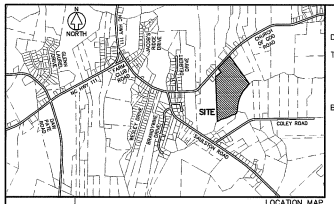
O-27J

PRESENTED FOR REGISTRATION
DATE 6-9-2015
TIME 3:05:22 PM
LOIS J. MOORING
REGISTER OF DEEDS
WAYNE COUNTY, N.C.
BY Lisa Anderson
DEPUTY, ASSISTANT



LOCATION MAP

LOT SCHEDULE

LOT NO.	AREA
6	22,003 SQ. FT.
7	20,025 SQ. FT.
8	23,382 SQ. FT.
8A	8,241 SQ. FT. INITIAL & REPAIR
9	34,302 SQ. FT.
9A	4,510 SQ. FT. INITIAL
9B	4,510 SQ. FT. REPAIR
10	28,521 SQ. FT.
11	21,423 SQ. FT.
12	22,963 SQ. FT.
13	21,057 SQ. FT.
14	22,386 SQ. FT.
15	20,125 SQ. FT.
16	20,125 SQ. FT.
17	29,305 SQ. FT.
17A	4,100 SQ. FT. REPAIR
18	28,969 SQ. FT.
18A	4,510 SQ. FT. REPAIR
19	22,768 SQ. FT.
19A	4,510 SQ. FT. REPAIR
20	22,066 SQ. FT.
21	17,146 SQ. FT.

SITE DATA
TOTAL AREA WITHIN TRACT = 13.863 ACRES± INCLUDING ROAD RIGHT-OF-WAYS
TOTAL AREA WITHIN ROAD RIGHT-OF-WAYS = 2.850 ACRES±
TOTAL AREA WITHIN TRACT = 11.013 ACRES± EXCLUDING ROAD RIGHT-OF-WAYS
TOTAL AREA OPEN SPACE = 2.473 ACRES± (INCLUDING OFFSITE SEWER AREAS)
TOTAL AREA WITHIN LOTS = 8.540 ACRES±
TOTAL NUMBER OF LOTS = 16
AVERAGE LOT SIZE = 23,250 SQUARE FEET
MINIMUM LOT SIZE = 17,146 SQUARE FEET

PROPERTY ZONED CA (WAYNE COUNTY)

MINIMUM SETBACK REQUIREMENTS
FRONT = 30 FEET
FRONT LOTS NO. 17, 18 & 19 = 60 FEET
REAR = 25 FEET
SIDE INTERIOR LOT LINE= 10 FEET
CORNER LOT = 25 FEET

MAXIMUM HEIGHT 35 FEET

NOTE:
LOTS NO. 17, 18 & 19 ARE TO HAVE SIDE ENTRY GARAGE AND ARE TO BE SETBACK A MINIMUM 60 FEET FROM THE ROAD RIGHT-OF-WAY.

WATER DISTRICT
SUBDIVISION WILL BE SERVICED BY A PUBLIC WATER SYSTEM THAT HAS BEEN APPROVED BY THE NORTH CAROLINA DEPARTMENT OF HUMAN RESOURCES DIVISION OF HEALTH SERVICES. ENTITLED BELFAST-PATETOWN SANITARY DISTRICT.

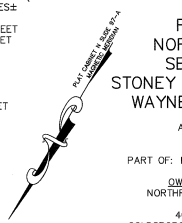
LEGEND
◉ CONTROL CORNER
I.R.S. IRON ROD SET
I.P.F. IRON PIPE FOUND
RATIO OF PRECISION = MINIMUM 1/10,000
NO HORIZONTAL CONTROL WITHIN 2,000 FEET
AREA COMPUTED BY D.M.D. METHOD

