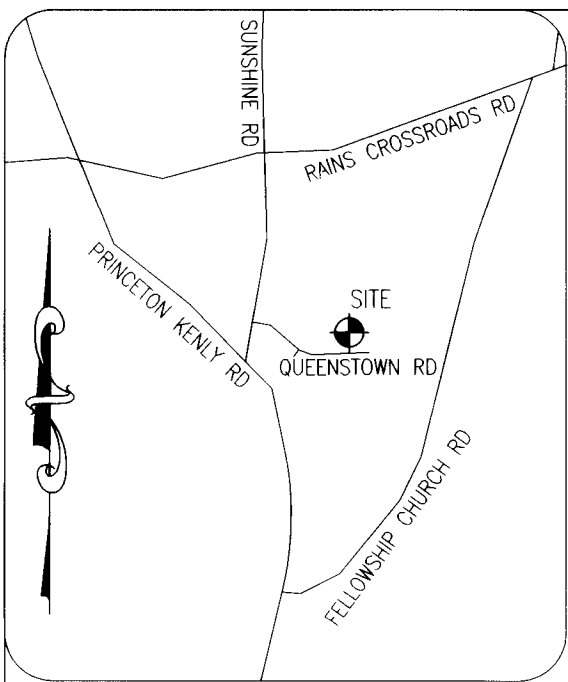




VICINITY MAP (NTS)

LEGEND

EXISTING IRON PIPE
CALCULATED/SET POINT
LIGHT POLE
TELEPHONE PEDESTAL
WATER VALVE
WATER METER
BOUNDARY LINE
ADJOINER LINE
EASEMENT LINE
NOW OR FORMERLY
ABOVE GROUND
BELOW GROUND

N/F
AG
BG

ALL CONSTRUCTION SHALL
BE PER JOHNSTON COUNTY
AND NCDOT STANDARDS
AND SPECIFICATIONS

JOHNSTON COUNTY REGISTER OF DEEDS
STATE OF NORTH CAROLINA, JOHNSTON COUNTY
THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION
AND RECORDING THIS DAY OF 20
AT
BY
REG. OF DEEDS ASST. REG. OF DEEDS

Filed in JOHNSTON, NC
Filed 02/11/2025 01:34:31 PM
CRAIG OLIVE, Register of Deeds
Dep/Asst ebyrd
PLAT B: 102 P: 448

NOTES:

- NO GRID MONUMENTS RECOVERED WITHIN 2000' OF THE SUBJECT PROPERTY.
- SURVEYED ON 01/22/2025.
- ALL DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE STATED.
- ALL AREAS COMPUTED BY COORDINATE METHOD.
- THE PARCEL(S) SHOWN HEREON ARE SUBJECT TO ANY AND ALL EASEMENTS, RIGHT OF WAY AND RESTRICTIONS OF RECORD.
- LINE(S) NOT SURVEYED ARE SHOWN DASHED.
- NO TITLE REPORT FURNISHED.
- UNDERGROUND UTILITIES WERE NOT CONSIDERED ON THIS SURVEY.

CERTIFICATE OF FLOODWAY INFORMATION

PROPERTY SHOWN HEREON IS X IS NOT
LOCATED IN A FEMA DESIGNATED FLOOD ZONE.

FLOOD HAZARD PANEL NO. 3720265400J

EFFECTIVE DATE: 12/02/2005

DATE: 02/11/2025
DATE: SURVEYOR

I, MICHAEL STOKES, CERTIFY THAT THIS PLAT WAS DRAWN
UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE
UNDER MY SUPERVISION (REFERENCES SHOWN HEREON); THAT
THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS
DRAWN FROM INFORMATION FOUND IN THE REFERENCES
SHOWN HEREON; THAT THE RATIO OF PRECISION AS
CALCULATED IS 1:10000 OR GREATER; THAT THIS PLAT WAS
PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER
AND SEAL
THIS 11TH DAY OF FEBRUARY A.D. 2025

