DocuSign Envelope ID: 2F20D9BE-D677-48B6-9A04-E8C98DF0BDD8

I, MICHAEL A. MOSS CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY PERFORMED UNDER MY SUPERVISION FROM REFERENCES AS NOTED HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION SHOWN IN THE REFERENCES; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS GREATER THAN 1:10000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL

THIS 14TH DAY OF NOVEMBER A.D. 2022.

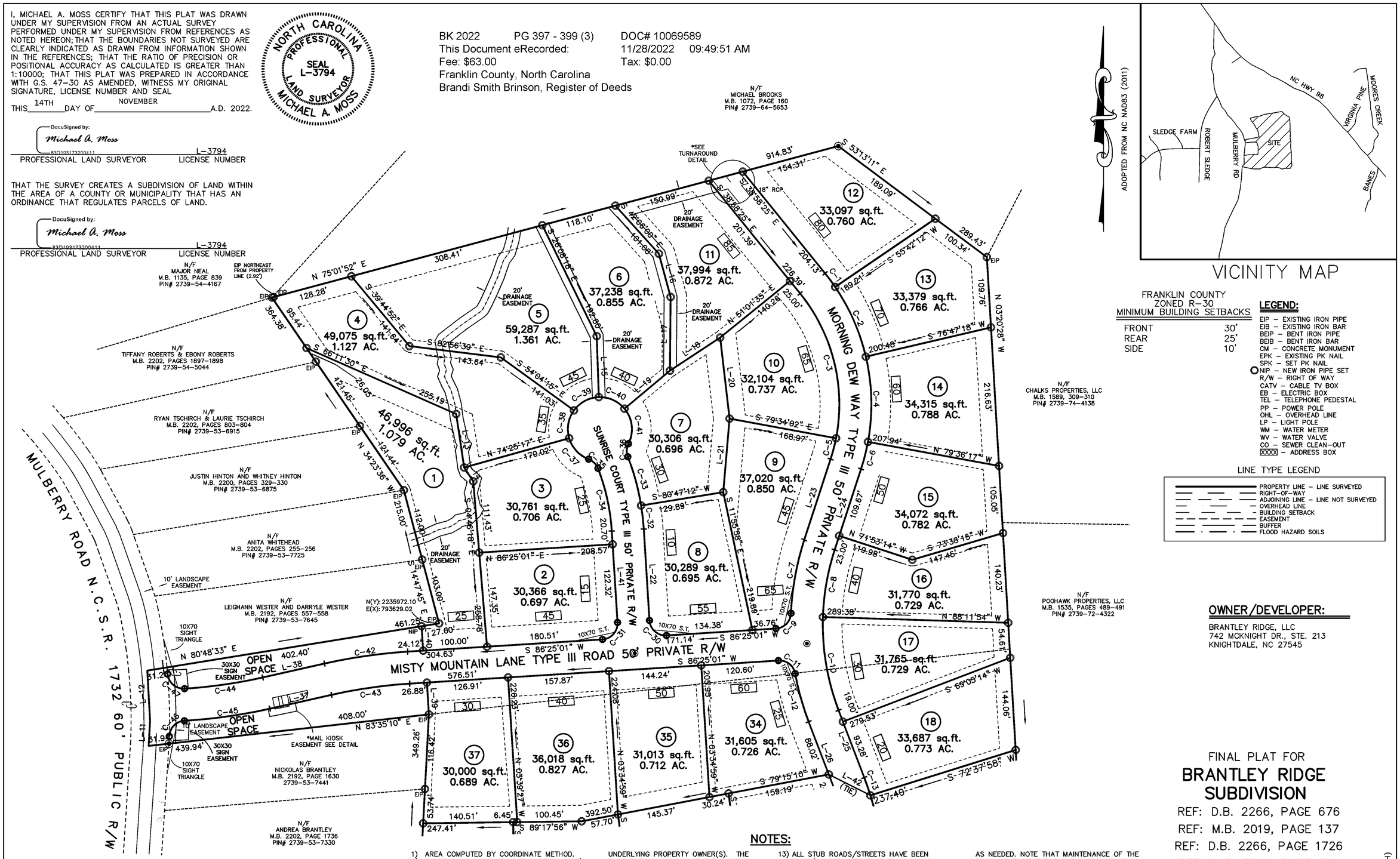
DocuSigned by:
Michael A. Moss
83D193173200411
PROFESSIONAL LAND SURVEYOR — L-3794 LICENSE NUMBER

NORTH CAROLINA PROFESSIONAL SEAL L-3794 LAND SURVEYOR MICHAEL A. MOSS

THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

DocuSigned by:
Michael A. Moss
83D193173200411
PROFESSIONAL LAND SURVEYOR — L-3794 LICENSE NUMBER

BK 2022 PG 397 - 399 (3) DOC# 10069589
This Document eRecorded: 11/28/2022 09:49:51 AM
Fee: $63.00 Tax: $0.00
Franklin County, North Carolina
Brandi Smith Brinson, Register of Deeds



*SEE SHEET 3 FOR ALL SIGNATURES, CERTIFICATIONS, NOTES, AND CURVE AND LINE TABLES.

