I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

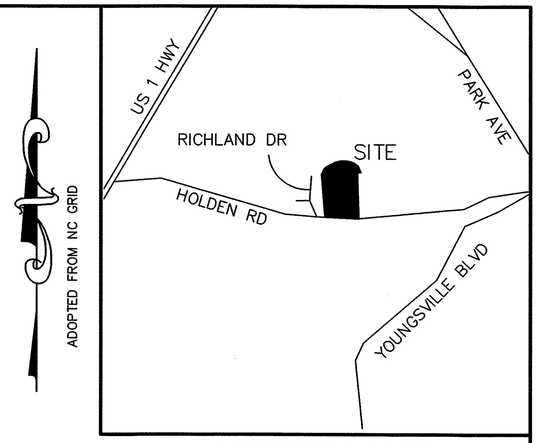
THIS 26TH DAY OF JULY ,2016.

PROFESSIONAL LAND SURVEYOR (L-3794)

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

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794



VICINITY MAP

ADOPTED FROM NC GRID

AREA RESERVED FOR FUTURE DEVELOPMENT

N/F
HOLDEN DEVELOPMENT, LLC
D.B. 1986, PG. 552
D.B. 2015, PG. 78
PIN # 1852-08-3490

LEGEND:

EIP - EXISTING IRON PIPE
EPK - EXISTING PK NAIL
BEIP - BENT IRON PIPE
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

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
- LOTS 1 & 40 SHALL NOT HAVE DIRECT ACCESS ONTO HOLDEN ROAD AND MUST BE ACCESSED BY LAUREL OAKS DRIVE
- THERE SHALL BE A 10' UTILITY EASEMENT ALONG ALL STREET RIGHT OF WAYS AND ON THE INTERIOR OF ALL LOTS.
- SEE SHEET 3 OF 3 FOR OWNERS SIGNATURE, NCDOT, AND ALL OTHER GOVERNMENTAL SIGNATURES & SIGN OFFS & LINE & CURVE TABLE.

LINE TYPE LEGEND

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

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	~~20' 10' RSC~~

N/F
GARY WAYNE STRICKLAND &
BARBARA J. STRICKLAND
D.B. 919, PG. 836
D.B. 2015, PG. 78
PIN # 1852-07-2899

WHITE ASH LANE
60' PUBLIC R/W

TIE TO THE INT. OF HOLDEN RD. & BUCKEYE CT.
215.32 N 87°35'59" W

RICHLAND NORTH SUBDIVISION
PRF 3, SL 1994-304

LAUREL OAKS DRIVE

PETAL GROVE CT.
60' PUBLIC R/W

60' PUBLIC R/W

HOLDEN ROAD
60' PUBLIC R/W

SIGN EASEMENT 30'x30'

10' R/W DEDICATION

ADDITIONAL R/W DEDICATION

EIP 1.14' SOUTH OF R/W

Doc ID: 005325640003 Type: CRP
Recorded: 08/12/2016 at 03:08:34 PM
Fee Amt: $63.00 Page 1 of 3
Franklin County North Carolina
Brandi S. Davis Register of Deeds
BK2016 PG170-172

FINAL PLAT FOR

LAUREL OAKS SUBDIVISION, PHASE 1

HOLDEN DEVELOPMENT, LLC
REF: D.B. 1986, PG. 552
REF: D.B. 1986, PG. 554
REF: D.B. 1986, PG. 556
REF: B.M. 2015, PG. 78
YOUNGSVILLE TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120

SCALE 1"=60'

OCTOBER 21, 2015
ZONED RS
PIN # 1842-98-9019, 1852-08-3490
SHEET 1 OF 3

(LAUREL OAKS-FP.dwg)

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

I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

THIS 26TH DAY OF JULY ,2016.

PROFESSIONAL LAND SURVEYOR (L-3794)

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

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794

100' TAR/PAMLICO RIVER RIPARIAN BUFFER MEASURED 50' FROM TOP OF BANK

N/F
JAMES T. MOSS, JR.
D.B. 728, PG. 314
PIN # 1852-09-2538

ADOPTED FROM NC GRID

VICINITY MAP
US 1 HWY
PARK AVE
RICHLAND DR
SITE
HOLDEN RD
YOUNGSVILLE BLVD

OPEN SPACE
72,805 S.F.
1.671 AC.

20' DRAINAGE EASEMENT

16 — 20,400 S.F. 0.468 AC.
17 — 17,755 S.F. 0.408 AC.
18 — 18,105 S.F. 0.416 AC.
15 — 20,300 S.F. 0.466 AC.
14 — 16,841 S.F. 0.387 AC.
13 — 18,362 S.F. 0.422 AC.
12 — 24,177 S.F. 0.555 AC.
11 — 19,295 S.F. 0.443 AC.
10 — 15,000 S.F. 0.344 AC.
9 — 15,000 S.F. 0.344 AC.
19 — 17,049 S.F. 0.391 AC.
OPEN SPACE 6,409 S.F. 0.147 AC.
23 — 14,558 S.F. 0.334 AC.
22 — 18,138 S.F. 0.416 AC.
21 — 17,389 S.F. 0.399 AC.
20 — 20,448 S.F. 0.469 AC.
24 — 15,000 S.F. 0.344 AC.
25 — 15,000 S.F. 0.344 AC.
26 — 16,846 S.F. 0.387 AC.
27 — 15,000 S.F. 0.344 AC.
28 — 15,000 S.F. 0.344 AC.
31 — 15,000 S.F. 0.344 AC.
30 — 15,000 S.F. 0.344 AC.
29 — 15,000 S.F. 0.344 AC.

LAUREL OAKS DRIVE
60' PUBLIC R/W

FOREST GLEN DRIVE
60' PUBLIC R/W

LAUREL OAKS DRIVE
60' PUBLIC R/W

CONTROL CORNER EIP
20' PUBLIC SANITARY SEWER EASEMENT
CONTROL CORNER

RICHLAND NORTH SUBDIVISION
PRF 3, SL 1994-304

N/F
HOLDEN DEVELOPMENT, LLC
D.B. 1986, PG. 552
B.M. 2015, PG. 78
PIN # 1852-08-3490

N/F
BRUCE H. STRICKLAND & VONCILE B. STRICKLAND
D.B. 1210, PG. 86
B.M. 2001, PG. 134
PIN # 1852-08-7277

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

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	~~20'~~ 10' RSC

AREA RESERVED FOR FUTURE DEVELOPMENT

NOTES:
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FINAL PLAT FOR
LAUREL OAKS SUBDIVISION, PHASE 1
HOLDEN DEVELOPMENT, LLC
REF: D.B. 1986, PG. 552
REF: D.B. 1986, PG. 554
REF: D.B. 1986, PG. 556
REF: B.M. 2015, PG. 78
YOUNGSVILLE TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120
SCALE 1"=60'

OCTOBER 21, 2015
ZONED RS
PIN # 1842-98-9019, 1852-08-3490
SHEET 2 OF 3

(LAUREL OAKS-FP.dwg)

SHEET 2 (8) SHEET 2 (32) SHEET 2 (33) SHEET 2 (34)

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

I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

THIS 26TH DAY OF JUNE ,2016.

