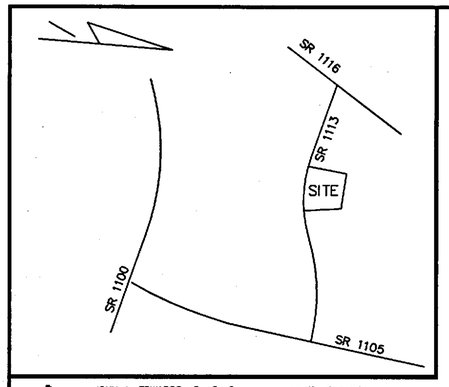


ASHTON MEADOWS SUBDIVISION
PHASE ONE

SATTERWHITE CONSTRUCTION INC
OWNER
5933 FARM WELL RD
RALEIGH, NC 27610

JOHN A. EDWARDS & COMPANY
CONSULTING ENGINEERS
333 WADE AVENUE
RALEIGH, NC 27605

"I, JOHN A. EDWARDS JR., R.L.S., certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book N/A page N/A etc.)(other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book N/A page N/A; that the ratio of precision as calculated is 1: 20,000; that this plat was prepared in accordance with G. S. 47-30 as amended. Witness my original signature, license number and seal this 10th day of SEPT., A.D., 2008."

Seal or Stamp

Surveyor

L-2776
License Number

NORTH CAROLINA PROFESSIONAL SEAL L-2776 LAND SURVEYOR JOHN A. EDWARDS, JR.

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

LINE TABLE		
LINE	LENGTH	BEARING
L1	5.87	S86°48'54"W
L2	10.00	N02°45'27"W
L3	18.63	N02°45'27"W
L4	38.10	N02°16'54"E
L5	3.91	S08°05'46"W
L6	57.42	S87°14'33"W
L7	42.72	S87°56'54"W
L8	51.76	S87°56'54"W
L9	48.30	S89°56'16"W
L10	44.04	S89°56'16"W
L11	71.48	N85°45'25"W
L12	24.07	N85°45'25"W
L13	93.37	N81°54'12"W
L14	10.10	N79°11'52"W
L15	86.54	N79°11'52"W
L16	35.31	N78°35'16"W
L17	42.21	N05°36'50"E
L18	58.93	N18°30'07"E
L19	41.64	N18°46'19"E
L20	36.27	N18°46'19"E
L21	67.49	N20°53'35"E
L22	30.90	N20°53'35"E
L23	18.69	N05°08'29"E
L24	43.73	N25°58'22"E
L25	42.10	N00°36'19"W
L26	29.27	N20°47'56"W
L27	8.29	N09°52'21"E
L28	21.34	S86°57'08"E
L29	10.00	N21°40'09"E
L30	69.34	N21°40'09"E
L31	34.54	N29°10'23"W
L32	44.13	N55°01'25"E
L33	35.81	N00°08'18"E
L34	108.70	N78°27'58"W
L35	125.28	N81°13'05"W
L36	40.17	N81°13'05"W
L37	33.92	N02°29'02"W
L38	120.82	N02°29'02"W
L39	11.72	N62°07'08"W
L40	54.25	N62°07'08"W
L41	36.76	S73°54'01"E
L42	14.46	S73°54'01"E
L43	59.30	S89°19'54"E
L44	47.76	N81°47'39"E
L45	49.79	S78°11'35"E
L46	81.91	N76°11'00"E
L47	22.81	N64°17'56"W
L48	9.71	N64°38'25"W
L49	14.68	N50°09'31"E
L50	14.68	N50°09'31"E
L51	0.52	N15°25'27"E
L52	23.98	N88°43'19"E
L53	49.19	N15°28'21"W
L54	61.32	N32°36'02"W
L55	81.30	N47°24'11"W
L56	76.72	S66°14'47"W
L57	43.34	S55°08'09"E
L58	17.57	S55°08'09"E
L59	105.24	S72°41'35"E
L60	106.88	S72°41'35"E
L61	95.51	S49°07'37"E