VICINITY MAP

FRANKLIN COUNTY
ZONED R-30
MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'

LEGEND:

EIP – EXISTING IRON PIPE
EIB – EXISTING IRON BAR
BEIP – BENT IRON PIPE
BEIB – BENT IRON BAR
CM – CONCRETE MONUMENT
EPK – EXISTING PK NAIL
SPK – SET PK NAIL
NIP – NEW IRON PIPE SET
R/W – RIGHT OF WAY
CATV – CABLE TV BOX
EB – ELECTRIC BOX
TEL – TELEPHONE PEDESTAL
PP – POWER POLE
OHL – OVERHEAD LINE
LP – LIGHT POLE
WM – WATER METER
WV – WATER VALVE
CO – SEWER CLEAN-OUT
XXXX – ADDRESS BOX

LINE TYPE LEGEND

PROPERTY LINE – LINE SURVEYED
RIGHT-OF-WAY
ADJOINING LINE – LINE NOT SURVEYED
OVERHEAD LINE
BUILDING SETBACK
EASEMENT
BUFFER
FLOOD HAZARD SOILS

OWNER/DEVELOPER:

BRANTLEY RIDGE, LLC
742 MCKNIGHT DR., STE. 213
KNIGHTDALE, NC 27545

NOTES:

1) AREA COMPUTED BY COORDINATE METHOD.
2) THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
3) THIS PROPERTY MAY BE SUBJECT TO TAR-PAMLICO RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
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5) THERE IS A 10' UTILITY EASEMENT ENVELOPE ALONG ALL STREET RIGHT-OF-WAYS, INTERIOR OF LOTS.
6) THE NCDOT ASSUMES NO RESPONSIBILITY FOR THE OPERATION, MAINTAINANCE OR LIABILITY OF THE SIDEWALKS OR WHEELCHAIR RAMPS. THE DEVELOPER OR HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE OPERATION, MAINTAINANCE AND LIABILITY OF THE SIDEWALK AND
7) MAINTENANCE OF THE PUBLIC DRAINAGE EASEMENTS ARE THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S). THE EASEMENT ALLOWS NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENT AND PREFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY. IT IS THE UNDERLYING FEE OWNER(S) RESPONSIBILITY TO MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORM WATER.
8) SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER ALL OTHER EASEMENTS.
9) ALL LOTS MUST BE SERVED INTERNALLY. NO LOTS SHALL HAVE DIRECT ACCESS ONTO MULBERRY ROAD.
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12) PROPERTY WILL BE IN COMPLIANCE WITH ARTICLE 6.5.5 OF THE FRANKLIN COUNTY UDO (STREET TREES).
13) ALL STUB ROADS/STREETS HAVE BEEN BUILT/CONSTRUCTED TO THE ADJOINING PROPERTY LINE.
14) THE DRAINAGE EASEMENTS MEASURES SHOWN HEREON ARE REQUIRED ON THE PROPERTY TO MEET COUNTY AND STATE STORMWATER REGULATIONS. PROPERTY OWNER MAY BE SUBJECT TO ENFORCEMENT ACTIONS IF THE MAINTENANCE EASEMENT IS OBSTRUCTED OR STORMWATER CONTROL MEASURE IS REMOVED, RELOCATED, OR ALTERED WITHOUT PRIOR COUNTY APPROVAL.
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18) PRIVATE ROAD MAINTENANCE AGREEMENT RECORDED IN DB 2319, PAGE 222-223.

FINAL PLAT FOR

BRANTLEY RIDGE SUBDIVISION

REF: D.B. 2266, PAGE 676
REF: M.B. 2019, PAGE 137
REF: D.B. 2266, PAGE 1726
REF: M.B. 2019, PAGE 319
DUNN TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

100 50 0 100 200

SCALE 1"=100'
NOVEMBER 3, 2022
ZONED R-30
PIN# 2739-63-3809
PIN# 2739-63-2182
SHEET 1 OF 3

(MULBERRY-SUBD-BOUNDARY.DWG – LGH)

CMP
PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148

Submitted electronically by "Cawthorne, Moss & Panciera, PC" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Franklin County Register of Deeds.

DocuSign Envelope ID: 2E5B2BEE-D677-4B86-A4CE8C98DF0BDD8

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THIS 14TH DAY OF NOVEMBER A.D. 2022.