SIGNATURE: MICHAEL S. STOKES L-4996



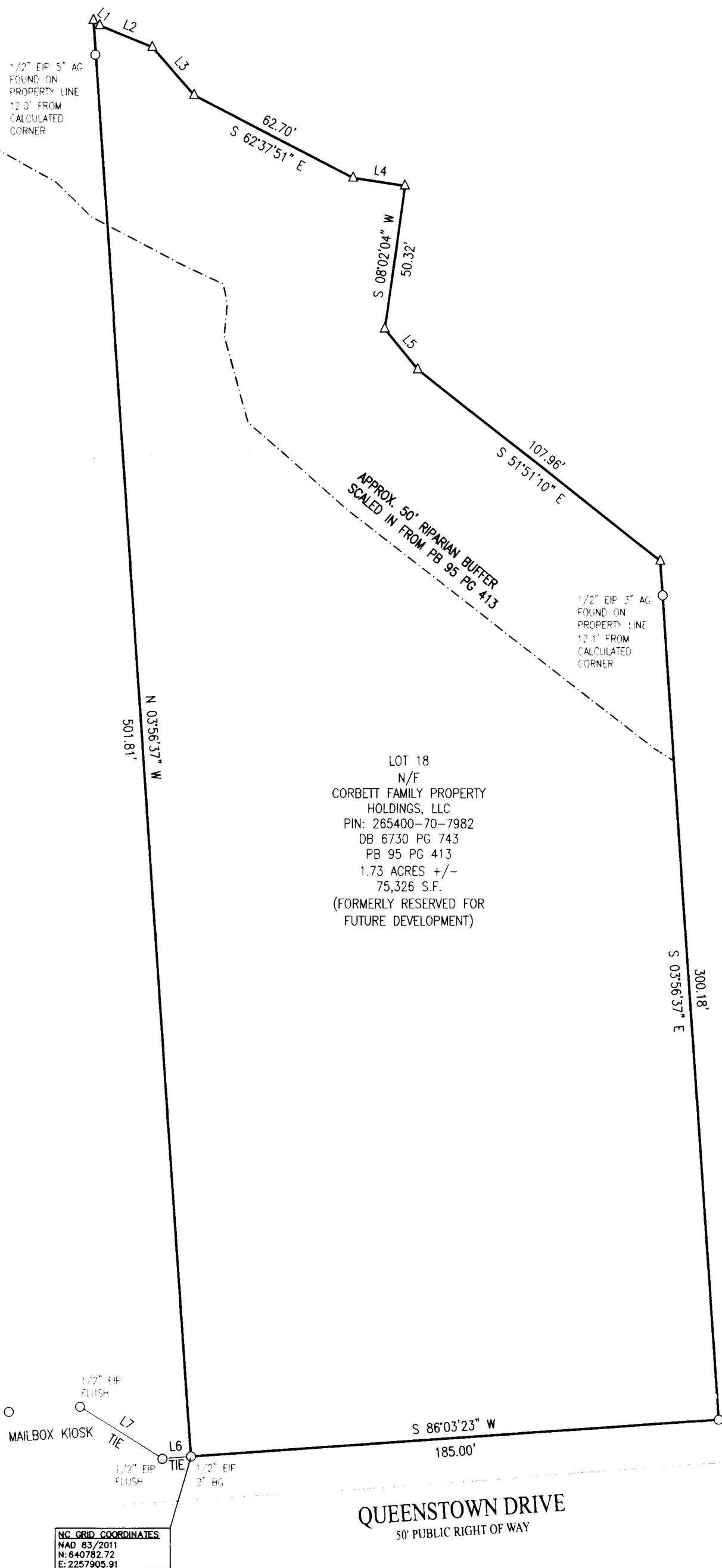
I, MICHAEL STOKES, CERTIFY:

THAT THE SURVEY IS OF AN EXISTING PARCEL OR PARCELS
OF LAND OR ONE OR MORE EXISTING EASEMENTS AND DOES
NOT CREATE A NEW STREET OR CHANGE AN EXISTING
STREET

LOT 17
N/F
MILLROSE PROPERTIES NC, LLC
PIN: 265400-70-8908
DB 6658 PG 467
PB 95 PG 413

LOT 18
N/F
CORBETT FAMILY PROPERTY
HOLDINGS, LLC
PIN: 265400-70-7982
DB 6730 PG 743
PB 95 PG 413
1.73 ACRES +/-
75,326 S.F.
(FORMERLY RESERVED FOR
FUTURE DEVELOPMENT)

LOT 19
N/F
MILLROSE PROPERTIES NC, LLC
PIN: 265400-80-1933
DB 6683 PG 361
PB 95 PG 413



LINE	BEARING	DISTANCE
L1	S 50°49'01\"	E 2.84'
L2	S 67°34'35\"	E 19.96'
L3	S 41°05'08\"	E 22.17'
L4	S 81°10'11\"	E 18.29'
L5	S 39°16'07\"	E 18.30'
L6	S 86°03'23\"	W 10.00'
L7	S 57°54'59\"	E 34.00'

QUEENSTOWN DRIVE
50' PUBLIC RIGHT OF WAY

NC GRID COORDINATES
NAD 83/2011
N: 640782.72
E: 2267206.91

SITE DATA
SITE ADDRESS: 453 QUEENSTOWN
DR. KENLY

OWNER:
CORBETT FAMILY PROPERTY
HOLDINGS, LLC

OWNER MAIL ADDRESS:
PO BOX 305 CLAYTON, NC 27528

ZONING AR

REFERENCES

PB 95 PG 413
DB 6730 PG 742

STOKES
SURVEYING & MAPPING, PLLC

Firm License # P-1139
1425-105 B Rock Quarry Rd.
Raleigh, NC 27610
(919)-971-7897
www.stokes-surveying.com

THE PURPOSE OF THIS PLAT IS TO REMOVE THE
"RESERVED FOR FUTURE DEVELOPMENT" DESIGNATION
FROM SUBJECT AND CLASSIFY IT AS A BUILDABLE LOT.

SHEET 1 OF 1

SCALE: 1" = 40'

REVISION:

DRAWN BY: JTH

CHECKED BY: MSS

FIELD BY: AS

CADD FILE: 25012

EXEMPLAT OF:
Lot 18 - Meyer Farm Subdivision
Prepared for:
Corbett Family Property Holdings, LLC

COUNTY: JOHNSTON

TOWNSHIP: BOONE HILL

ZONED: AR

STATE: NORTH CAROLINA

PIN: 260900-67-4240

DATE: 02-11-2025