LINE TABLE		
LINE	LENGTH	BEARING
L62	56.10	S49°07'37"E
L63	50.69	S38°14'03"E
L64	64.88	S17°47'12"E
L65	100.56	N41°20'29"E
L66	53.99	N41°20'29"E
L67	87.07	N86°13'12"E
L68	98.34	N79°29'59"E
L69	10.12	S79°40'20"E
L70	40.08	S79°40'20"E
L71	41.31	S71°09'25"E
L72	12.66	S57°15'31"E
L73	20.10	N39°09'26"E
L74	32.77	N39°09'26"E
L75	25.88	N26°01'40"E
L76	29.96	S87°23'42"E
L77	38.77	S55°37'44"E
L78	30.51	N81°04'46"E
L79	31.77	N81°04'46"E
L80	44.07	N52°50'30"E
L81	47.25	S55°03'26"E
L82	11.97	N75°04'55"E
L83	31.71	N75°04'55"E
L84	37.34	S68°33'38"E
L85	42.62	S40°58'32"E
L86	32.68	S40°58'32"E
L87	34.23	N55°59'38"E
L88	35.92	S46°56'58"E
L89	24.95	S33°04'10"E
L90	63.55	S33°04'10"E
L91	52.42	S73°29'14"E
L92	18.63	S02°45'27"E
L93	10.00	S02°45'27"E
L94	47.62	S38°48'14"W
L95	13.77	S74°34'33"E
L96	84.91	S39°50'29"E
L97	77.97	N11°11'04"E
L98	50.00	N20°48'13"E
L99	79.03	N18°21'08"E
L100	106.63	N20°56'32"E
L101	21.05	N05°39'24"E
L102	42.75	N32°42'36"E
L103	26.82	N02°42'11"W
L104	34.27	N27°01'28"W
L105	50.02	N15°33'57"E
L106	24.55	N84°56'03"E
L108	47.15	N25°04'08"W
L109	55.17	N51°38'11"E
L110	57.21	N00°09'00"W
L111	40.71	N38°23'14"W
L112	31.76	N10°25'35"E
L113	36.11	N22°13'32"W
L114	39.90	N06°55'01"E
L115	90.41	N23°07'19"E
L116	44.74	N66°06'10"W
L117	71.28	N23°27'12"E
L118	30.30	N56°37'20"E
L119	76.17	N39°02'22"E
L120	43.51	N46°38'18"E
L121	41.08	N26°23'18"W
L122	50.00	S68°42'25"E

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD	CHORD DIRECTION
C1	25.00	39.27	35.36	S47°45'27"E
C2	1000.00	91.42	91.39	S00°08'18"E
C3	1000.00	107.58	107.53	S05°33'45"W
C4	1000.00	107.58	107.53	S11°43'34"W
C5	1000.00	27.65	27.65	S15°36'01"W
C6	675.00	43.30	43.29	N14°33'17"E
C7	675.00	100.09	100.00	N08°28'09"E
C8	675.00	22.85	22.85	N03°15'05"E
C9	285.00	94.57	94.13	S11°47'14"W
C10	25.00	39.27	35.36	N42°14'33"E
C11	1050.00	102.90	102.86	S00°03'01"W
C12	25.00	38.92	35.11	N41°44'33"W
C13	500.00	11.95	11.95	S85°39'30"E
C14	500.00	92.34	92.21	S79°40'59"E
C15	500.00	85.10	85.00	S69°30'59"E
C16	500.00	69.63	69.58	S60°39'03"E
C17	25.00	36.89	33.63	S81°04'17"W
C18	226.88	44.96	44.89	N44°28'52"E
C19	25.00	21.03	20.41	S26°03'49"W
C20	50.00	30.53	30.06	N19°27'41"E
C21	50.00	52.03	49.71	N66°45'48"E
C22	50.00	51.34	49.12	S54°00'36"E
C23	50.00	88.81	77.59	S26°17'30"W
C24	50.00	18.48	18.37	S87°45'45"W
C25	25.00	21.03	20.41	N74°15'12"E
C26	201.88	40.01	39.94	N44°28'52"E
C27	475.00	179.92	178.85	S75°29'30"E
C28	475.00	205.59	203.99	S52°14'27"E
C29	176.88	35.06	35.00	N44°28'52"E
C30	25.00	36.89	33.63	N03°27'49"W
C31	500.00	51.40	51.37	S42°47'10"E
C32	25.00	21.03	20.41	N63°56'11"W
C33	50.00	91.32	79.15	S35°42'35"E
C34	50.00	51.82	49.53	S46°18'04"W
C35	50.00	52.22	49.88	N74°05'32"W
C36	50.00	45.83	44.25	N17°54'48"W
C37	25.00	21.03	20.41	S15°44'48"E
C38	450.00	13.47	13.47	S40°41'55"E
C39	450.00	121.25	120.88	S49°16'30"E
C40	450.00	60.06	60.01	S60°49'01"E
C41	450.00	50.47	50.44	S67°51'11"E
C42	450.00	119.98	119.63	S78°42'16"E
C43	25.00	37.29	33.93	N50°55'29"E
C44	1050.00	59.98	59.97	S09°49'44"W
C45	1050.00	65.00	64.99	S13°14'19"W
C46	1050.00	25.30	25.29	S15°42'08"W
C47	625.00	50.47	50.45	N14°04'45"E
C48	625.00	103.46	103.34	N07°01'26"E
C51	25.00	39.27	35.36	S60°25'27"W
C52	25.00	21.03	20.41	S08°40'14"E
C53	50.00	63.29	59.15	N03°29'55"E
C54	50.00	50.83	48.67	N68°53'13"E
C55	50.00	49.29	47.32	S53°44'56"E
C56	50.00	77.77	70.17	S19°03'09"W
C57	25.00	4.80	4.79	N58°06'40"E
C58	25.00	39.27	35.36	N29°34'33"W
C59	675.00	41.93	41.92	N76°21'19"W
C60	675.00	161.30	160.91	N84°58'50"W
C61	255.00	12.40	12.39	N89°33'59"E
C62	255.00	70.53	70.30	S81°07'03"E
C63	25.00	18.40	17.99	S85°43'03"W
C64	50.00	24.76	24.51	N78°48'59"E
C65	50.00	57.85	54.68	S53°50'52"E
C66	50.00	48.23	46.38	S06°56'08"W
C67	50.00	49.89	47.84	S63°09'15"W
C68	50.00	59.77	56.28	N54°00'56"W
C69	25.00	24.68	23.69	S48°03'13"E
C70	205.00	36.35	36.30	S81°25'06"E
C71	205.00	19.06	19.06	S89°09'44"E
C72	725.00	48.18	48.17	N89°55'21"W
C73	725.00	95.24	95.17	N84°15'20"W
C74	725.00	74.87	74.83	N77°32'03"W
C78	310.00	102.86	102.39	S11°47'14"W
C80	700.00	210.75	209.96	N83°12'04"W
C81	230.00	125.56	124.01	S76°11'12"E
C82	1025.00	342.58	340.99	S06°49'03"W
C83	650.00	160.08	159.67	N09°20'13"E
C84	25.00	16.22	15.94	N34°00'59"E
C85	25.00	33.54	31.08	N36°08'49"W
C86	25.00	41.48	36.88	N57°53'48"E
C87	335.00	63.87	63.77	S15°49'51"W