DocuSigned by:
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83D193173200411 L-3794
PROFESSIONAL LAND SURVEYOR LICENSE NUMBER

NORTH CAROLINA PROFESSIONAL SEAL L-3794 LAND SURVEYOR MICHAEL A. MOSS

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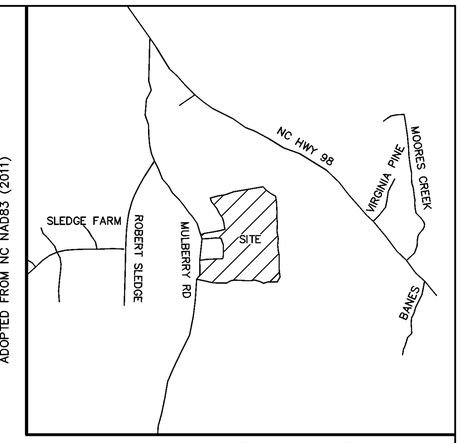
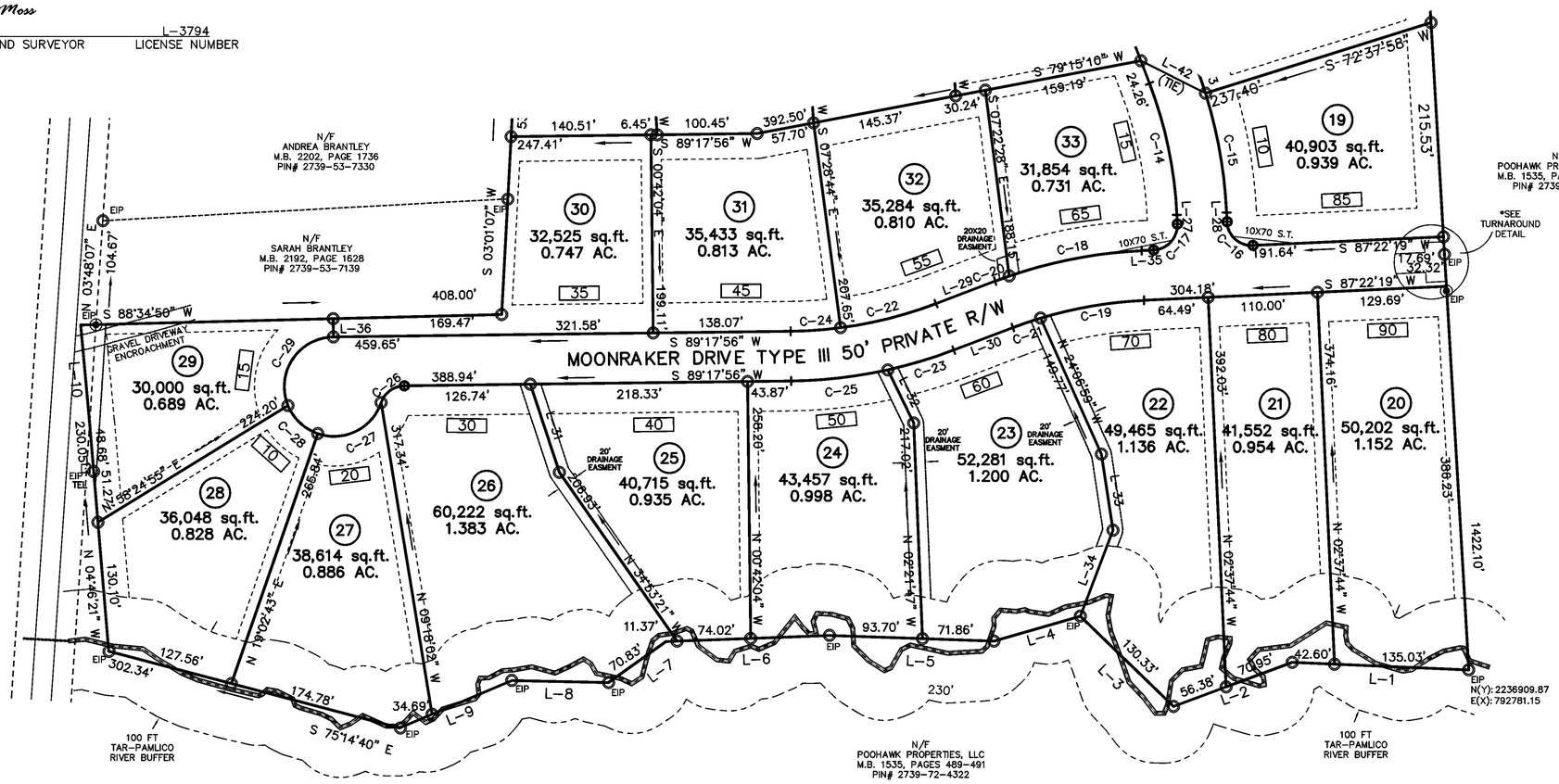
LINE TYPE LEGEND

- PROPERTY LINE – LINE SURVEYED
- RIGHT-OF-WAY
- ADJOINING LINE – LINE NOT SURVEYED
- OVERHEAD LINE
- BUILDING SETBACK
- EASEMENT
- BUFFER
- FLOOD HAZARD SOILS

ADOPTED FROM NC NAD83 (2011)



VICINITY MAP



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MINIMUM BUILDING SETBACKS

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DUNN TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

100 50 0 100 200

SCALE 1"=100'

NOVEMBER 3, 2022
ZONED R-30
PIN# 2739-63-3809
PIN# 2739-63-2182
SHEET 2 OF 3

(MULBERRY-SUBD-BOUNDARY.DWG – LGH)

CMP
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NORTH CAROLINA PROFESSIONAL SEAL L-3794 LAND SURVEYOR MICHAEL A. MOSS

DocuSigned by: Michael A. Moss 83D193173200411...