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

PROFESSIONAL LAND SURVEYOR (L-3794)

I (WE) HERE CERTIFY THAT I AM (WE ARE) THE OWNER(S) FOR THE PROPERTY SHOWN AND DESCRIBED 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, RIGHTS OF WAYS, DRAINAGE WAYS, WALKS, PARKS, OPEN SPACES, LINES, SEWER LINES, AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED, FURTHERMORE, I (WE) WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OFF DEDICATION IS ACCEPTED BY APPROPRIATE PUBLIC AUTHORITY. FURTHER I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE TOWN OF YOUNGSVILLE.

FOR: HOLDEN DEVELOPMENT, LLC 7-26-16

OWNER(S) DATE

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF ~~FRANKLIN COUNTY~~, YOUNGSVILLE, RSC WITH ALL VARANCES NOTED IN THE MINUTES OF THE YOUNGSVILLE PLANNING BOARD AND THAT THIS MAP HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS.

Robert E. Clark, AICP 8-11-16

SUBDIVISION - ADMINISTRATOR OR ASSISTANT DATE

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.

8-12-16 Jason T. Rogers

DATE REVIEW OFFICER

RECORDED IN MAP BOOK, 2016 _____

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF PUBLIC UTILITIES IMPROVEMENTS TO BE OWNED/OPERATED BY FRANKLIN COUNTY

I HEREBY CERTIFY THAT:

~~(1)~~ ALL WATER AND SEWER UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO COUNTY STANDARDS AND SPECIFICATIONS OR GUARANTEES OF INSTALLATION OF REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO FRANKLIN COUNTY PUBLIC UTILITIES HAS BEEN RECEIVED.

~~(2)~~ FRANKLIN COUNTY PUBLIC UTILITIES APPROVES OF THE EASEMENTS / RIGHT-OF-WAY DEDICATION AS SHOWN AND DELINEATED ON THIS PLAT.

8-12-16

PUBLIC UTILITIES DIRECTOR FRANKLIN COUNTY, NORTH CAROLINA DATE

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	~~20'~~ 10' RSC

LINE TABLE

LINE	LENGTH	BEARING
L-1	30.31'	S 29°52'18" E
L-2	81.37'	S 29°52'18" E
L-3	23.29'	N 05°07'49" W
L-4	100.00'	N 05°07'49" W
L-5	100.00'	N 05°07'49" W
L-6	100.00'	S 05°07'49" E
L-7	119.58'	S 35°14'47" E
L-8	106.68'	N 05°07'49" W
L-9	89.36'	S 84°52'11" W
L-10	6.28'	S 84°52'11" W
L-11	83.08'	S 84°52'11" W
L-12	74.21'	S 29°52'18" E
L-13	37.47'	S 29°52'18" E
L-14	45.96'	S 84°29'18" W
L-15	60.16'	N 01°17'48" W
L-16	41.54'	N 84°29'18" E
L-17	105.77'	S 89°02'00" W
L-18	113.02'	S 89°02'00" W
L-19	121.04'	N 05°30'42" W
L-20	57.68'	N 05°30'42" W
L-21	87.45'	S 84°52'11" W
L-22	120.60'	S 84°52'11" W
L-23	9.26'	S 84°52'11" W
L-24	11.51'	S 36°09'11" W
L-25	64.09'	S 36°09'11" W
L-26	112.94'	S 36°09'11" W
L-27	15.12'	S 84°52'11" W
L-28	61.48'	S 84°52'11" W
L-29	100.00'	N 05°07'49" W
L-30	74.57'	N 05°07'49" W
L-31	54.38'	N 89°09'14" E
L-32	100.00'	N 89°09'14" E
L-33	75.76'	N 89°09'14" E
L-34	102.43'	S 67°06'48" W
L-35	60.58'	S 30°47'52" E
L-36	43.18'	S 67°06'48" W
L-37	67.58'	S 67°06'48" W
L-38	94.63'	N 89°09'14" E
L-39	100.00'	N 89°09'14" E
L-40	35.51'	N 89°09'14" E
L-41	43.01'	N 05°07'49" W
L-42	90.50'	N 84°52'11" E
L-43	100.00'	N 84°52'11" E
L-44	100.00'	N 84°52'11" E
L-45	61.75'	S 08°33'07" W
L-46	100.00'	N 84°52'11" E
L-47	100.00'	N 84°52'11" E
L-48	75.89'	N 84°52'11" E

LINE TABLE

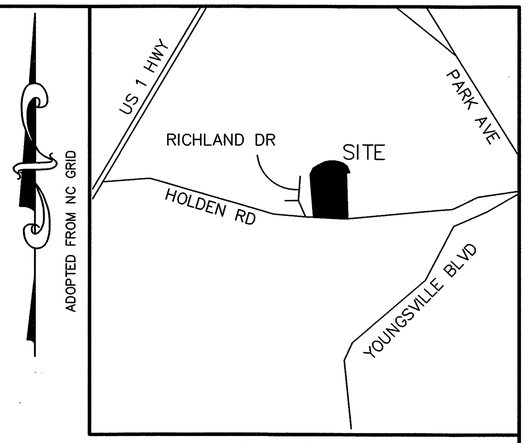
LINE	LENGTH	BEARING
L-49	125.00'	N 05°07'49" W
L-50	119.58'	S 35°14'47" E
L-51	100.89'	N 84°52'11" E
L-52	100.00'	N 84°52'11" E
L-53	100.00'	N 84°52'11" E
L-54	61.48'	S 84°52'11" W
L-55	102.75'	N 84°52'11" E
L-56	94.92'	N 84°52'11" E
L-57	5.08'	N 84°52'11" E
L-58	40.82'	N 84°52'11" E
L-59	55.42'	N 84°52'11" E
L-60	3.75'	N 84°52'11" E
L-61	89.56'	S 05°05'19" E
L-62	26.03'	S 89°09'43" W
L-63	57.19'	S 89°09'43" W
L-64	126.45'	S 27°43'39" E
L-65	148.88'	S 30°47'52" E
L-66	93.64'	N 37°33'12" E
L-67	19.20'	N 37°33'12" E
L-68	129.51'	N 69°27'28" E
L-69	8.61'	N 37°54'21" E
L-70	130.30'	N 37°54'21" E
L-71	13.51'	N 66°46'45" E
L-72	145.64'	N 66°46'45" E
L-73	13.21'	N 66°46'45" E
L-74	112.72'	N 89°49'16" E
L-75	58.09'	N 89°49'16" E
L-76	42.68'	S 79°57'53" E
L-77	69.42'	S 79°57'53" E
L-78	78.95'	S 35°58'32" E
L-79	88.77'	S 18°32'48" E
L-80	76.81'	N 76°52'45" E
L-81	82.04'	N 55°56'16" E
L-82	74.90'	N 24°39'36" E
L-83	108.13'	N 62°40'38" E
L-84	85.86'	S 80°49'08" E
L-85	55.87'	N 01°39'26" W
L-86	164.15'	N 41°12'15" E
L-87	60.54'	S 75°00'02" E
L-88	75.41'	N 47°29'26" E
L-89	110.64'	S 77°52'57" E
L-90	115.94'	N 74°21'45" E
L-91	77.37'	S 54°33'11" E
L-92	60.41'	N 76°11'12" E
L-93	87.81'	S 44°47'55" E
L-94	111.71'	S 27°36'40" E
L-95	59.35'	N 89°13'41" E
L-96	2.00'	S 30°47'52" E

