GRAPHIC SCALE
0 30 60
(IN FEET)
1 inch = 60 ft.

WFINV, LLC
PIN:1850950449
REID:0010865
DB 16732, Pg 2366
Zoned: R&PUD
Vacant

Thales Academy
PIN:1860045778
REID:0002811
DB 17303, Pg 1329
BM 1989, Pg 389
Zoned: R&PUD
Vacant

Gemstone Way
50' Public Right of Way
Hereby Dedicated

Kavanaugh Road
60' Public Right of Way
Hereby Dedicated

20' COR
Waterline Easement
BM 2021, Pg 119-126
Hereby Abandoned within
Public Right of Way

Golden Aster Trail
50' Public Right of Way
Hereby Dedicated

Winter Spring Drive
60' Public Right of Way
Hereby Dedicated

Phase Line

Existing Pond

BM 2021, Pg 119

20' PDE
2,900 sf

20' PDE
BM 2021, Pg 119-126

Kavanaugh Road
60' Public Right of Way
BM 2021, Pg 119-126

Phase I
BM 2021, Pg 119-126

Phase 1 Townhomes
BM 2021, Pg 109-114

New 20' PDE
3,184 sf

New 30' TORGE
32,255 sf / 0.74 ac

30' City of Raleigh
Sanitary Sewer Easement
BM 2021, Pg 119-126

30' City of Raleigh
Sanitary Sewer Easement
BM 2021, Pg 119-126
Hereby Abandoned within
Public Right of Way

OS#15
435,392 sf / 9.995 ac

OS#16
37,341 sf / 0.857 ac

BMP#2 MAE
BM 2021, 119-126

BMP#2 MAE
BM 2021, Pg 109-114

50' Riparian Buffer

50' Riparian Buffer

Match Line Sheet 4

Match Line Sheet 5

45	14,427 sf / 0.33 ac
46	12,664 sf / 0.29 ac
47	15,158 sf / 0.35 ac
48	11,597 sf / 0.27 ac
49	13,117 sf / 0.30 ac
50	12,953 sf / 0.30 ac
51	12,808 sf / 0.29 ac
52	13,029 sf / 0.30 ac
53	12,555 sf / 0.29 ac
54	13,622 sf / 0.31 ac
55	12,780 sf / 0.29 ac
56	13,147 sf / 0.30 ac
57	13,427 sf / 0.31 ac
58	11,602 sf / 0.27 ac
59	13,990 sf / 0.32 ac
60	13,541 sf / 0.31 ac
61	12,376 sf / 0.28 ac
62	13,987 sf / 0.32 ac
63	
64	
65	
87	22.491 sf
21	
22	
23	13,097 sf / 0.30 ac
24	20,994 sf / 0.48 ac
25	18,907 sf / 0.43 ac
26	17,256 sf / 0.40 ac
27	12,323 sf / 0.28 ac
28	10,801 sf / 0.25 ac
29	10,604 sf / 0.24 ac
30	11,284 sf / 0.26 ac
31	12,433 sf / 0.28 ac
32	13,232 sf / 0.30 ac
33	14,625 sf / 0.33 ac
34	16,019 sf / 0.38 ac
35	17,412 sf / 0.40 ac

LEGEND

o	IRON PIPE/REBAR FOUND
◉	IRON PIPE/REBAR SET
⊗	COMPUTED POINT
⊠	MONUMENT SET/FOUND
OS	OPEN SPACE
STE	SIGHT TRIANGLE EASEMENT
PAE	PUBLIC ACCESS EASEMENT
MAE	MAINTENANCE ACCESS EASEMENT
PUE	PUBLIC UTILITY EASEMENT
COR	CITY OF RALEIGH
TORGE	TOWN OF ROLESVILLE GREENWAY EASEMENT
PDE	PRIVATE DRAINAGE EASEMENT
#	STREET ADDRESS
	NEW LOT - R/W LINE
	EXISTING LOT - R/W LINE
	EASEMENT LINE
	SETBACK LINE
	TOP OF BANK
	BUFFER LINE
	PHASE LINE

WAKE COUNTY, NC 39
TAMMY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
03/25/2022 10:15:27
BOOK:BM2022 PAGE:00574

NORTH CAROLINA PROFESSIONAL SEAL L-4412 LAND SURVEYOR JEFFREY W. BAKER
3/23/22

Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Avenue. Apex, NC 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2378

ExperienceOne Homes, LLC
PO Box 5509
Cary, NC, 27512

FINAL PLAT
ELIZABETH SPRINGS SUBDIVISION
PHASE 2A
Wake Forest Township, Rolesville
Wake County, North Carolina

Designed By:	N/A
Drawn By:	JCH
Checked By:	JWB
Scale:	1"=60'
Date:	12/28/2021
Project Number:	190106

SHEET 3 OF 5