PROFESSIONAL LAND SURVEYOR — L-3794 LICENSE NUMBER

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DocuSigned by: Michael A. Moss 83D193173200411...

PROFESSIONAL LAND SURVEYOR — L-3794 LICENSE NUMBER

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCIBED HEREON WHICH WAS CONVEYED TO ME (US) BY DEED RECORDED IN BOOK_____, PAGE ____, 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 FRANKLIN COUNTY.

DocuSigned by: Robert Cameron Manager 0C69E9C903514C4... — 11/14/2022

OWNER(S) — DATE

I (WE) ACKNOWLEDGE THAT NEITHER THE STATE NOR THE COUNTY SHALL BE RESPONSIBLE FOR MAINTENANCE OF ANY STREETS, PARKS, DRAINAGE, OPEN SPACE, OR OTHER AREAS WHICH ARE DESIGNATED FOR PRIVATE USE. I (WE) ACKNOWLEDGE THAT PRIOR TO CONTRACTING WITH A PROSPECTIVE BUYER, I SHALL GIVE THE BUYER A WRITTEN STATEMENT WHICH DISCLOSES THE EXISTENCE AND LOCATION OF SUCH PRIVATE AREAS AND SPECIFIES THE MAINTENANCE RESPONSIBILITIES FOR SAME. WHEN APPLICABLE, THE STATEMENT SHALL DISCLOSE THAT THE STREET(S) WILL NOT BE CONSTRUCTED TO MINIMUM STANDARDS SUFFICIENT TO ALLOW THEIR INCLUSION ON THE STATE HIGHWAY SYSTEM FOR MAINTENANCE.

DocuSigned by: Robert Cameron Manager 0C69E9C903514C4... — 11/14/2022

OWNER(S) — DATE

I HEREBY CERTIFY THAT STREETS, UTILITIES, AND OTHER IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO COUNTY SPECIFICATIONS IN THE SUBDIVISION ENTITLED BRANTLEY RIDGE SUBDIVISION OR THAT A SECURITY BOND OR IRREVOCABLE LETTER OF CREDIT IN THE AMOUNT OF $ 81,250.00 HAVE BEEN POSTED WITH FRANKLIN COUNTY TO ENSURE THE INSTALLATION THEREOF.

DocuSigned by: Jason Rogers 227BFA185CF0422... — 11/28/2022

ADMINISTRATOR /ASSISTANT — DATE

SUBDIVISION STREET DISCLOSURE STATEMENT

ALL ROADS IN THIS SUBDIVISION ARE HEREBY DECLARED PRIVATE AND SHALL NOT BE ELIGIBLE FOR INCLUSION INTO THE NORTH CAROLINA STATE HIGHWAY SYSTEM OR FOR MAINTENANCE BY THE NORTH CAROLINA STATE HIGHWAY SYSTEM UNLESS ACCEPTED BY THE FRANKLIN COUNTY BOARD OF COMMISSIONERS AND THE NC DEPARTMENT OF TRANSPORTATION. THE MAINTENANCE OF ALL STREETS AND ROADS IN THIS SUBDIVISION SHALL BE THE RESPONSIBILITY OF THE OWNER(S)/DEVELOPER(S).

FRANKLIN COUNTY, NORTH CAROLINA

I, Jason Rogers, REVIEW OFFICER OF FRANKLIN COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUITEMENTS FOR RECORDING.

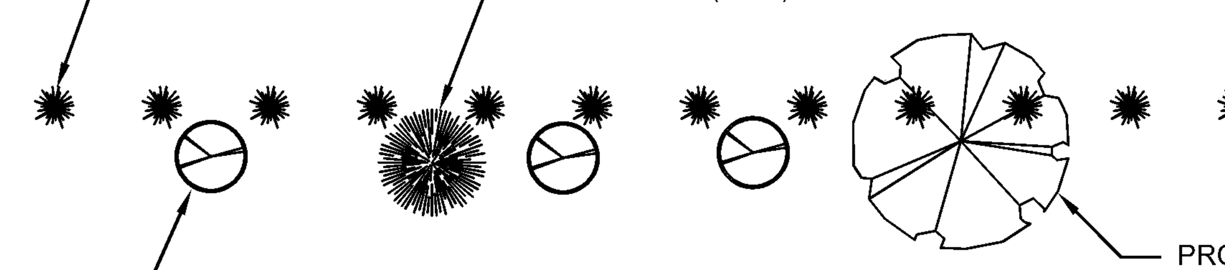
11/28/2022 — DocuSigned by: Jason Rogers 227BFA185CF0422...