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING
C-1	149.12'	2811.26'	149.10'	N 85°10'13" E
C-2	100.06'	633.42'	99.95'	S 88°47'05" E
C-3	64.95'	1045.47'	64.94'	S 82°28'47" E
C-4	97.84'	1045.47'	97.81'	S 78°01'07" E
C-5	149.93'	9755.32'	149.93'	N 75°46'40" W
C-6	2.96'	9755.32'	2.96'	N 76°13'37" W
C-7	20.05'	25.00'	19.52'	N 22°38'09" E
C-8	120.83'	370.00'	120.29'	N 09°41'39" W
C-9	69.89'	370.00'	69.78'	N 24°27'38" W
C-10	18.63'	430.00'	18.63'	S 28°37'48" E
C-11	95.19'	430.00'	95.00'	S 21°02'47" E
C-12	71.85'	430.00'	71.77'	S 09°55'02" E
C-13	39.27'	25.00'	35.36'	S 50°07'49" E
C-14	18.69'	25.00'	18.26'	N 63°27'11" E
C-15	69.39'	50.00'	63.95'	S 81°47'37" W
C-16	42.88'	50.00'	41.58'	N 33°52'46" W
C-17	60.30'	50.00'	56.71'	N 25°14'28" E
C-18	59.26'	50.00'	55.85'	S 86°15'08" E
C-19	18.69'	25.00'	18.26'	N 73°42'49" W
C-20	39.27'	25.00'	35.36'	S 39°52'11" W
C-21	124.14'	370.00'	123.56'	S 14°44'31" E
C-22	35.63'	370.00'	35.62'	S 27°06'45" E
C-23	36.60'	430.00'	36.59'	N 27°25'59" W
C-24	34.84'	25.00'	32.09'	S 64°55'11" E
C-25	61.90'	380.00'	61.83'	S 79°49'18" W

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING
C-26	45.47'	320.00'	45.43'	S 80°25'04" W
C-27	38.15'	25.00'	34.55'	S 32°38'03" W
C-28	91.80'	430.00'	91.62'	N 04°57'48" W
C-29	16.89'	25.00'	16.57'	S 18°11'59" E
C-30	20.67'	330.00'	20.66'	S 03°20'10" E
C-31	95.33'	330.00'	95.00'	S 06°44'01" W
C-32	95.33'	330.00'	95.00'	S 23°17'07" W
C-33	95.33'	330.00'	95.00'	S 39°50'13" W
C-34	95.33'	330.00'	95.00'	S 56°23'20" W
C-35	95.33'	330.00'	95.00'	S 72°56'26" W
C-36	45.72'	330.00'	45.68'	S 85°11'06" W
C-37	65.62'	245.00'	65.42'	N 81°28'52" E
C-38	28.63'	245.00'	28.61'	N 70°27'39" E
C-39	21.05'	305.00'	21.05'	N 69°05'27" E
C-40	90.91'	305.00'	90.57'	N 79°36'24" E
C-41	5.37'	305.00'	5.37'	N 88°38'58" E
C-42	64.81'	270.00'	64.66'	S 82°16'36" W
C-43	125.05'	270.00'	123.94'	S 62°07'53" W
C-44	171.13'	270.00'	168.28'	S 30°42'19" W
C-45	83.30'	270.00'	82.97'	S 03°42'31" W
C-46	39.27'	25.00'	35.36'	S 50°07'49" E
C-47	39.27'	25.00'	35.36'	S 39°52'11" W
C-97	23.43'	25.00'	22.58'	N 72°27'20" E
C-98	117.05'	1035.47'	116.99'	S 78°34'34" E
C-99	134.61'	9765.32'	134.61'	N 75°43'57" W
C-100	21.87'	9765.32'	21.87'	N 76°11'29" W



ADOPTED FROM NC GRID

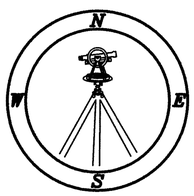
VICINITY MAP

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
- LOTS 1 & 40 SHALL NOT HAVE DIRECT ACCESS ONTO HOLDEN ROAD AND MUST BE ACCESSED BY LAUREL OAKS DRIVE.
- THERE SHALL BE A 10' UTILITY EASEMENT ALONG ALL STREET RIGHT OF WAYS AND ON THE INTERIOR OF ALL LOTS.
- SEE SHEET 3 OF 3 FOR OWNERS SIGNATURE, NCDOT, AND ALL OTHER GOVERNMENTAL SIGNATURES & SIGN OFFS & LINE & CURVE TABLE.

LINE TYPE LEGEND

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



FINAL PLAT FOR

LAUREL OAKS SUBDIVISION, PHASE 1

HOLDEN DEVELOPMENT, LLC

REF: D.B. 1986, PG. 552

REF: D.B. 1986, PG. 554

REF: D.B. 1986, PG. 556

REF: B.M. 2015, PG. 78

YOUNGSVILLE TOWNSHIP

FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120

SCALE 1"=60'

OCTOBER 21, 2015

ZONED RS

PIN # 1842-98-9019, 1852-08-3490

SHEET 3 OF 3

(LAUREL OAKS-FP.dwg)

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

I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

THIS 26TH DAY OF JULY ,2016.

PROFESSIONAL LAND SURVEYOR (L-3794)

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

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794

100' TAR/PAMLICO RIVER RIPARIAN BUFFER MEASURED 50' FROM TOP OF BANK

N/F
JAMES T. MOSS, JR.
D.B. 728, PG. 314
PIN # 1852-09-2538

ADOPTED FROM NC GRID

VICINITY MAP
US 1 HWY
PARK AVE
RICHLAND DR
SITE
HOLDEN RD
YOUNGSVILLE BLVD

OPEN SPACE
72,805 S.F.
1.671 AC.

