

**GENERAL NOTES**

1. THIS IS A SURVEY OF AN EXISTING PARCEL(S) OF LAND. THIS IS A FINAL SUBDIVISION PLAT.
2. BEARINGS FOR THIS SURVEY ARE BASED ON XXXXXXXX OF THE XXXXXXXX COUNTY REGISTRY.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
4. ZONING: GC-C2
5. AREA BY COORDINATE GEOMETRY.
6. FLOOD NOTE: THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD ZONE. IT IS LOCATED IN ZONE "X" AS DEFINED BY F.E.M.A F.I.R.M COMMUNITY PANEL #3720175800K DATED 7/19/22.
7. REFERENCES: AS SHOWN.
8. THIS SURVEY PERFORMED AND MAP PREPARED WITHOUT BENEFIT OF A TITLE REPORT. THIS SURVEY SUBJECT TO ANY FACTS AND EASEMENTS WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBE HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT AND ESTABLISH MINIMUM BUILDING SETBACK LINES AS NOTED.

OWNER \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, \_\_\_\_\_ A NOTARY PUBLIC OF THE COUNT AND AFORESAID, DO HEREBY CERTIFY THAT \_\_\_\_\_ PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FORGOING DOCUMENT. WITNESS MY HAND AND SEAL THIS THE \_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_.

NOTARY PUBLIC  
MY COMMISSION EXPIRES \_\_\_\_\_

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBE HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT AND ESTABLISH MINIMUM BUILDING SETBACK LINES AS NOTED.

OWNER \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

I, \_\_\_\_\_ A NOTARY PUBLIC OF THE COUNT AND AFORESAID, DO HEREBY CERTIFY THAT \_\_\_\_\_ PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FORGOING DOCUMENT. WITNESS MY HAND AND SEAL THIS THE \_\_\_\_ DAY OF \_\_\_\_\_ 20\_\_.

NOTARY PUBLIC  
MY COMMISSION EXPIRES \_\_\_\_\_

I, \_\_\_\_\_ HEREBY CERTIFY THAT ALL STREETS, UTILITIES AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO TOWN SPECIFICATIONS AND STANDARDS IN THE SUBDIVISION OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO THE TOWN OF ROLESVILLE HAS BEEN RECEIVED AND THAT THE FILING FEES FOR THIS PLOT, IN THE AMOUNT OF \_\_\_\_\_ HAVE BEEN PAID.

SUBDIVISION ADMINISTRATION \_\_\_\_\_ DATE \_\_\_\_\_

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE SUBDIVISION ADMINISTRATOR OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

SUBDIVISION ADMINISTRATOR, TOWN OF ROLESVILLE \_\_\_\_\_ DATE \_\_\_\_\_

STATE OF NORTH CAROLINA  
COUNTY OF WAKE  
I, \_\_\_\_\_ REVIEW OFFICER FOR THE TOWN OF ROLESVILLE, NC CERTIFY THAT THE PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER \_\_\_\_\_ DATE \_\_\_\_\_

