING SEWAGE TREATMENT AND DISPOSAL SYSTEMS IN WAKE COUNTY AS AMENDED FROM TIME TO TIME. AS OF THIS DATE, AND BASED ON THIS REVIEW OF EXISTING SITE CONDITIONS THE LOTS NUMBERED ABOVE ON THIS PLAT WILL PRESUMABLY MEET THESE REGULATIONS.

I HEREBY CERTIFY THAT LOT(S)_____ SHOWN ON THIS PLAT FOR WILLIAM H. WRIGHT, HAVE BEEN REVIEWED AS APPROPRIATE AND WITH RESPECT TO ALTERNATIVE REQUIREMENTS SET FORTH IN SECTION VI OF THE REGULATIONS GOVERNING SEWAGE TREATMENT AND DISPOSAL SYSTEMS IN WAKE COUNTY AS AMENDED FROM TIME TO TIME. AS OF THIS DATE, AND BASED ON THIS REVIEW OF EXISTING SITE CONDITIONS THE LOTS NUMBERED ABOVE ON THIS PLAT WILL PRESUMABLY MEET THESE REGULATIONS.

PRELIMINARY CERTIFICATION DOES NOT REPRESENT APPROVAL OR A PERMIT FOR ANY SITE WORK, NOR DOES IT GUARANTEE ISSUANCE OF AN IMPROVEMENT PERMIT FOR ANY LOT. FINAL SITE APPROVAL FOR ISSUANCE OF IMPROVEMENT PERMITS IS BASED ON REGULATIONS IN FORCE AT THE TIME OF PERMITTING AND IS DEPENDENT ON SATISFACTORY COMPLETION OF INDIVIDUAL SITE EVALUATIONS FOLLOWING APPLICATION FOR AN IMPROVEMENT PERMIT DETAILING A SPECIFIC USE AND SITING.

ANY CHANGE IN USE OR ANY SITE ALTERATION MAY RESULT IN SUSPENSION OR REVOCATION OF CERTIFICATION.

DATE NC LICENSED SOIL SCIENTIST (SEAL)

LICENSED SOIL SCIENTIST OSCAR WILLIAMS L-0198 NORTH CAROLINA

03-22-2006

DB 11739 PG. 324

N/F
MARGARET P. BUFFALOE
DB 5738 PG. 731
PIN # 0699-53-0859

N/F
KAY STALLINGS
DB 11724 PG. 1818
PIN # 0699-63-6721

N/F
ANN KING, ET AL
DB 1954 PG. 636
PIN # 0699-42-2621

N/F
PEGGY DICKERSON
DB 11739 PG. 327
PIN # 0699-73-9024

N/F
JESSE W. EVANS, ET UX
DB 2698 PG. 893
PIN # 0699-72-5162

EIP AT BASE OF 30" OAK AND PAINTED ROCK
S84°53'47"E 461.24'
EIP AT BASE OF IRON STAKE
S84°30'19"E 554.03'
639.17'
BENT EIP WITH NAIL AT BASE
S85°29'37"E 251.58'
EIP S85°30'42"E 166.61'
N72°20'36"E 118.94' EIP
S72°55'02"E 1786.21'
30' NEW PRIVATE ACCESS EASEMENT
NOTE: FURTHER SUBDIVISION OF ANY LOT SHOWN ON THIS PLAT MAY BE PROHIBITED UNLESS THE NEW PRIVATE ACCESS EASEMENT IS IMPROVED IN ACCORDANCE WITH APPLICABLE STANDARDS.
1846.69' TOTAL
N05°43'28"W 354.33'
EIP
N76°23'16"W 613.38'
EIP
S05°44'42"W 272.36'
EIP
411.55'
N76°24'32"W
TRACT 3*
435,639 sq. ft.
10.0009 acres
FLOOD HAZARD SOILS AS PER WAKE COUNTY GIS
S05°43'28"W 302.05'
CREEK
FLOOD HAZARD SOILS AS PER WAKE COUNTY GIS
EXISTING POND
1 STORY WOOD FRAME DWELLING
S80°07'34"E 616.99'
PP
676.99' TOTAL
N09°52'26"E 333.09'
OVERHEAD WIRES
9004
ADDITIONAL 30' RIGHT-OF-WAY DEDICATION
50' TREE AND VEGETATION PROTECTION ZONE
25' TREE AND VEGETATION PROTECTION ZONE
1823.33'
N76°24'32"W
617.63'
N76°24'32"W 617.69'
TRACT 2*
22.332 acres gross
-0.061 acres in R/W
-0.064 acres in additional R/W
-1.576 acres in PRIVATE ACCESS EASEMENT
20.631 acres net
TRACT 1
5.517 acres gross
-0.259 acres in R/W
-0.258 acres in additional R/W
5.000 acres net
OLD STAGE ROAD
N.C.S.R. 1006
60' PUBLIC R/W
TIE N02°09'21"W 231.81'
MAG NAIL SET AT THE INTERSECTION OF GENTLE SLOPE WAY AND OLD STAGE ROAD
GENTLE SLOPE WAY