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 BOOK 1380 PAGE 0480 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 LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF FRANKLIN COUNTY.

SATTERWHITE CONSTRUCTION INC
OWNER

PRESIDENT (PRES) 10-6-08
DATE

I HEREBY CERTIFY THAT STREETS, UTILITIES AND OTHER IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO COUNTY SPECIFICATION IN THE SUBDIVISION ENTITLED ASHTON MEADOWS PHASE ONE OR THAT A SECURITY BOND OR IRREVOCABLE LETTER OF CREDIT IN THE AMOUNT OF $_____ HAS BEEN POSTED WITH FRANKLIN COUNTY TO ENSURE THE INSTALLATION THEREOF.

Donna Wood 12-9-08
SUBDIVISION ADMINISTRATOR DATE

APPROVAL EXPIRES IF NOT RECORDED ON OR BEFORE 6-9-09 (DATE) AND MUST BE RESUBMITTED FOR REAPPROVAL.

Doc ID: 003398890002 Type: CRP
Recorded: 12/15/2008 at 01:12:31 PM
Fee Amt: $42.00 Page 1 of 2
Franklin County North Carolina
Linda H. Stone Register of Deeds
BK 2008 PG 353-354

By: Betty Shavington Deputy

STATE OF NORTH CAROLINA
COUNTY OF FRANKLIN

I DONNA WOOD, REVIEW OFFICER OF FRANKLIN CO. CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Donna Wood 12-9-08
REVIEW OFFICER DATE

STATE OF NORTH CAROLINA FRANKLIN COUNTY

FILED FOR REGISTRATION AT_____M

_____ 2008 IN THE REGISTER OF DEEDS OFFICE

RECORDED IN BOOK _____ PAGE_____

_____ BY _____
REGISTER OF DEEDS

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS CERTIFICATION

9-29-08 Stephen D. Winstead
DATE DISTRICT ENGINEER

STORMWATER B.M.P. DEVICES SHALL BE MAINTAINED BY HOMEOWNERS ASSOCIATION. REFERENCE DB_____PG_____
NCDOT WILL NOT MAINTAIN B.M.P. DEVICES.