V1 - FSP-24-16



**MCADAMS**  
The John R. McAdams Company, Inc.  
621 Hillborough Street  
Suite 500  
Raleigh, NC 27603

phone 919.361.5000  
fax 919.361.2769  
license number: C-0293, C-187

www.mcadamsco.com

**CLIENT**  
WALLBROOK LAND CO, LLC  
3 KEEL STREET, SUITE 2  
WRIGHTSVILLE BEACH, NC 28480

**WALLBROOK**  
FINAL SUBDIVISION PLAT  
0 S. MAIN STREET  
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

**REVISIONS**

NO. \_\_\_\_\_ DATE \_\_\_\_\_

**PLAN INFORMATION**

PROJECT NO. CPR19010  
FILENAME CPR19010-F1  
CHECKED BY JBT  
DRAWN BY KMM  
SCALE NTS  
DATE 08.16.2024

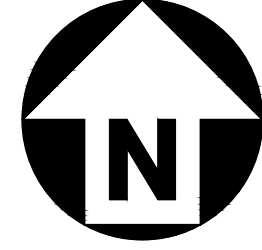
**SHEET**

FINAL PLAT  
SECOND LINE

1-7

**GENERAL NOTES**

1. FOR GENERAL NOTES, SEE SHEET 1.



N/F  
WALLBROOK LANDCO LLC  
HARBOR RETAIL PARTNERS  
PIN: 1758671871  
DB 18103, PG. 1563  
BM 2023, PG. 1602

N/F  
WALLBROOK LANDCO LLC  
HARBOR RETAIL PARTNERS  
PIN: 1758577481  
DB 18103, PG. 1563  
BM 2023, PG. 1602

N/F  
CATTARUZZA, ANTONIO G  
CATTARUZZA, SHEILA B  
PIN: 1758674416  
DB 8149, PG. 422

N/F  
BONO, JOHN DANIEL III  
BONO, SABRINA MICHELE  
PIN: 1758674100  
DB 13369, PG. 2170

N/F  
PATTERSON, RONALD G  
PATTERSON, LAURA A  
PIN: 1758674100  
DB 10087, PG. 2409

N/F  
HADDER, MICHAEL A  
HADDER, JENNIFER H  
PIN: 1758663984  
DB 16143, PG. 2477

N/F  
KEELEY, JOSEPH L III  
KEELEY, SARAH E  
PIN: 1758664723  
DB 10496, PG. 1314

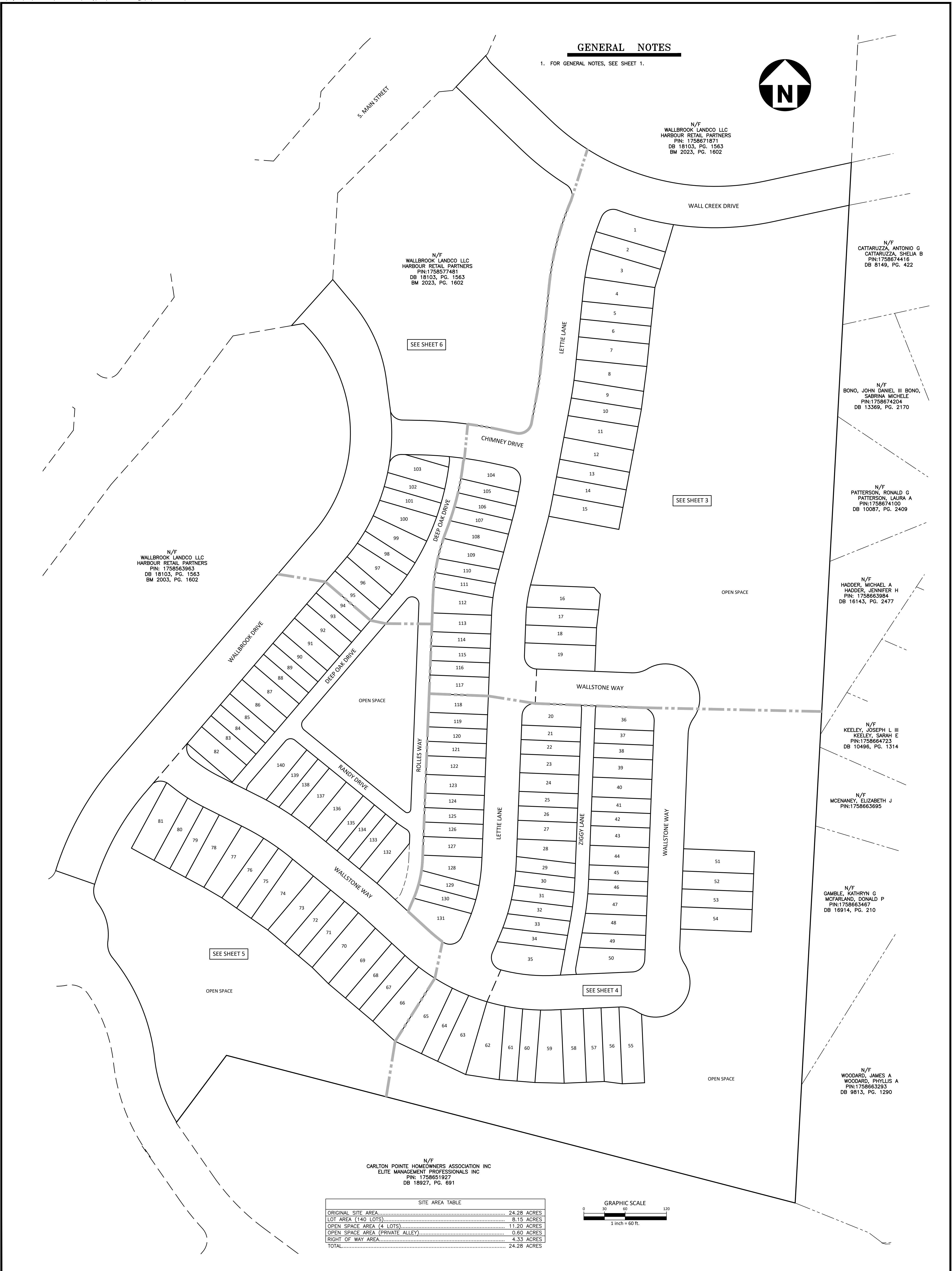
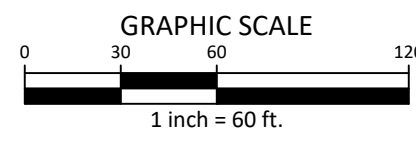
N/F  
MCENANEY, ELIZABETH J  
PIN: 1758663695