DATE — REVIEW OFFICER

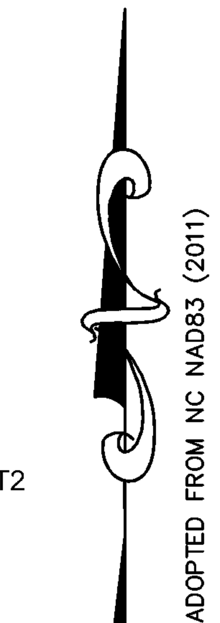
CMP

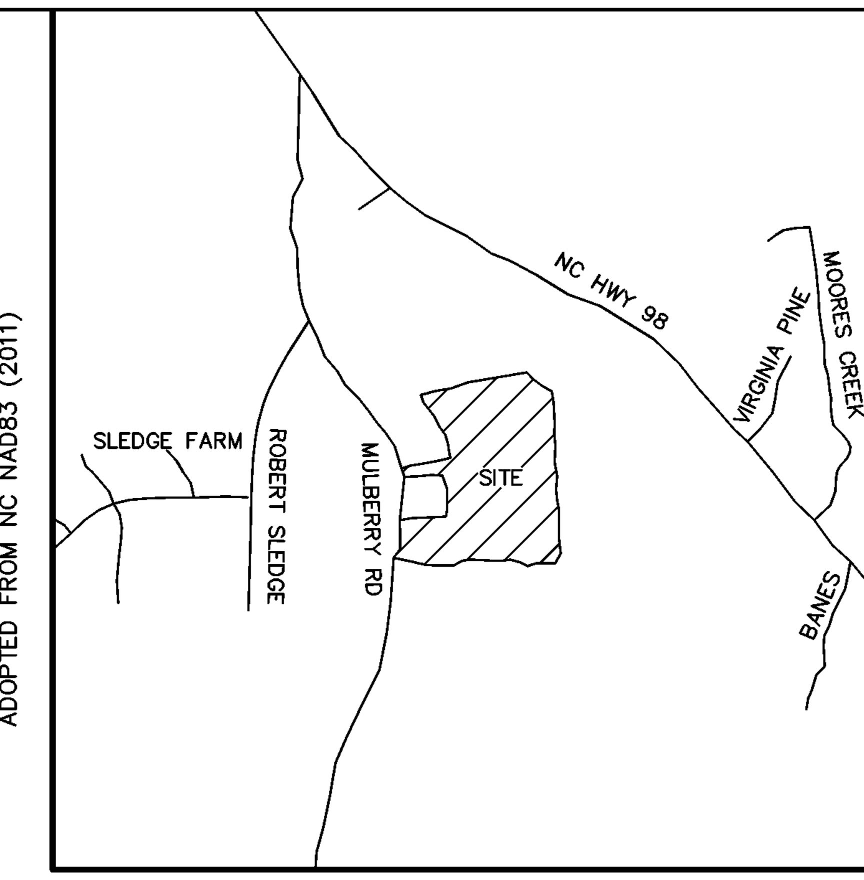
TYPICAL 100 LF PLANTING SECTION

SCALE: 1" = 20'