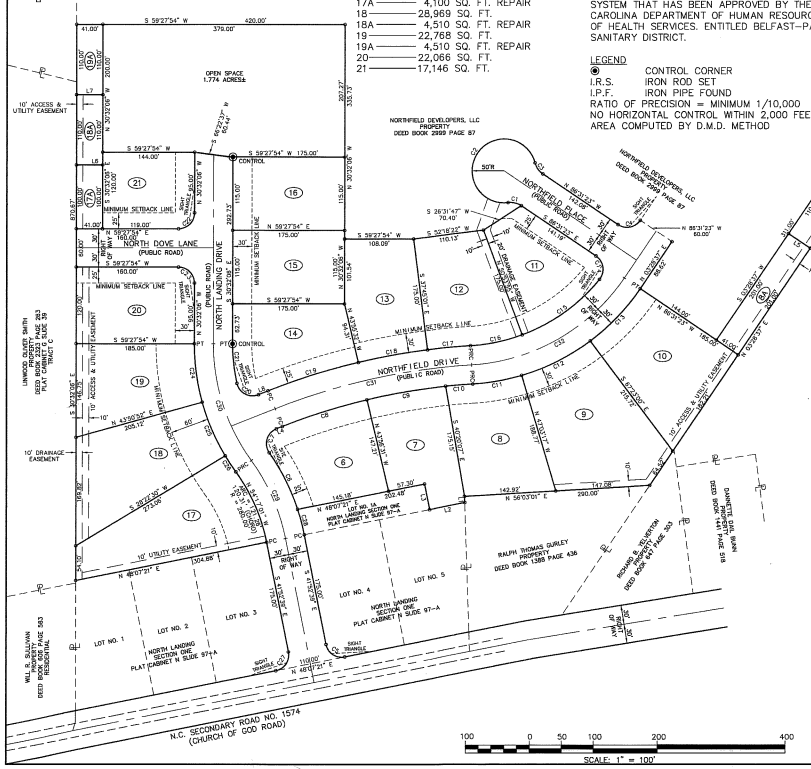
FINAL MAP
NORTH LANDING
SECTION TWO
STONEY CREEK TOWNSHIP
WAYNE COUNTY, N.C.

AUGUST 20, 2014

REFERENCE:
PART OF: DEED BOOK 2999 PAGE 87

OWNER & DEVELOPER
NORTHFIELD DEVELOPERS, LLC
PHILLIP SEXTON
403 WESLEY DRIVE
GOLDSBORO, NORTH CAROLINA 27534

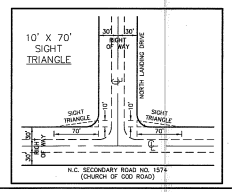




CURVE TABLE				
CURVE	DELTA	RADIUS	TANGENT	LENGTH CURVE
C29	24°48'44"	310.00	68.19'	134.25'
C30	36°09'17"	310.00	101.19'	195.62'
C31	181°71'13"	991.09	159.52'	316.33'
C32	52°34'24"	310.00	153.12'	284.45'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S 32°27'27" E	9.53'
L2	S 48°07'21" W	56.07'
L3	S 41°52'39" E	41.00'
L4	S 37°45'48" W	9.84'
L5	N 86°31'23" W	41.00'
L6	S 59°27'54" W	41.00'
L7	S 59°27'54" W	41.00'
L8	S 37°45'48" W	16.33'

CURVE TABLE					
CURVE	BEARING	ARC	CHORD	RADIUS	
C1	N 72°46'19" E	21.68'	21.21'	30.00'	
C2	N 03°28'37" E	229.35'	75.00'	50.00'	
C3	N 62°49'06" W	21.68'	21.21'	30.00'	
C4	S 48°28'37" W	39.27'	35.36'	25.00'	
C5	S 86°52'39" E	39.27'	35.36'	25.00'	
C6	S 57°11'35" E	99.57'	99.21'	340.00'	
C7	N 13°54'35" W	45.09'	39.22'	25.00'	
C8	N 41°54'38" E	139.14'	139.02'	961.09'	
C9	N 49°47'12" E	125.09'	125.00'	961.09'	
C10	N 54°46'58" E	42.52'	42.52'	961.09'	
C11	S 49°29'52" W	77.77'	77.60'	340.00'	
C12	S 32°45'52" W	120.63'	120.00'	340.00'	
C13	S 13°03'49" W	113.58'	113.05'	340.00'	
C14	S 39°07'04" E	41.37'	36.81'	25.00'	
C15	S 23°41'40" W	150.59'	148.78'	280.00'	
C16	S 47°34'33" W	82.83'	82.53'	280.00'	
C17	N 54°09'00" E	67.73'	67.72'	1021.09'	
C18	N 49°09'43" E	110.05'	110.00'	1021.09'	
C19	N 41°55'08" E	148.12'	147.99'	1021.09'	
C20	S 87°13'11" W	43.16'	38.00'	25.00'	
C21	N 36°55'45" W	62.50'	62.37'	280.00'	
C22	S 14°27'54" W	39.27'	35.36'	25.00'	
C23	S 75°32'06" E	39.27'	35.36'	25.00'	
C24	N 38°20'37" W	92.67'	92.39'	340.00'	
C25	N 53°53'19" W	91.82'	91.54'	340.00'	
C26	N 64°09'26" W	30.06'	30.05'	340.00'	
C27	N 03°07'21" E	39.27'	35.36'	25.00'	
C28	S 45°20'26" E	41.10'	41.08'	340.00'	



I, HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF WAYNE COUNTY, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE BOARD OF COMMISSIONERS OF WAYNE COUNTY FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAYNE COUNTY.

Lee Wayne Smith 6-2-2015
CHAIRMAN
WAYNE COUNTY BOARD OF COMMISSIONERS

THE STATE OF NORTH CAROLINA
COUNTY OF WAYNE

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

REVIEW OFFICER

Indexed

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
"FOR RECORDING PURPOSES ONLY"

APPROVED John P. Hullfish
DISTRICT ENGINEER

DATE MAY 13 2015

ONLY NORTH CAROLINA DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT-OF-WAY.

THE OWNER, DEVELOPER OR CONTRACTOR SHALL SET THE CENTERLINE OF THE ROADWAY DITCH BACK TO A MINIMUM OF 12 FEET FROM EXISTING/PROPOSED EDGE OF PAVEMENT ALONG ALL ROAD FRONTS.

THE 10' X 70' SIGHT TRIANGLES TAKES PRECEDENCE OVER ANY SIGN EASEMENTS.

ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND IT SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THEREIN, SO AS TO MAINTAIN THE INTEGRITY OF THE DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE.

I, BOBBY REX KORNEGAY, CERTIFY THAT THIS PLAT IS A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN AN AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

THE WAYNE COUNTY HEALTH DEPARTMENT HAS PERFORMED A SOIL ANALYSIS ON EACH LOT WITHIN THIS SUBDIVISION. COPIES OF THE SOIL ANALYSIS FOR EACH LOT ARE AVAILABLE FOR REVIEW IN THE OFFICE OF ENVIRONMENTAL HEALTH SECTION. THE SOIL ANALYSIS IS NOT A PERMIT OR A GUARANTEE THAT A PERMIT WILL BE ISSUED. EACH LOT WILL HAVE TO BE RE-EVALUATED FOR AN IMPROVEMENT PERMIT USING STANDARDS CURRENT AT THE TIME PERMITS ARE REQUESTED AND A PLOT PLAN SHOWING THE PROPOSED STRUCTURE HAS BEEN MADE AVAILABLE TO THE HEALTH DEPARTMENT.

WAYNE COUNTY HEALTH DEPARTMENT 10/13/14 DATE

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH WAS CONVEYED TO ME (US) BY DEED RECORDED IN DEED BOOK 2999 PAGE 87 AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, DRAINAGEWAYS, AND OTHER OPEN SPACES TO PUBLIC OR PRIVATE USE AS NOTED. FURTHER, I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF WAYNE COUNTY.

Oct. 15, 2014
Northfield Developers, LLC
by Phillip J. Sexton
OWNER(S)

I, BOBBY REX KORNEGAY, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION BY TERRY S. BEASLEY FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION AND THAT THE BOUNDARIES ARE AS INDICATED IN THE LEGEND. THAT THE LAND IS OF THE FOLLOWING RECORDED INFORMATION: DEED BOOK 2999 PAGE 87. THAT THE RATIO OF PRECISION IS AS INDICATED IN THE LEGEND. THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY HAND AND SEAL THIS 8TH DAY OF AUGUST, 2014.

BOBBY REX KORNEGAY
PROFESSIONAL LAND SURVEYOR NO. L-944
300 EAST WALNUT STREET
GOLDSBORO, NORTH CAROLINA 27530
TELEPHONE NO. 919-735-5886
LICENSE NUMBER F-1054

NORTH CAROLINA PROFESSIONAL LAND SURVEYOR SEAL L-944 BOBBY REX KORNEGAY

O-27J