N/F  
GAMBLE, KATHRYN G  
MCFARLAND, DONALD P  
PIN: 1758663467  
DB 16914, PG. 210

N/F  
WOODARD, JAMES A  
WOODARD, PHYLLIS A  
PIN: 1758663293  
DB 9813, PG. 1290

N/F  
CARLTON POINTE HOMEOWNERS ASSOCIATION INC  
ELITE MANAGEMENT PROFESSIONALS INC  
PIN: 1758651927  
DB 18927, PG. 691

SITE AREA TABLE	
ORIGINAL SITE AREA.....	24.28 ACRES
LOT AREA (140 LOTS).....	8.15 ACRES
OPEN SPACE AREA (4 LOTS).....	11.20 ACRES
OPEN SPACE AREA (PRIVATE ALLEY).....	0.60 ACRES
RIGHT OF WAY AREA.....	4.33 ACRES
TOTAL.....	24.28 ACRES



**PLAN INFORMATION**  
 PROJECT NO. CPR19010  
 FILENAME CPR19010-F1  
 CHECKED BY JBT  
 DRAWN BY KMM  
 SCALE 1"=60'  
 DATE 08.16.2024  
**SHEET**  
**FINAL PLAT**  
**SECOND LINE**  
**2-7**

**REVISIONS**  
 NO. DATE

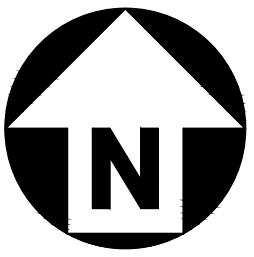
**WALLBROOK**  
**FINAL SUBDIVISION PLAT**  
**O S. MAIN STREET**  
 ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

**CLIENT**  
 WALLBROOK LAND CO, LLC  
 3 KEEL STREET, SUITE 2  
 WRIGHTSVILLE BEACH, NC 28480  
 www.mcadamsco.com  
 The John R. McAdams Company, Inc.  
 621 Hillborough Street  
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 phone 919.361.5000  
 fax 919.361.2769  
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**GENERAL NOTES**