SETBACK TABLE

30' FRONT YARD
30' CORNER SIDE YARD
10' SIDE YARD
30' REAR YARD

GRAPHIC SCALE

200 0 100 200 400 800
(IN FEET)
1 inch = 200 ft.

NORTH CAROLINA
WAKE COUNTY

I, Max E. Ashworth, Jr., certify that this plat was drawn under my supervision from an actual survey made under my supervision using references shown hereon; that the boundaries not surveyed are shown as broken lines plotted from information shown hereon; 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 06 day of MARCH, A.D. 2006

NORTH CAROLINA PROFESSIONAL SEAL L-3099 LAND SURVEYOR MAX E. ASHWORTH, JR.

MAX E. ASHWORTH, JR.
L-3099

This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

REFERENCES:

1. DB 11739 PG. 324
2. OTHERS AS SHOWN

NOTES:

1. ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES.
2. AREAS COMPUTED BY COORDINATE METHOD.
3. PROPERTY SHOWN HEREON IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
4. 5/8" INSIDE DIAMETER IRON PIPES SET AT CORNERS UNLESS OTHERWISE NOTED.
5. NO TITLE SEARCH HAS BEEN PERFORMED BY THIS OFFICE DURING THE COURSE OF THIS SURVEY.
6. THIS SURVEYOR DOES NOT CERTIFY TO THE EXISTENCE OR NON-EXISTANCE OF ANY UNDER GROUND UTILITIES THAT MAY OR MAY NOT BE PRESENT ON THIS SITE.
7. NO GRID MONUMENT LOCATED WITHIN 2000' OF PROPERTY.
8. IMPERVIOUS SURFACE COVERAGE SHALL NOT EXCEED 15% ON ANY INDIVIDUAL LOT.

Recorded in Book of Maps 2006 Pg. 0673

WAKE COUNTY, NC 418
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
04/06/2006 AT 15:57:02

FILED FOR REGISTRATION
BOOK:BM2006 PAGE:00673

DATE
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY

BY: _____
ASST / DEPUTY

TIME _____

LINE TABLE ALONG NEW R/W

LINE TABLE		
LINE	LENGTH	BEARING
L-1	94.48	S09°52'26"W
L-2	210.94	S09°52'26"W
L-3	51.82	S10°00'41"W
L-4	51.04	S09°38'19"W
L-5	49.40	S10°09'37"W
L-6	9.86	S11°00'46"W

LINE TABLE ALONG EXISTING CENTERLINE

LINE TABLE		
LINE	LENGTH	BEARING
L-8	86.89	S09°52'26"W
L-9	211.01	S09°52'26"W
L-10	51.67	S10°00'41"W
L-11	51.12	S09°38'19"W
L-12	49.95	S10°09'37"W
L-13	13.01	S11°00'46"W

REVISIONS	MINOR SUBDIVISION OF THE PROPERTY OF:	ASHWORTH LAND SURVEYING
	WILLIAM H. WRIGHT	
	817 DANIELS STREET, APT. C, RALEIGH, N.C. 27608	PO BOX 388, FUQUAY-VARINA, N.C. 27526 919-552-1857
PANTHER BRANCH TOWNSHIP	WAKE COUNTY	NORTH CAROLINA
PIN# 0699-72-0690	ZONE: R-30	DATE: 03/06/06 / SCALE: 1" = 200' / DRAWING # 2735 / S-153-06