20' DRAINAGE EASEMENT

16 — 20,400 S.F. 0.468 AC.
17 — 17,755 S.F. 0.408 AC.
18 — 18,105 S.F. 0.416 AC.
15 — 20,300 S.F. 0.466 AC.
14 — 16,841 S.F. 0.387 AC.
13 — 18,362 S.F. 0.422 AC.
12 — 24,177 S.F. 0.555 AC.
11 — 19,295 S.F. 0.443 AC.
10 — 15,000 S.F. 0.344 AC.
9 — 15,000 S.F. 0.344 AC.
19 — 17,049 S.F. 0.391 AC.
OPEN SPACE 6,409 S.F. 0.147 AC.
23 — 14,558 S.F. 0.334 AC.
22 — 18,138 S.F. 0.416 AC.
21 — 17,389 S.F. 0.399 AC.
20 — 20,448 S.F. 0.469 AC.
24 — 15,000 S.F. 0.344 AC.
25 — 15,000 S.F. 0.344 AC.
26 — 16,846 S.F. 0.387 AC.
27 — 15,000 S.F. 0.344 AC.
28 — 15,000 S.F. 0.344 AC.
31 — 15,000 S.F. 0.344 AC.
30 — 15,000 S.F. 0.344 AC.
29 — 15,000 S.F. 0.344 AC.

LAUREL OAKS DRIVE
60' PUBLIC R/W

FOREST GLEN DRIVE
60' PUBLIC R/W

LAUREL OAKS DRIVE
60' PUBLIC R/W

CONTROL CORNER EIP
20' PUBLIC SANITARY SEWER EASEMENT
CONTROL CORNER

RICHLAND NORTH SUBDIVISION
PRF 3, SL 1994-304

N/F
HOLDEN DEVELOPMENT, LLC
D.B. 1986, PG. 552
B.M. 2015, PG. 78
PIN # 1852-08-3490

N/F
BRUCE H. STRICKLAND & VONCILE B. STRICKLAND
D.B. 1210, PG. 86
B.M. 2001, PG. 134
PIN # 1852-08-7277

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

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	~~20'~~ 10' RSC

AREA RESERVED FOR FUTURE DEVELOPMENT

NOTES:
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FINAL PLAT FOR
LAUREL OAKS SUBDIVISION, PHASE 1
HOLDEN DEVELOPMENT, LLC
REF: D.B. 1986, PG. 552
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REF: D.B. 1986, PG. 556
REF: B.M. 2015, PG. 78
YOUNGSVILLE TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120
SCALE 1"=60'

OCTOBER 21, 2015
ZONED RS
PIN # 1842-98-9019, 1852-08-3490
SHEET 2 OF 3

(LAUREL OAKS-FP.dwg)

SHEET 2 (8) SHEET 2 (32) SHEET 2 (33) SHEET 2 (34)

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

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THIS 26TH DAY OF JUNE ,2016.

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

PROFESSIONAL LAND SURVEYOR (L-3794)

I (WE) HERE CERTIFY THAT I AM (WE ARE) THE OWNER(S) FOR THE PROPERTY SHOWN AND DESCRIBED 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, RIGHTS OF WAYS, DRAINAGE WAYS, WALKS, PARKS, OPEN SPACES, LINES, SEWER LINES, AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED, FURTHERMORE, I (WE) WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OFF DEDICATION IS ACCEPTED BY APPROPRIATE PUBLIC AUTHORITY. FURTHER I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE TOWN OF YOUNGSVILLE.

FOR: HOLDEN DEVELOPMENT, LLC 7-26-16

OWNER(S) DATE

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF ~~FRANKLIN COUNTY~~, YOUNGSVILLE, RSC WITH ALL VARANCES NOTED IN THE MINUTES OF THE YOUNGSVILLE PLANNING BOARD AND THAT THIS MAP HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS.

Robert E. Clark, AICP 8-11-16

SUBDIVISION - ADMINISTRATOR OR ASSISTANT DATE

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.

8-12-16 Jason T. Rogers

DATE REVIEW OFFICER

RECORDED IN MAP BOOK, 2016 _____

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF PUBLIC UTILITIES IMPROVEMENTS TO BE OWNED/OPERATED BY FRANKLIN COUNTY

I HEREBY CERTIFY THAT:

~~(1)~~ ALL WATER AND SEWER UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO COUNTY STANDARDS AND SPECIFICATIONS OR GUARANTEES OF INSTALLATION OF REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO FRANKLIN COUNTY PUBLIC UTILITIES HAS BEEN RECEIVED.

~~(2)~~ FRANKLIN COUNTY PUBLIC UTILITIES APPROVES OF THE EASEMENTS / RIGHT-OF-WAY DEDICATION AS SHOWN AND DELINEATED ON THIS PLAT.

8-12-16

PUBLIC UTILITIES DIRECTOR FRANKLIN COUNTY, NORTH CAROLINA DATE

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	~~20'~~ 10' RSC

LINE TABLE

LINE	LENGTH	BEARING
L-1	30.31'	S 29°52'18" E
L-2	81.37'	S 29°52'18" E
L-3	23.29'	N 05°07'49" W
L-4	100.00'	N 05°07'49" W
L-5	100.00'	N 05°07'49" W
L-6	100.00'	S 05°07'49" E
L-7	119.58'	S 35°14'47" E
L-8	106.68'	N 05°07'49" W
L-9	89.36'	S 84°52'11" W
L-10	6.28'	S 84°52'11" W
L-11	83.08'	S 84°52'11" W
L-12	74.21'	S 29°52'18" E
L-13	37.47'	S 29°52'18" E
L-14	45.96'	S 84°29'18" W
L-15	60.16'	N 01°17'48" W
L-16	41.54'	N 84°29'18" E
L-17	105.77'	S 89°02'00" W
L-18	113.02'	S 89°02'00" W
L-19	121.04'	N 05°30'42" W
L-20	57.68'	N 05°30'42" W
L-21	87.45'	S 84°52'11" W
L-22	120.60'	S 84°52'11" W
L-23	9.26'	S 84°52'11" W
L-24	11.51'	S 36°09'11" W
L-25	64.09'	S 36°09'11" W
L-26	112.94'	S 36°09'11" W
L-27	15.12'	S 84°52'11" W
L-28	61.48'	S 84°52'11" W
L-29	100.00'	N 05°07'49" W
L-30	74.57'	N 05°07'49" W
L-31	54.38'	N 89°09'14" E
L-32	100.00'	N 89°09'14" E
L-33	75.76'	N 89°09'14" E
L-34	102.43'	S 67°06'48" W
L-35	60.58'	S 30°47'52" E
L-36	43.18'	S 67°06'48" W
L-37	67.58'	S 67°06'48" W
L-38	94.63'	N 89°09'14" E
L-39	100.00'	N 89°09'14" E
L-40	35.51'	N 89°09'14" E
L-41	43.01'	N 05°07'49" W
L-42	90.50'	N 84°52'11" E
L-43	100.00'	N 84°52'11" E
L-44	100.00'	N 84°52'11" E
L-45	61.75'	S 08°33'07" W
L-46	100.00'	N 84°52'11" E
L-47	100.00'	N 84°52'11" E
L-48	75.89'	N 84°52'11" E