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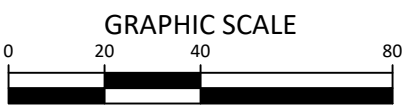
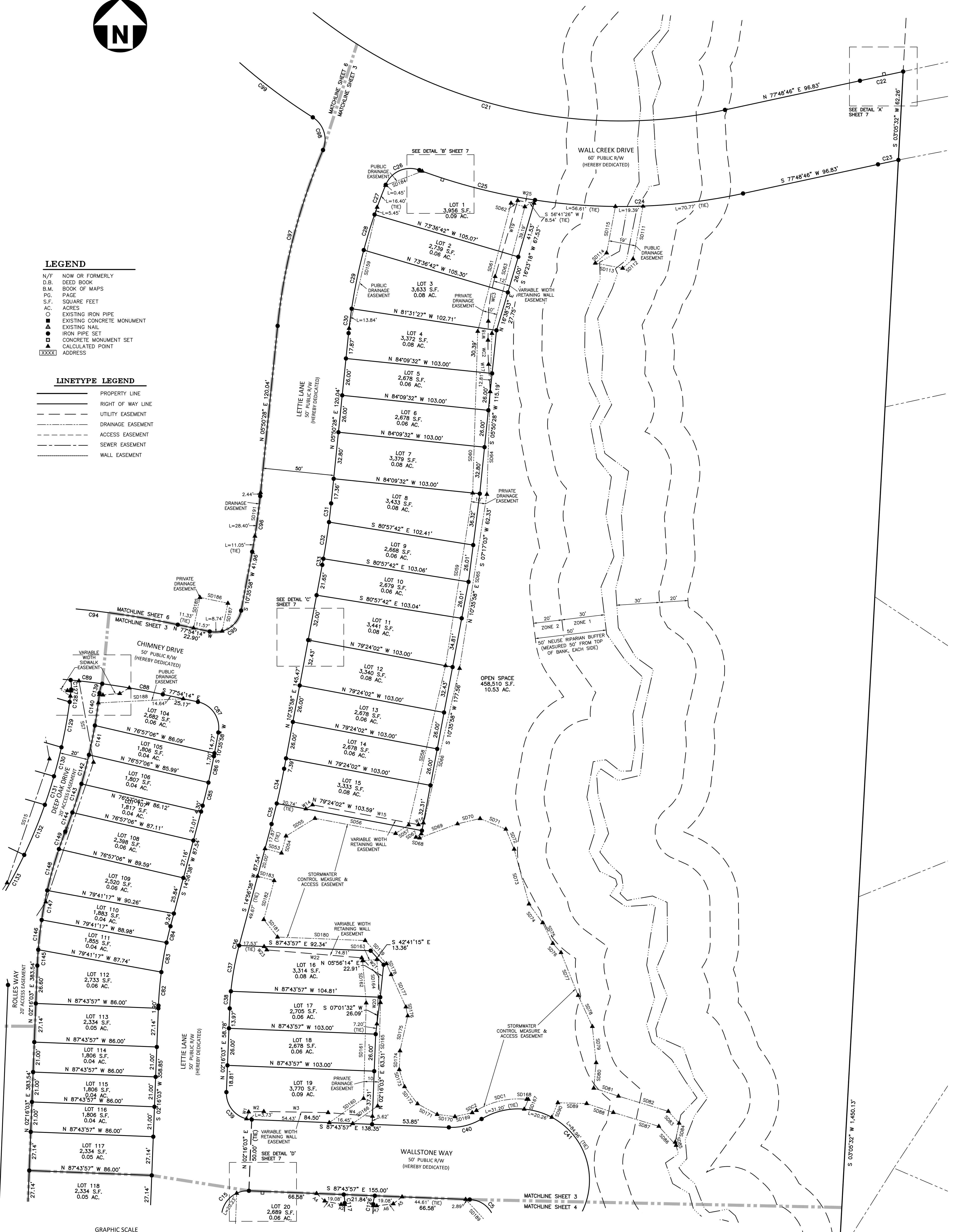


**LEGEND**

- N/F NOW OR FORMERLY
- D.B. DEED BOOK
- B.M. BOOK OF MAPS
- P.G. PAGE
- S.F. SQUARE FEET
- AC. ACRES
- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- ▲ EXISTING NAIL
- IRON PIPE SET
- ▣ CONCRETE MONUMENT SET
- ▲ CALCULATED POINT
- XXXX ADDRESS

**LINETYPE LEGEND**

- PROPERTY LINE
- RIGHT OF WAY LINE
- - - UTILITY EASEMENT
- - - DRAINAGE EASEMENT
- - - ACCESS EASEMENT
- - - SEWER EASEMENT
- - - WALL EASEMENT



**FINAL PLAT**  
**SECOND LINE**  
**3-7**

**PLAN INFORMATION**

PROJECT NO.	CPR19100
FILENAME	CPR19100-F1
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=30'
DATE	08.16.2024
SHEET	