NOTE: SECTION INCLUDES 1 CANOPY TREE, 1 EVERGREEN TREE, 3 UNDERSTORY TREES, AND 12 SHRUBS PER 100 LF



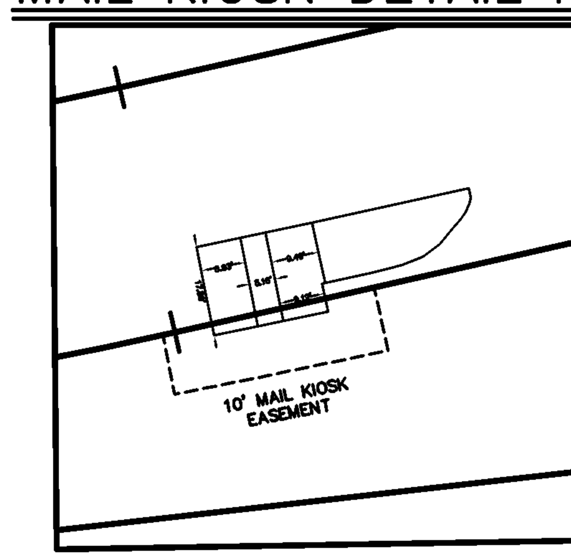


VICINITY MAP

CURVE TABLE				
CURVE	ARC LENGTH	RADIUS	CHORD LENGTH	CHORD BEARING
C-1	26.53'	325.00'	26.52'	S 36°38'06" E
C-2	119.60'	325.00'	118.93'	N 23°45'15" W
C-3	240.30'	275.00'	232.72'	N 13°56'28" W
C-4	133.91'	325.00'	132.96'	N 01°24'30" W
C-5	33.70'	275.00'	33.68'	S 14°36'08" W
C-6	43.78'	325.00'	43.74'	S 14°15'15" W
C-7	116.74'	425.00'	116.38'	N 10°14'37" E
C-8	106.76'	375.00'	106.40'	S 09°57'26" W
C-9	36.67'	25.00'	33.47'	S 44°23'44" W
C-10	148.67'	375.00'	147.69'	N 09°33'20" W
C-11	36.30'	25.00'	33.20'	S 51°59'02" E
C-12	78.09'	425.00'	77.98'	S 15°38'56" E
C-13	29.39'	475.00'	29.39'	S 19°08'24" E
C-14	135.63'	425.00'	135.06'	N 11°46'14" W
C-15	122.19'	475.00'	121.86'	N 09°59'51" W
C-16	39.27'	25.00'	35.36'	S 47°37'41" E
C-17	39.27'	25.00'	35.36'	N 42°22'19" E
C-18	136.03'	475.00'	135.57'	N 79°10'04" E
C-19	105.83'	425.00'	105.56'	S 80°14'18" W
C-20	15.11'	475.00'	15.11'	N 70°03'07" E
C-21	29.40'	425.00'	29.40'	S 71°07'21" W
C-22	99.25'	425.00'	99.03'	N 75°49'51" E
C-23	69.20'	475.00'	69.14'	S 73°18'50" W
C-24	50.27'	425.00'	50.25'	N 85°54'36" E
C-25	97.92'	475.00'	97.75'	S 83°23'35" W
C-26	30.77'	25.00'	28.87'	S 54°02'04" W
C-27	78.78'	50.00'	70.88'	N 63°54'28" E
C-28	42.45'	50.00'	41.19'	S 46°37'54" E
C-29	97.40'	50.00'	82.71'	S 33°29'42" W
C-30	39.27'	25.00'	35.36'	S 48°34'59" E
C-31	39.27'	25.00'	35.36'	S 41°25'01" W
C-32	36.85'	375.00'	36.84'	N 06°23'54" W
C-33	79.06'	375.00'	78.92'	S 15°15'13" E
C-34	100.46'	325.00'	100.06'	S 12°26'18" E
C-35	21.03'	25.00'	20.41'	S 45°23'18" E
C-36	21.03'	25.00'	20.41'	N 02°48'05" E
C-37	46.23'	50.00'	44.60'	S 42°59'44" E
C-38	45.76'	50.00'	44.18'	N 09°42'38" E
C-39	45.49'	50.00'	43.94'	N 61°59'35" E
C-40	45.46'	50.00'	43.91'	N 65°53'56" W
C-41	58.25'	50.00'	55.01'	S 06°28'45" E
C-42	131.31'	825.00'	131.18'	S 81°51'25" W
C-43	123.36'	775.00'	123.23'	S 81°51'25" W
C-44	123.32'	775.00'	123.19'	S 81°51'20" W
C-45	134.70'	825.00'	134.55'	S 81°58'29" W
C-46	37.05'	25.00'	33.75'	N 44°11'49" E
C-47	38.71'	25.00'	34.96'	S 49°13'35" E

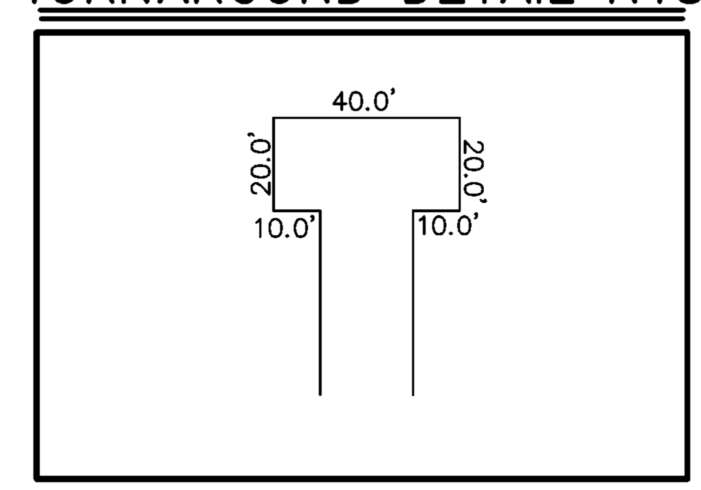
LINE TABLE		
LINE	BEARING	DISTANCE
L-1	S 87°30'47" E	177.63'
L-2	S 69°35'33" W	127.33'
L-3	S 45°52'25" E	130.33'
L-4	S 73°52'56" W	90.40'
L-5	S 87°59'51" E	165.56'
L-6	S 87°50'03" W	164.47'
L-7	S 54°28'28" W	70.83'
L-8	N 88°48'45" W	97.30'
L-9	N 67°06'13" E	122.34'
L-10	S 05°14'48" E	99.18'
L-11	N 03°09'55" E	39.66'
L-12	N 03°16'42" W	78.07'
L-13	S 08°35'54" E	84.56'
L-14	S 33°07'27" E	25.87'
L-15	S 01°56'35" E	95.30'
L-16	S 15°10'24" E	69.97'
L-17	S 00°28'07" W	114.98'
L-18	S 56°34'24" W	93.88'
L-19	S 50°08'43" W	92.47'
L-20	S 06°36'44" E	127.34'
L-21	S 04°53'15" W	115.30'
L-22	S 03°34'59" E	143.02'
L-23	S 18°06'46" W	132.67'
L-24	S 18°06'46" W	132.67'
L-25	S 20°54'46" E	112.28'
L-26	S 20°54'46" E	112.28'
L-27	S 02°37'41" E	9.27'
L-28	S 02°37'41" E	9.27'
L-29	S 69°08'26" W	63.60'
L-30	S 69°08'26" W	63.60'
L-31	N 18°12'45" W	93.24'
L-32	N 25°52'15" W	59.37'
L-33	N 08°39'38" W	77.34'
L-34	N 20°45'26" E	92.53'
L-35	S 87°22'19" W	11.91'
L-36	N 00°42'04" W	18.25'
L-37	S 77°17'50" W	98.75'
L-38	S 77°17'50" W	98.75'
L-39	N 03°34'59" W	49.81'
L-40	S 03°34'59" E	38.29'
L-41	S 03°34'59" E	143.02'
L-42	S 63°22'50" E	72.71'

