

88121

CERTIFICATE OF REGISTRATION BY REGISTER OF DEEDS

STATE OF NORTH CAROLINA COUNTY OF BRUNSWICK
FILED FOR REGISTRATION ON THE DAY OF
20 AT (AM/PM) AND DULY RECORDED AT MAP BOOK
PAGE

80088 P0021 03-11-2015
Brunda R. Clemmons PLAT
Brunswick County, NC Register of Deeds page 1 of 1

REGISTER OF DEEDS

CERTIFICATE FOR REVIEW OFFICER

STATE OF NORTH CAROLINA COUNTY OF BRUNSWICK
M. Page REVIEW OFFICER OF BRUNSWICK COUNTY
N.C. CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION
IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.
M. Page 3/11/15
REVIEW OFFICER DATE

CERTIFICATE OF APPROVAL FOR RECORDING
STATE OF NORTH CAROLINA
CITY OF SOUTHPORT

I HEREBY CERTIFY THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN
FOUND TO BE EXEMPT FROM THE SUBDIVISION REGULATIONS OF THE
CITY OF SOUTHPORT, NORTH CAROLINA, AS PROVIDED IN THE CITY OF
SOUTHPORT UNIFIED DEVELOPMENT ORDINANCE, AND THAT THE PLAT
HAS BEEN APPROVED BY THE ADMINISTRATOR FOR RECORDING IN THE
OFFICE OF THE REGISTER OF DEEDS OF BRUNSWICK COUNTY.

ADMINISTRATOR DATE
SOUTHPORT, NORTH CAROLINA

Not subject to subdivision review as per:
CITY OF SOUTHPORT
UNIFIED DEVELOPMENT ORDINANCE
Section 2-2: Definitions of Basic
Terms
This combination or recombination of
previously subdivided and
lots where the total number of
lots is not increased and the resultant
lots are equal to or exceed the standards
contained herein.
SIGNED: [Signature]
DATE: 3-11-15



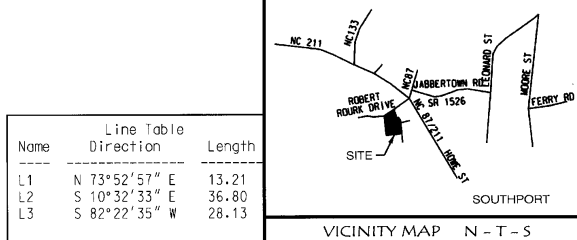
THIS MAP IS FOR THE PURPOSE OF MODIFICATION
OF THE DIVIDING LINE BETWEEN LOT 63R & LOT
64R AS SHOWN ON MAP BOOK 77 AT PAGE 43 IN
THE BRUNSWICK COUNTY REGISTRY. NO OTHER
MODIFICATIONS HAVE BEEN MADE.

SURVEYOR CERTIFICATION

I, G ANDERSON GREENE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION
FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, BY DEED OR MAP AS SHOWN ON
FACE OF PLAT, THAT THE ACTUAL BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES
PLOTTED FROM INFORMATION SHOWN ON FACE OF PLAT, THAT THIS PLAT WAS PREPARED IN
ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE AND SEAL
THIS 11th DAY OF MARCH, A.D. 2015.
[Signature] 6-3370
SURVEYOR LICENSE NUMBER

SURVEYOR CERTIFICATION

I, G ANDERSON GREENE, CERTIFY THAT THIS SURVEY IS OF A
RECOMBINATION OF EXISTING PARCELS OR OTHER EXCEPTION
FROM THE DEFINITION OF SUBDIVISION.
[Signature] 6-3370
G ANDERSON GREENE, PLS LICENSE NUMBER L-3370



Line Table and Curve Table

Name	Line Direction	Length
L1	N 73°52'57" E	13.21
L2	S 10°32'33" E	36.80
L3	S 82°22'35" W	28.13

Name	Delta	Radius	Arc Length	Chord Length	Target Length	Chord Direction
C1	52°55'46"	50.00	46.19	44.56	24.89	N 8°15'34" W
C2	13°15'36"	60.00	13.89	13.86	6.97	N 53°36'24" E
C3	26°54'21"	30.00	14.09	13.96	7.18	N 60°25'47" E
C4	95°34'31"	50.00	83.41	74.07	55.12	S 58°19'48" E
C5	46°44'53"	50.00	40.80	39.67	21.61	N 58°05'53" W
C6	18°41'45"	60.00	19.58	19.49	9.88	N 81°40'54" E
C7	12°05'49"	60.00	12.67	12.64	6.36	N 66°17'07" E
C8	76°48'07"	50.00	67.02	62.12	39.63	S 60°07'37" W
C9	18°46'33"	110.00	36.05	35.89	18.19	N 88°14'09" W