**REVISIONS**

NO.	DATE

**WALLBROOK**  
**FINAL SUBDIVISION PLAT**  
**O S. MAIN STREET**  
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

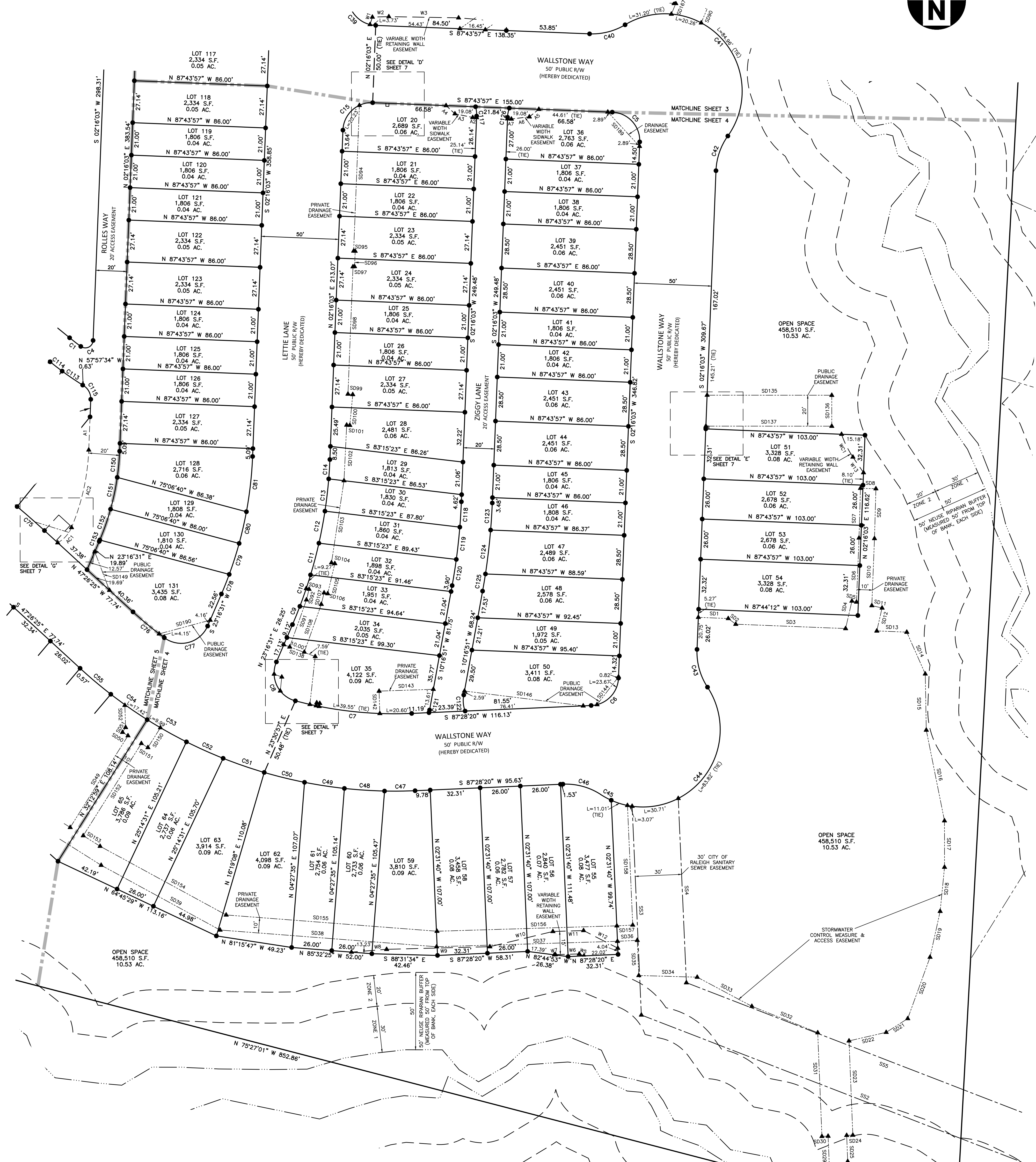
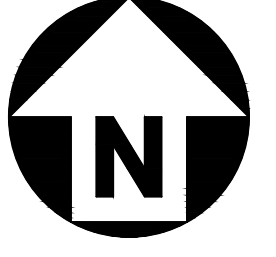
**CLIENT**  
WALLBROOK LAND CO. LLC  
3 KEEL STREET, SUITE 2  
WRIGHTSVILLE BEACH, NC 28480