MAIL KIOSK DETAIL NTS



(1 REGULAR PARKING SPACE, 1 HANDICAP SPACE, 2 PARKING SPACES TOTAL)

TURNAROUND DETAIL NTS



FRANKLIN COUNTY
ZONED R-30
MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'

OWNER/DEVELOPER:

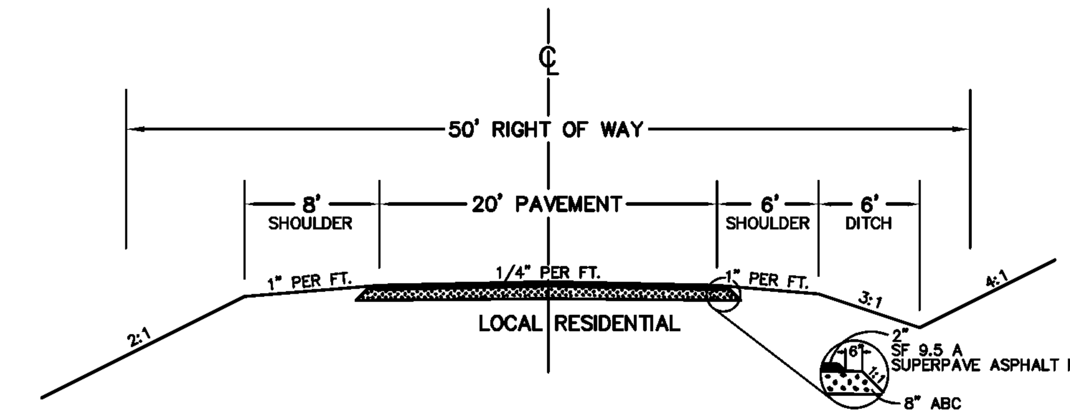
BRANTLEY RIDGE, LLC
742 MCKNIGHT DR., STE. 213
KNIGHTDALE, NC 27545

LEGEND:

- EIP – EXISTING IRON PIPE
- EIB – EXISTING IRON BAR
- BEIP – BENT IRON PIPE
- BEIB – BENT IRON BAR
- CM – CONCRETE MONUMENT
- EPK – EXISTING PK NAIL
- SPK – SET PK NAIL
- NIP – NEW IRON PIPE SET
- R/W – RIGHT OF WAY
- CATV – CABLE TV BOX
- EB – ELECTRIC BOX
- TEL – TELEPHONE PEDESTAL
- PP – POWER POLE
- OHL – OVERHEAD LINE
- LP – LIGHT POLE
- WM – WATER METER
- WV – WATER VALVE
- CO – SEWER CLEAN-OUT
- XXXX – ADDRESS BOX

LINE TYPE LEGEND

- PROPERTY LINE – LINE SURVEYED
- RIGHT-OF-WAY
- ADJOINING LINE – LINE NOT SURVEYED
- OVERHEAD LINE
- BUILDING SETBACK
- EASEMENT
- BUFFER
- FLOOD HAZARD SOILS



THE PRIVATE ROADS IN THIS SUBDIVISION ARE CONSTRUCTED AND PAVED TO N.C. DEPARTMENT OF TRANSPORTATION MINIMUM STANDARDS FOR SUBDIVISION ROADS INCLUDING TRADITIONAL NEIGHBORHOOD DEVELOPMENT STREET DESIGN STANDARDS.