LINE TABLE

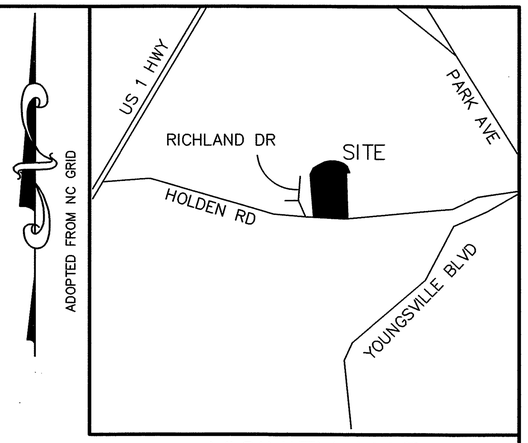
LINE	LENGTH	BEARING
L-49	125.00'	N 05°07'49" W
L-50	119.58'	S 35°14'47" E
L-51	100.89'	N 84°52'11" E
L-52	100.00'	N 84°52'11" E
L-53	100.00'	N 84°52'11" E
L-54	61.48'	S 84°52'11" W
L-55	102.75'	N 84°52'11" E
L-56	94.92'	N 84°52'11" E
L-57	5.08'	N 84°52'11" E
L-58	40.82'	N 84°52'11" E
L-59	55.42'	N 84°52'11" E
L-60	3.75'	N 84°52'11" E
L-61	89.56'	S 05°05'19" E
L-62	26.03'	S 89°09'43" W
L-63	57.19'	S 89°09'43" W
L-64	126.45'	S 27°43'39" E
L-65	148.88'	S 30°47'52" E
L-66	93.64'	N 37°33'12" E
L-67	19.20'	N 37°33'12" E
L-68	129.51'	N 69°27'28" E
L-69	8.61'	N 37°54'21" E
L-70	130.30'	N 37°54'21" E
L-71	13.51'	N 66°46'45" E
L-72	145.64'	N 66°46'45" E
L-73	13.21'	N 66°46'45" E
L-74	112.72'	N 89°49'16" E
L-75	58.09'	N 89°49'16" E
L-76	42.68'	S 79°57'53" E
L-77	69.42'	S 79°57'53" E
L-78	78.95'	S 35°58'32" E
L-79	88.77'	S 18°32'48" E
L-80	76.81'	N 76°52'45" E
L-81	82.04'	N 55°56'16" E
L-82	74.90'	N 24°39'36" E
L-83	108.13'	N 62°40'38" E
L-84	85.86'	S 80°49'08" E
L-85	55.87'	N 01°39'26" W
L-86	164.15'	N 41°12'15" E
L-87	60.54'	S 75°00'02" E
L-88	75.41'	N 47°29'26" E
L-89	110.64'	S 77°52'57" E
L-90	115.94'	N 74°21'45" E
L-91	77.37'	S 54°33'11" E
L-92	60.41'	N 76°11'12" E
L-93	87.81'	S 44°47'55" E
L-94	111.71'	S 27°36'40" E
L-95	59.35'	N 89°13'41" E
L-96	2.00'	S 30°47'52" E

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING
C-1	149.12'	2811.26'	149.10'	N 85°10'13" E
C-2	100.06'	633.42'	99.95'	S 88°47'05" E
C-3	64.95'	1045.47'	64.94'	S 82°28'47" E
C-4	97.84'	1045.47'	97.81'	S 78°01'07" E
C-5	149.93'	9755.32'	149.93'	N 75°46'40" W
C-6	2.96'	9755.32'	2.96'	N 76°13'37" W
C-7	20.05'	25.00'	19.52'	N 22°38'09" E
C-8	120.83'	370.00'	120.29'	N 09°41'39" W
C-9	69.89'	370.00'	69.78'	N 24°27'38" W
C-10	18.63'	430.00'	18.63'	S 28°37'48" E
C-11	95.19'	430.00'	95.00'	S 21°02'47" E
C-12	71.85'	430.00'	71.77'	S 09°55'02" E
C-13	39.27'	25.00'	35.36'	S 50°07'49" E
C-14	18.69'	25.00'	18.26'	N 63°27'11" E
C-15	69.39'	50.00'	63.95'	S 81°47'37" W
C-16	42.88'	50.00'	41.58'	N 33°52'46" W
C-17	60.30'	50.00'	56.71'	N 25°14'28" E
C-18	59.26'	50.00'	55.85'	S 86°15'08" E
C-19	18.69'	25.00'	18.26'	N 73°42'49" W
C-20	39.27'	25.00'	35.36'	S 39°52'11" W
C-21	124.14'	370.00'	123.56'	S 14°44'31" E
C-22	35.63'	370.00'	35.62'	S 27°06'45" E
C-23	36.60'	430.00'	36.59'	N 27°25'59" W
C-24	34.84'	25.00'	32.09'	S 64°55'11" E
C-25	61.90'	380.00'	61.83'	S 79°49'18" W

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING
C-26	45.47'	320.00'	45.43'	S 80°25'04" W
C-27	38.15'	25.00'	34.55'	S 32°38'03" W
C-28	91.80'	430.00'	91.62'	N 04°57'48" W
C-29	16.89'	25.00'	16.57'	S 18°11'59" E
C-30	20.67'	330.00'	20.66'	S 03°20'10" E
C-31	95.33'	330.00'	95.00'	S 06°44'01" W
C-32	95.33'	330.00'	95.00'	S 23°17'07" W
C-33	95.33'	330.00'	95.00'	S 39°50'13" W
C-34	95.33'	330.00'	95.00'	S 56°23'20" W
C-35	95.33'	330.00'	95.00'	S 72°56'26" W
C-36	45.72'	330.00'	45.68'	S 85°11'06" W
C-37	65.62'	245.00'	65.42'	N 81°28'52" E
C-38	28.63'	245.00'	28.61'	N 70°27'39" E
C-39	21.05'	305.00'	21.05'	N 69°05'27" E
C-40	90.91'	305.00'	90.57'	N 79°36'24" E
C-41	5.37'	305.00'	5.37'	N 88°38'58" E
C-42	64.81'	270.00'	64.66'	S 82°16'36" W
C-43	125.05'	270.00'	123.94'	S 62°07'53" W
C-44	171.13'	270.00'	168.28'	S 30°42'19" W
C-45	83.30'	270.00'	82.97'	S 03°42'31" W
C-46	39.27'	25.00'	35.36'	S 50°07'49" E
C-47	39.27'	25.00'	35.36'	S 39°52'11" W
C-97	23.43'	25.00'	22.58'	N 72°27'20" E
C-98	117.05'	1035.47'	116.99'	S 78°34'34" E
C-99	134.61'	9765.32'	134.61'	N 75°43'57" W
C-100	21.87'	9765.32'	21.87'	N 76°11'29" W