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

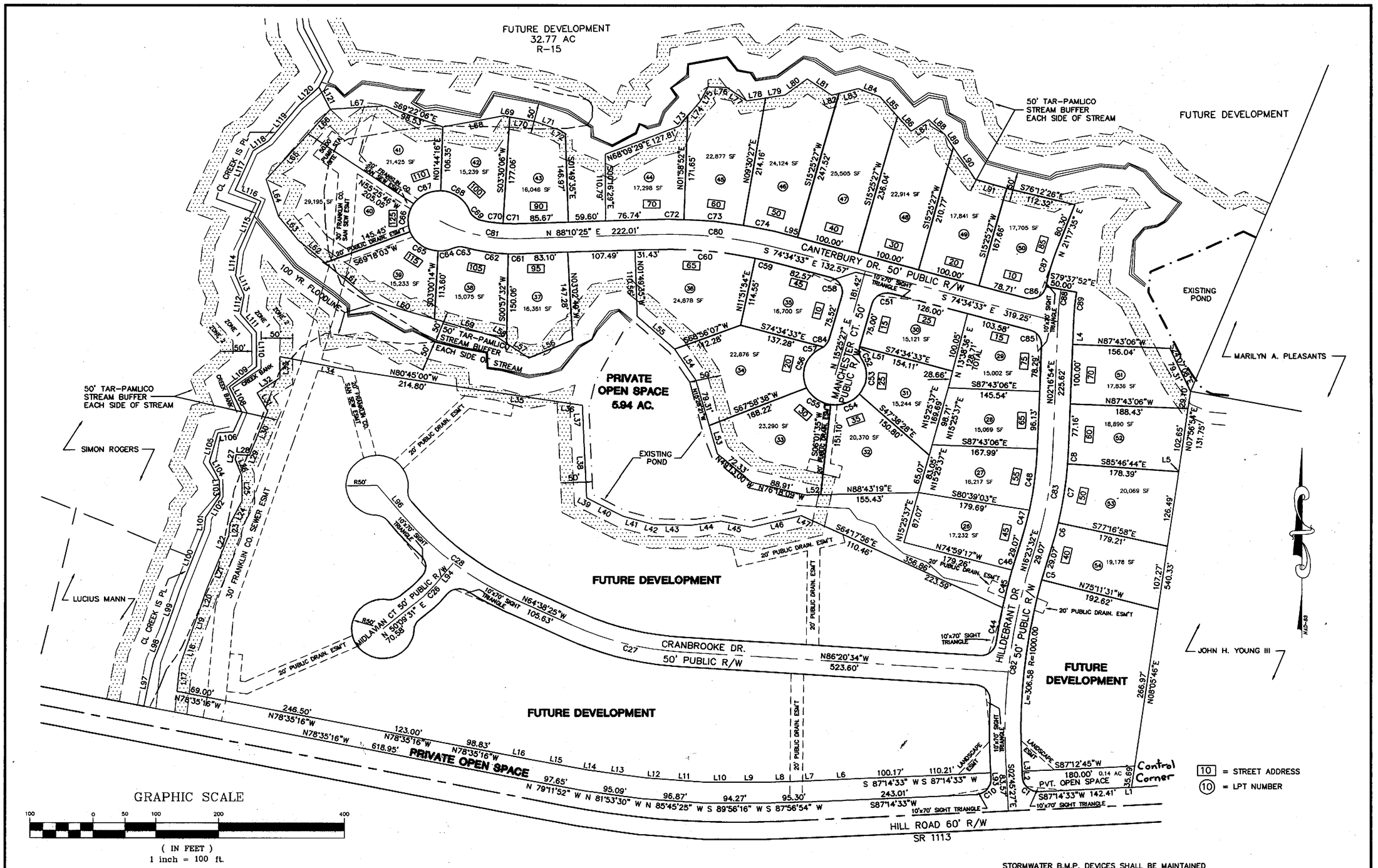
ZONING.....R-15
AREA IN LOTS.....12.74 AC.
OPEN SPACE AREA.....6.08 AC.

FRONT SETBACK.....30'
REAR SETBACK.....25'
SIDE SIDEBACK.....10'
CORNER SIDE.....20'
PIN 1863-84-9412
PIN 1863-84-1514

SHEET 1 OF 2

RECORDED IN MAP BOOK 2008, PAGE 353 FRANKLIN COUNTY REGISTRY.

Book 2008 page 353 12-15-08 Sheet 1 of 2



STORMWATER B.M.P. DEVICES SHALL BE MAINTAINED BY HOMEOWNERS ASSOCIATION.

RECORDED IN MAP BOOK 2008, PAGE FRANKLIN COUNTY REGISTRY.

DATE	REVISION	BY

JOHN A. EDWARDS & COMPANY
Consulting Engineers
333 Wade Ave, Raleigh, N.C.
Phone (919) 828-4428
Fax (919) 828-4711
E-mail: lewis@jaeco.com

SCALE: 1" = 100'	DATE: 9-22-08
FLD. BK. & PAGE	DRAWN BY:
FILE NO:	CHECKED BY: JAE, JR.

A PORTION OF

ASHTON MEADOWS
PHASE ONE

YOUNGSVILLE TOWNSHIP FRANKLIN COUNTY NORTH CAROLINA

FINAL PLAT

SHEET 2 OF 2

Book 2008 page 354 12-15-08 Sheet 2 of 2

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