DocuSigned by: Ronald B. Wilkins, PE FBD77EE0C8C24D1... — 11/15/2022

PROFESSIONAL ENGINEER — DATE

DocuSigned by: NORTH CAROLINA PROFESSIONAL SEAL 10157 ENGINEER RONALD B. WILKINS

NOTES:

1) AREA COMPUTED BY COORDINATE METHOD.
2) THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
3) THIS PROPERTY MAY BE SUBJECT TO TAR-PAMLICO RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
4) THE LANDSCAPING PLAN WILL BE IN ACCORDANCE WITH ARTICLE 6.5 LANDSCAPING OF THE FRANKLIN COUNTY UNIFIED DEVELEOPMENT ORDINANCE.
5) THERE IS A 10' UTILITY EASEMENT ENVELOPE ALONG ALL STREET RIGHT-OF-WAYS, INTERIOR OF LOTS.
6) THE NCDOT ASSUMES NO RESPONSIBILITY FOR THE OPERATION, MAINTAINANCE OR LIABILITY OF THE SIDEWALKS OR WHEELCHAIR RAMPS. THE DEVELOPER OR HOMEOWNERS ASSOCIATION SHALL BE RESPONSIBLE FOR THE OPERATION, MAINTAINANCE AND LIABILITY OF THE SIDEWALK AND
7) MAINTENANCE OF THE PUBLIC DRAINAGE EASEMENTS ARE THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S). THE EASEMENT ALLOWS NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENT AND PREFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY. IT IS THE UNDERLYING FEE OWNER(S) RESPONSIBILITY TO MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORM WATER.
8) SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER ALL OTHER EASEMENTS.
9) ALL LOTS MUST BE SERVED INTERNALLY. NO LOTS SHALL HAVE DIRECT ACCESS ONTO MULBERRY ROAD.
10) SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER ALL OTHER EASEMENTS.
11) BRANTLEY RIDGE SUBDIVISION HOA WILL BE RESPONSIBLE FOR MAINTENANCE OF ANY OPEN SPACES AND DRAINAGE EASEMENTS.
12) PROPERTY WILL BE IN COMPLIANCE WITH ARTICLE 6.5.5 OF THE FRANKLIN COUNTY UDO (STREET TREES).
13) ALL STUB ROADS/STREETS HAVE BEEN BUILT/CONSTRUCTED TO THE ADJOINING PROPERTY LINE.
14) THE DRAINAGE EASEMENTS MEASURES SHOWN HEREON ARE REQUIRED ON THE PROPERTY TO MEET COUNTY AND STATE STORMWATER REGULATIONS. PROPERTY OWNER MAY BE SUBJECT TO ENFORCEMENT ACTIONS IF THE MAINTENANCE EASEMENT IS OBSTRUCTED OR STORMWATER CONTROL MEASURE IS REMOVED, RELOCATED, OR ALTERED WITHOUT PRIOR COUNTY APPROVAL.
15) NO STRUCTURES, FENCES, WALLS, HVAC EQUIPMENT, TREES, SHRUBS, HARDSCAPES, OR OTHER ITEMS THAT OBSTRUCT MAINTENANCE VEHICLES MAY BE INSTALLED WITHIN ACCESS EASEMENTS. PER THE OPERATION AND MAINTENANCE AGREEMENT RECORDED IN THE REGISTER OF DEEDS, THE PROPERTY OWNERS GRANT THE COUNTY THE RIGHT, PRIVILEGE, AND EASEMENT ACROSS THE PROPERTY FOR THE PURPOSE OF INSPECTING, MONITORING, ETC., THE STORMWATER CONTROL MEASURE AS NEEDED. NOTE THAT MAINTENANCE OF THE DRAINAGE EASEMENT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNERS, WHO SHALL MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORMWATER.
16) THE DISTURBANCE OF RIPARIAN BUFFERS AND WETLANDS WITHOUT PRIOR WRITTEN APPROVAL FROM NCDEQ OR COE IS PROHIBITED.
17) THESE PARCELS ARE LOCATED WITHIN ONE (1) MILE OF AN EXISTING VOLUNTARY AGRICULTURAL DISTRICT OR ENHANCED VOLUNTARY AGRICULTURAL DISTRICT. NORMAL AGRICULTURAL OPERATIONS MAY CONFLICT WITH RESIDENTIAL USE. NC LAW (GENERAL STATUTES SECTION 106-701) PROVIDES SOME PROTECTION FOR EXISTING AGRICULTURAL OPERATIONS.
18) PRIVATE ROAD MAINTENANCE AGREEMENT RECORDED IN DB 2319, PAGE 222-223.

FINAL PLAT FOR

BRANTLEY RIDGE SUBDIVISION

REF: D.B. 2266, PAGE 676
REF: M.B. 2019, PAGE 137
REF: D.B. 2266, PAGE 1726
REF: M.B. 2019, PAGE 319
DUNN TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

100 50 0 100 200

SCALE 1"=100'

NOVEMBER 3, 2022
ZONED R-30
PIN# 2739-63-3809
PIN# 2739-63-2182
SHEET 3 OF 3

(MULBERRY-SUBD-BOUNDARY.DWG - LGH)

PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148