ADOPTED FROM NC GRID

VICINITY MAP

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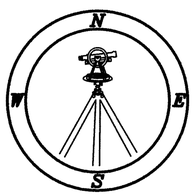

FINAL PLAT FOR

LAUREL OAKS SUBDIVISION, PHASE 1

HOLDEN DEVELOPMENT, LLC

REF: D.B. 1986, PG. 552

REF: D.B. 1986, PG. 554

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REF: B.M. 2015, PG. 78

YOUNGSVILLE TOWNSHIP

FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120

SCALE 1"=60'

OCTOBER 21, 2015

ZONED RS

PIN # 1842-98-9019, 1852-08-3490

SHEET 3 OF 3

(LAUREL OAKS-FP.dwg)

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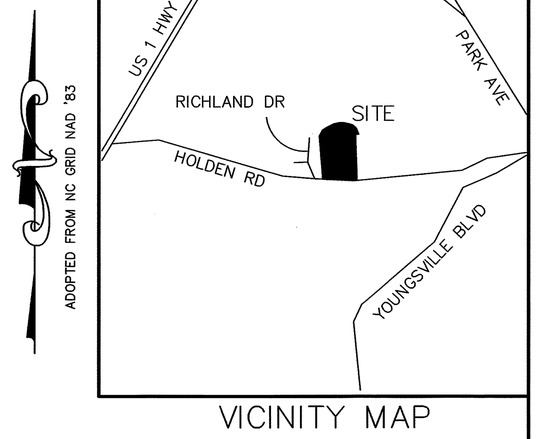
THIS 10TH DAY OF MAY ,2018.

PROFESSIONAL LAND SURVEYOR (L–3794)

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L–3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L – 3794

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

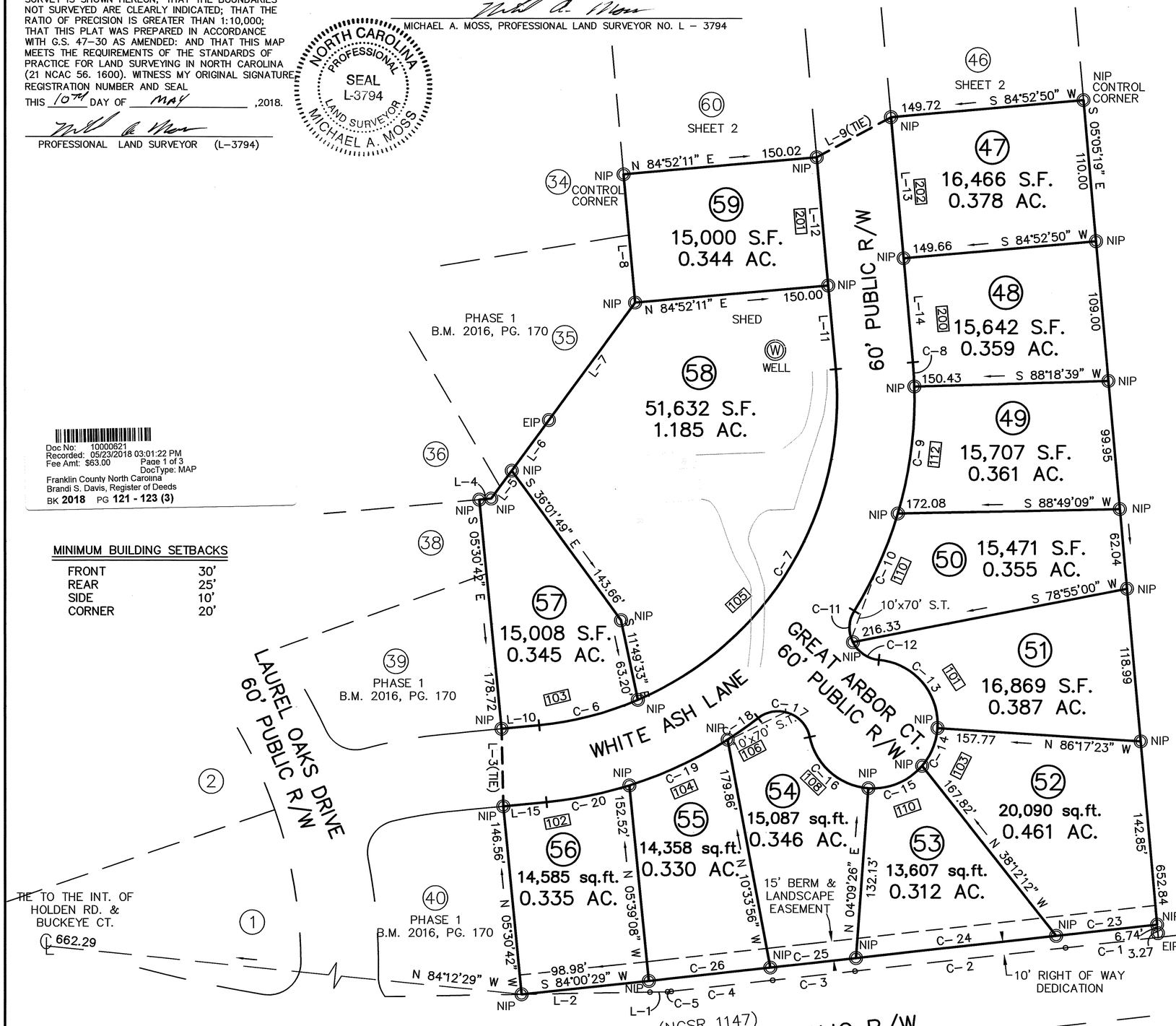


VICINITY MAP

Doc No: 10000621
Recorded: 05/23/2018 03:01:22 PM
Fee Amt: $63.00 Page 1 of 3
DocType: MAP
Franklin County North Carolina
Brandi S. Davis, Register of Deeds
BK 2018 PG 121 - 123 (3)

MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	20'



N/F
BRUCE H. STRICKLAND &
VONCILE B. STRICKLAND
D.B. 1210, PG. 86
B.M. 2001, PG. 134
PIN # 1852–08–7277

LEGEND:

EIP – EXISTING IRON PIPE
EPK – EXISTING PK NAIL
BEIP – BENT IRON PIPE
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

NOTES:

– AREA COMPUTED BY COORDINATE METHOD.
– THERE IS NO NCGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
– THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919–791–4200).
– LOTS 52, 53, 54, 55, & 56 SHALL NOT HAVE DIRECT ACCESS ONTO HOLDEN ROAD AND MUST BE ACCESSED BY WHITE ASH LANE.
– THERE SHALL BE A 10' UTILITY EASEMENT ENVELOPE ALONG ALL STREET RIGHT OF WAYS ON THE INTERIOR OF ALL LOTS.
– SEE SHEET 3 OF 3 FOR OWNERS SIGNATURE, NCDOT, AND ALL OTHER GOVERNMENTAL SIGNATURES & SIGN OFFS & LINE & CURVE TABLE.
–BERM AND LANDSCAPING EASEMETN TO BE MAINTAINED BY: LAUREL OAKS HOME OWNERS ASSOCIATION.

