

Phase I Section 2

The street shown on this plat through labeled as "PULBAC" - unless otherwise noted - have not been accepted by the NC Department of Transportation as of the date of this recording. Until such time that the streets are accepted and formally added to the state system maintenance and liability of the street are the responsibility of the developer and any future lot owner(s).

"The undersigned hereby acknowledges that the land shown on this plat is within the subdivision jurisdiction of Cumberland County and that this plat and subdivision to (any or all) lots not and does and that (s or he) do hereby declare to public use as (pavement, curbs, sidewalks, school lots, open space and easements) forever of areas to shown by indicated on said Plat."

Owner(s) Signature: *[Signature]*

North Carolina Cumberland County, County of Cumberland, a Member Public of Cumberland County, North Carolina, certify that the above described plat was duly prepared and approved before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official seal, this 23rd day of December, 2014 A.D.

Notary Public
Cumberland County, NC
My Commission Expires: 11-9-2015

State of North Carolina
County of Cumberland

L. Donna McWayne, Review Officer of Cumberland County, certify that the plat or plan to which the contractor is bound meets all statutory requirements for recording.

Notary Officer: *[Signature]*
Date: 12-23-14

State of North Carolina CUMBERLAND County
I, **PAUL W. WILSON**, certify that this plat was drawn under my supervision from an actual survey made under my supervision (and description recorded in Book 4821, Page 115, 614) (and that the boundaries not surveyed are clearly indicated as shown) and that the boundaries shown on this plat were prepared in accordance with G.S. 47-20 as amended. Witness my original signature, professional license no. and the day of **RECORDING**, 2014 A.D.

The survey was a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
The survey is located in each portion of a county or municipality that is not within an ordinance that regulates parcels of land.

Professional License Surveyor No. L-8927
PAUL W. WILSON
N.C. Professional Surveyor

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PERFORMED SURVEYOR ROAD
MENSUR CONSTRUCTION SERVICES
CONSTRUCTION

The results indicated on this plat are designed to the Department's Minimum Construction Standards. The results must be conducted in place standards, present, and in an acceptable state of maintenance at the time that they are accepted into the State System. All responsibility for the results remains with the owner of the property. His, her, or assigns will retain the right to make any modifications to the plat as approved by the Board of Transportation.

APPROVED: *[Signature]*
DATE: 11/20/14

FILED Dec 05, 2014 04:48:00 PM FILED
BOOK 00155 CUMBERLAND
PAGE 0072 TWP 0072 COUNTY NC
INSTRUMENT # 36308 JULE PEARSON
RECORDING # 31100 RESULTS OF SEARCH
EXCISE TAX (None)



Retention Pond

Drainage

CURVE TABLE

CHORD BEARING	CHORD LENGTH	CHORD BEARING	CHORD LENGTH	CHORD BEARING	CHORD LENGTH
C1	117.18	S 87° 52' 57" W	117.18	S 87° 52' 57" W	117.18
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LEGEND

- SURVEYED BOUNDARY LINE
- LINES NOT SURVEYED
- WETLANDS LINE
- EX. EASEMENT LINES
- BENCHMARK
- BENCHMARK FROM OTHER
- ANGLE POINT/INTERSECTION POINT
- CONTROL CORNER
- LOT LINE MILEPOST
- CURVE POINT

- NOTES:
- 1) THE PROPERTY IS BOUND BY DEED & COVELO, "ZERO LOT LINE"
 - 2) PHASE ONE, SEC. TWO CONTAINS 84 PARCELS INCLUDING 56.8 ACRES OF OPEN SPACE (COMMON AREA)
 - 3) PHASE ONE, SEC. TWO CONTAINS A TOTAL OF 36 LOTS (INCLUDING ADJACENTS)
 - 4) AREAS OUTLINED BY COORDINATES
 - 5) THERE ARE NO N.C. GRID MONUMENTS WITHIN THIS SITE.
 - 6) FROM POINT SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
 - 7) NONCONFORMING STRUCTURES HAVE NOT BEEN OBSERVED BY THIS PLAT.
 - 8) SETBACKS ARE AS FOLLOWS:
 - FRONT 10', REAR 10' (PERIPHERAL) 30' (INTERIOR), SIDE 5'
 - PERIPHERAL A PORTION OF DEED BOOK 604, PAGE 148; DEED BOOK 604, PAGE 70; DEED BOOK 604, PAGE 81.
 - 9) WATER AND SEWER SERVICES PROVIDED BY PWC.
 - 10) THERE IS A MAINTENANCE EASEMENT RESERVED ALONG EACH SIDE OF ALL INTERIOR LOT LINES.
 - 11) A PWC N.C.D.O.T. RIGHT OF WAY AT ALL INTERSECTIONS, AS SHOWN.
 - 12) PROPERTY BOUND ON THIS PLAT IS WITHIN THE CUMBERLAND COUNTY AIRPORT OVERLAY DISTRICT AND ALL OR A PORTION OF THIS PROPERTY OBSERVED HEREON IS WITHIN AN AREA THAT IS SUBJECT TO AN AVERAGE FLOOD LEVEL NEAR TO OR EXCEEDING 50 FEET.
 - 13) RESTRICTED COVENANTS RECORDED IN DEED BOOK 604, PAGE 80 AND AN AMENDMENT IN DEED BOOK 604, PAGE 81

Approved by the Cumberland County Board of Commissioners on this 23rd day of December, 2014.
Signed: *[Signature]*
Chairman, Planning and Zoning Department

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CURVE TABLE

NUMBER	PIECES	CHORD BEARING	TWENTY
7	235.47	S 87° 52' 57" W	127.235
8	235.48	S 87° 52' 57" W	117.240
9	235.49	S 87° 52' 57" W	117.245
10	235.50	S 87° 52' 57" W	117.250
11	235.51	S 87° 52' 57" W	117.255
12	235.52	S 87° 52' 57" W	117.260

* TOTAL CURVE - P.L. TO P.T.

(A "ZERO" LOT LINE DEVELOPMENT)
PHASE ONE, SECTION TWO
VILLAGE AT ROCKFISH
DEVELOPMENT BY
KAS DEVELOPERS, LLC.
GRAYS CREEK, TWP. SCALE: 1" = 100'
CUMBERLAND CO., N.C. NOVEMBER 2014

MOORMAN, REER & REITZEL, INC. 115 BROADFOOT AVE. FAYETTEVILLE, N.C.
PHONE (704) 484-9191 FAX (704) 484-0088 LICENSE # F-9108
DRAWN BY: COLMAN CHECK BY: BSH