DEVELOPMENT NOTES

1. DETAILED ENGINEERING PLANS BY TRIPP ENGINEERING, P.A. DATED 7/29/05 HAVE BEEN APPROVED BY THE CITY OF SOUTHPORT.
2. AREAS IN THE DEVELOPMENT TO BE USED FOR PURPOSES OTHER THAN RESIDENTIAL INCLUDE COMMON AREAS, PARKS, WATER FEATURES, NATURAL PRESERVE AND COMMUNITY BUILDING.
3. PROPERTY IS ZONED PUD. MINIMUM BUILDING SETBACKS ARE CURRENTLY:
FRONT - 10'
SIDE - 10'
REAR - 20'
CORNER - 15'
4. A 10' UTILITY EASEMENT IS INCLUDED ALONG THE FRONT AND REAR OF ALL YARDS.
5. ALL ROADS ARE PUBLIC 60' WIDE RIGHTS-OF-WAY.
6. ALL ALLEYS ARE PRIVATE 15' WIDE.
7. ALL MONUMENTS, MARKERS AND CONTROL POINTS ARE SET AS INDICATED ON PLAT.
8. THERE ARE NO IDENTIFIED HISTORIC PLACES OR ENDANGERED SPECIES WITHIN THE DEVELOPMENT SITE OR CONTIGUOUS PROPERTIES.
9. PROPERTY OWNER:
CARDINAL BUILDERS COMPANY
106 A CINEMA DRIVE
WILMINGTON, NC 28403
(910) 343-9202
10. THIS PROJECT IS NOT LOCATED IN A FLOOD HAZARD AREA PER COMMUNITY PANEL 3720 2096 001.
11. THERE ARE NO DESIGNATED WETLANDS SHOWN ON THIS PLAT WITHIN THE PROJECT AREA. DELINEATION SHOWN ON RECORDED MAP AT MAP BOOK 30 PAGE 594.
12. TOTAL NUMBER OF LOTS THIS SECTION: 3
13. TOTAL AREA THIS SECTION: 0.67 ACRES

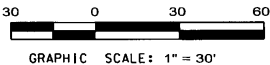
LEGEND

- IRON REBAR SET
- EX. IRON PIPE
- CONTROL MONUMENT SET
- CONTROL PK NAIL SET

MAP OF RECOMBINATION
PHASE II - SECTION V
CADES COVE SUBDIVISION
SMITH-HILLE TOWNSHIP SOUTHPORT BRUNSWICK COUNTY NORTH CAROLINA
OWNER: CARDINAL BUILDERS COMPANY DESIGNED: GAG
ADDRESS: 106 A CINEMA DRIVE DRAWN: GAG
WILMINGTON, NC 28403
PHONE: (910) 343-9202 APPROVED: GAG
DATE: 3/16/11
STROUD ENGINEERING, P.A. SCALE: 1" = 30'
C-0847 SHEET 1 OF 1
102-D CINEMA DRIVE WILMINGTON, NORTH CAROLINA 28403 (910) 815-0775 (910) 815-0593 FAX

ACKNOWLEDGEMENT OF COMPLIANCE(PRIVATE DEVELOPMENTS)

I HEREBY CERTIFY THAT THE PARKS, OPEN SPACE OR OTHER AREAS
DELINEATED HEREON AND DEDICATED TO PRIVATE USE AND ALL TRAFFIC MARKINGS AND CONTROL
DEVICES SHALL NOT BE THE RESPONSIBILITY OF THE PUBLIC OR THE MUNICIPALITY ACTING ON BEHALF
OF THE PUBLIC, TO MAINTAIN, FURTHERMORE, PRIOR TO ENTERING AN AGREEMENT OR ANY CONVEY-
ANCE WITH ANY PROSPECTIVE BUYER, I SHALL PREPARE AND SIGN AND THE BUYER OF THE SUBJECT
REAL ESTATE SHALL RECEIVE AND SIGN AN ACKNOWLEDGEMENT OF RECEIPT OF A DISCLOSURE
STATEMENT. THE DISCLOSURE STATEMENT SHALL FULLY AND COMPLETELY DISCLOSE THE PRIVATE
AREAS AND INCLUDE AN EXAMINATION OF THE CONSEQUENCES AND RESPONSIBILITY AS TO THE
MAINTENANCE OF THE PRIVATE AREAS AND SHALL FULLY AND ACCURATELY DISCLOSE THE PARTY OR
PARTIES UPON WHOM THE MAINTENANCE OF SUCH PRIVATE AREAS SHALL REST.
[Signature] 3/10/15
OWNER/DEVELOPER DATE



SURVEY REFERENCE
MAP BOOK 50 PAGE 72
MAP BOOK 77 PAGE 43

Map Cabinet 88 Page 21

3/11/15

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