LINE TYPE LEGEND

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

SURVEY FOR

LAUREL OAKS SUBDIVISION, PHASE 2

HOLDEN DEVELOPMENT, LLC
REF: D.B. 1986, PG. 552
REF: D.B. 1986, PG. 554
REF: D.B. 1986, PG. 556
REF: D.B. 2127, PG. 17
REF: B.M. 2017, PG. 312
YOUNGSVILLE TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

60 30 0 60 120

SCALE 1"=60'
OCTOBER 21, 2015
REVISED NOVEMBER 21, 2017
ZONED RA, MU
PIN # 1852–08–4204
SHEET 1 OF 3

NO.	DATE	DESCRIPTION
1	5–10–18	REVISE LOTS 52–56 FOR R/W DEDICATION

(LAUREL OAKS–FP.dwg)

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

I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

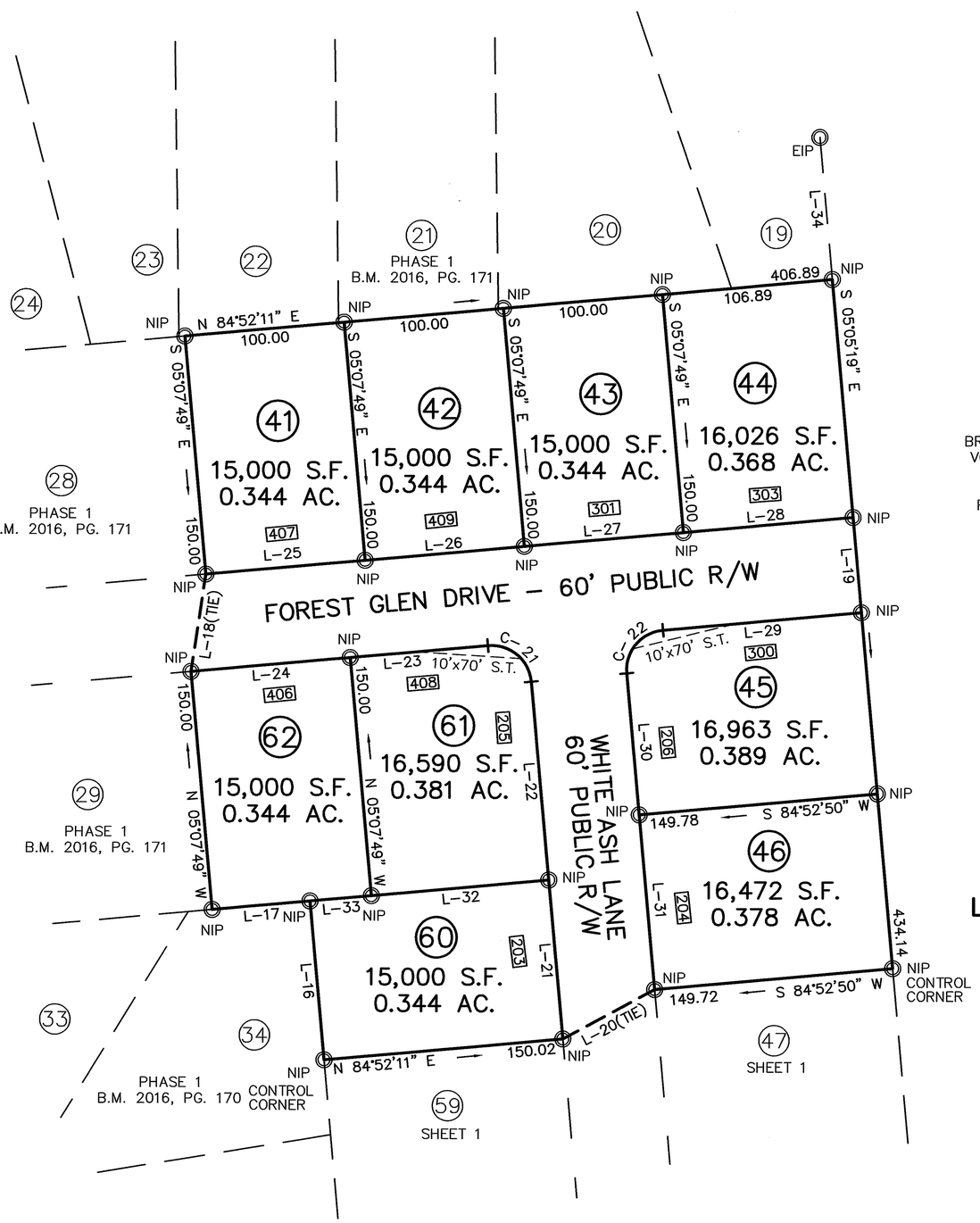
THIS 11TH DAY OF JANUARY ,2018.

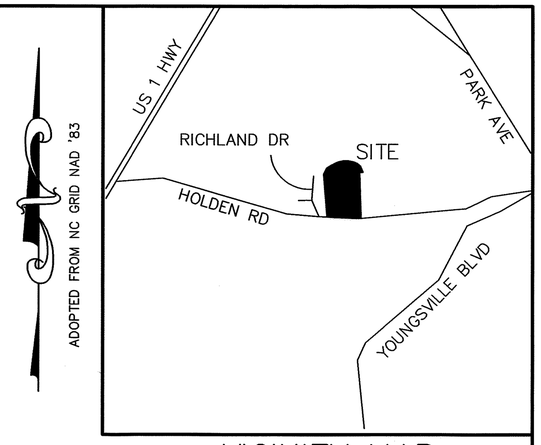
PROFESSIONAL LAND SURVEYOR (L-3794)

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

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L - 3794





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N/F
BRUCE H. STRICKLAND &
VONCILE B. STRICKLAND
D.B. 1210, PG. 86
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PIN # 1852-08-7277

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- RIGHT-OF-WAY
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- BUFFER
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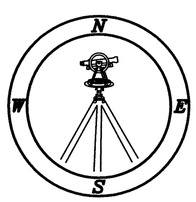

SURVEY FOR

LAUREL OAKS SUBDIVISION, PHASE 2

HOLDEN DEVELOPMENT, LLC
REF: D.B. 1986, PG. 552
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YOUNGSVILLE TOWNSHIP
FRANKLIN COUNTY, NORTH CAROLINA

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SCALE 1"=60'
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(LAUREL OAKS-FP.dwg)

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

PROFESSIONAL LAND SURVEYOR (L-3794)

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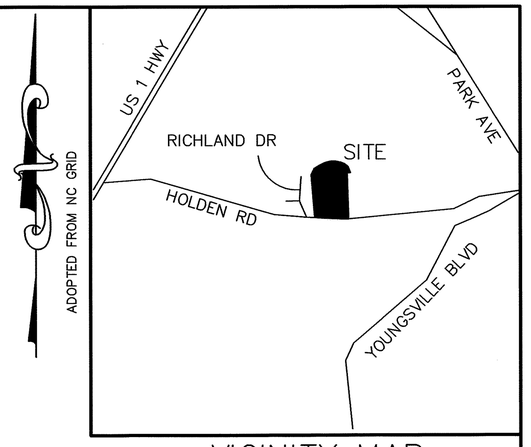


VICINITY MAP

I (WE) HERE CERTIFY THAT I AM (WE ARE) THE OWNER(S) FOR THE PROPERTY SHOWN AND DESCRIBED 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, RIGHTS OF WAYS, DRAINAGE WAYS, WALKS, PARKS, OPEN SPACES, LINES, SEWER LINES, AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED, FURTHERMORE, I (WE) WILL MAINTAIN ALL SUCH AREAS UNTIL THE OFFER OFF DEDICATION IS ACCEPTED BY APPROPRIATE PUBLIC AUTHORITY. FURTHER I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF THE TOWN OF YOUNGSVILLE.

OWNER(S) 5/22/18 DATE

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREIN HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF ~~FRANKLIN COUNTY~~, TOWN OF YOUNGSVILLE WITH ALL VARANCES NOTED IN THE MINUTES OF THE YOUNGSVILLE PLANNING BOARD AND THAT THIS MAP HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS.

SUBDIVISION - ADMINISTRATOR OR ASSISTANT 5/22/18 DATE

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF PUBLIC UTILITIES IMPROVEMENTS TO BE OWNED/OPERATED BY FRANKLIN COUNTY

I HEREBY CERTIFY THAT:

ALL WATER AND SEWER UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO COUNTY STANDARDS AND SPECIFICATIONS OR GUARANTEES OF INSTALLATION OF REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO FRANKLIN COUNTY PUBLIC UTILITIES HAS BEEN RECEIVED.

FRANKLIN COUNTY PUBLIC UTILITIES APPROVES OF THE EASEMENTS / RIGHT-OF-WAY DEDICATION AS SHOWN AND DELINEATED ON THIS PLAT.

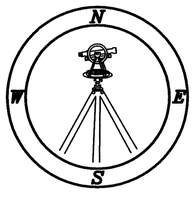
PUBLIC UTILITIES DIRECTOR FRANKLIN COUNTY, NORTH CAROLINA 03-MAY-18 DATE

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.

5-23-18 DATE REVIEW OFFICER

RECORDED IN MAP BOOK, 2018 _____



MINIMUM BUILDING SETBACKS

FRONT	30'
REAR	25'
SIDE	10'
CORNER	20'

LINE TABLE

LINE	LENGTH	BEARING
L-1	13.71'	S 89°02'00" W
L-2	99.31'	S 89°02'00" W
L-3	60.16'	N 01°17'48" W
L-4	9.26'	S 84°52'11" W
L-5	26.93'	S 36°09'11" W
L-6	48.67'	S 36°09'11" W
L-7	112.94'	S 36°09'11" W
L-8	100.00'	S 05°07'10" E
L-9	65.33'	N 61°31'33" E
L-10	29.15'	S 84°29'18" W
L-11	65.25'	S 05°07'10" E
L-12	100.00'	S 05°07'10" E
L-13	110.00'	S 05°07'10" E
L-14	81.15'	S 05°07'10" E
L-15	33.57'	N 84°29'18" E
L-16	100.00'	S 05°07'10" E
L-17	61.48'	S 84°52'11" W
L-18	61.75'	N 08°33'07" E
L-19	60.00'	S 05°05'19" E
L-20	65.33'	N 61°31'33" E
L-21	100.00'	S 05°07'10" E
L-22	125.00'	S 05°07'10" E
L-23	86.50'	N 84°52'11" E
L-24	100.00'	N 84°52'11" E
L-25	100.00'	N 84°52'11" E
L-26	100.00'	N 84°52'11" E
L-27	100.00'	N 84°52'11" E
L-28	106.78'	N 84°52'11" E
L-29	124.84'	S 84°52'11" W
L-30	89.12'	S 05°07'10" E
L-31	110.00'	S 05°07'10" E
L-32	111.48'	S 84°52'11" W
L-33	38.52'	S 84°52'11" W
L-34	89.56'	S 05°05'19" E

CURVE TABLE

CURVE	LENGTH	RADIUS	CHORD	BEARING
C- 1	72.28'	235481.23'	72.28'	S 83°40'36" W
C- 2	163.99'	235481.23'	163.99'	S 83°38'53" W
C- 3	64.12'	235481.23'	64.12'	S 83°37'13" W
C- 4	78.93'	235481.23'	78.93'	S 83°36'10" W
C- 5	2.82'	2811.26'	2.82'	N 83°37'19" E
C- 6	79.18'	255.00'	78.87'	N 75°35'34" E
C- 7	319.62'	255.00'	299.11'	N 30°47'20" E
C- 8	18.86'	315.00'	18.86'	N 03°24'15" W
C- 9	99.92'	315.00'	99.50'	N 07°23'52" E
C- 10	82.96'	315.00'	82.72'	N 24°01'48" E
C- 11	25.38'	25.00'	24.31'	S 02°29'23" W
C- 12	25.38'	25.00'	24.31'	S 55°40'50" E
C- 13	77.21'	50.00'	69.76'	N 40°31'40" W
C- 14	32.17'	50.00'	31.62'	N 22°08'38" E
C- 15	46.76'	50.00'	45.07'	N 67°22'02" E
C- 16	64.73'	50.00'	60.30'	S 48°45'22" E
C- 17	50.76'	25.00'	42.48'	N 69°50'23" W
C- 18	29.00'	315.00'	28.99'	N 54°37'37" E
C- 19	84.17'	315.00'	83.92'	N 64°55'08" E
C- 20	65.51'	315.00'	65.39'	N 78°31'52" E
C- 21	39.27'	25.00'	35.36'	N 50°07'29" W
C- 22	39.27'	25.00'	35.35'	S 39°52'31" W
C- 23	78.72'	235491.23'	78.72'	S 83°40'34" W
C- 24	155.93'	235491.23'	155.93'	S 83°38'51" W
C- 25	66.71'	235491.23'	66.71'	S 83°37'14" W
C- 26	94.55'	235491.23'	94.55'	S 83°36'03" W

LEGEND:

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