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**GENERAL NOTES**

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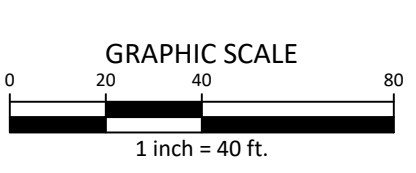


**LINETYPE LEGEND**

- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- ACCESS EASEMENT
- SEWER EASEMENT
- WALL EASEMENT

**LEGEND**

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- B.M. BOOK OF MAPS
- P.C. PAGE
- S.F. SQUARE FEET
- AC. ACRES
- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- EXISTING NAIL
- IRON PIPE SET
- CONCRETE MONUMENT SET
- CALCULATED POINT
- XXXXX ADDRESS



**FINAL PLAT**  
**SECOND LINE**  
**4-7**

**REVISIONS**

NO.	DATE	DESCRIPTION

**PLAN INFORMATION**

PROJECT NO.	CPR19100
FILENAME	CPR19100-F1
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=30'
DATE	08.16.2024
SHEET	

**WALLBROOK**  
**FINAL SUBDIVISION PLAT**  
**O S. MAIN STREET**  
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

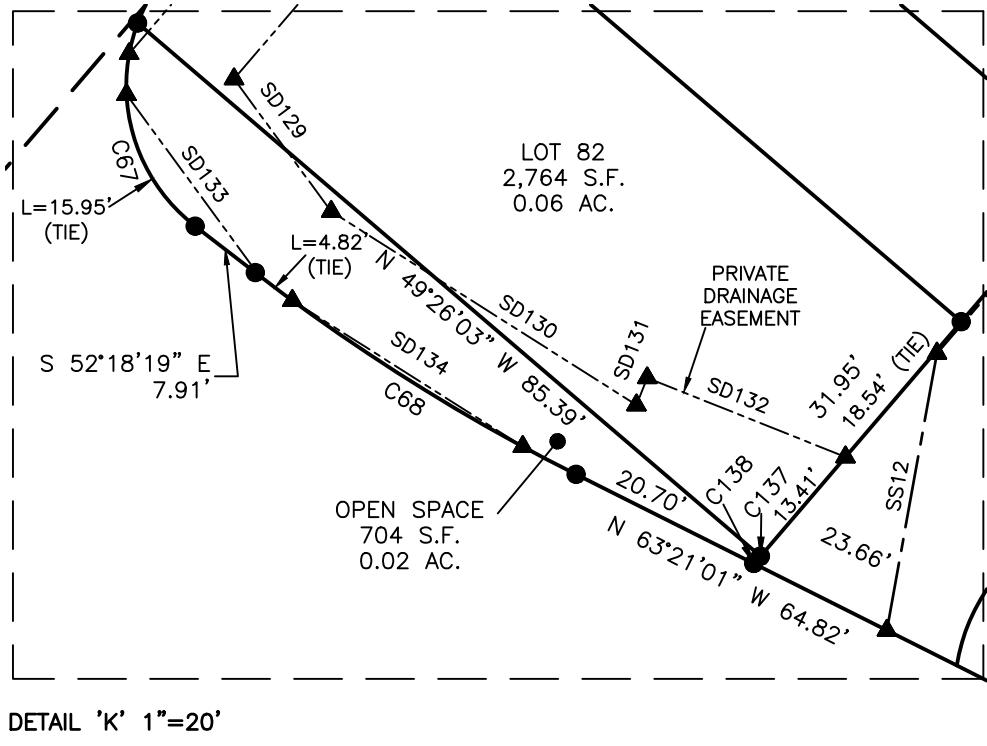
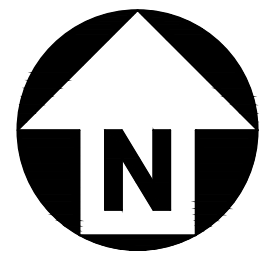
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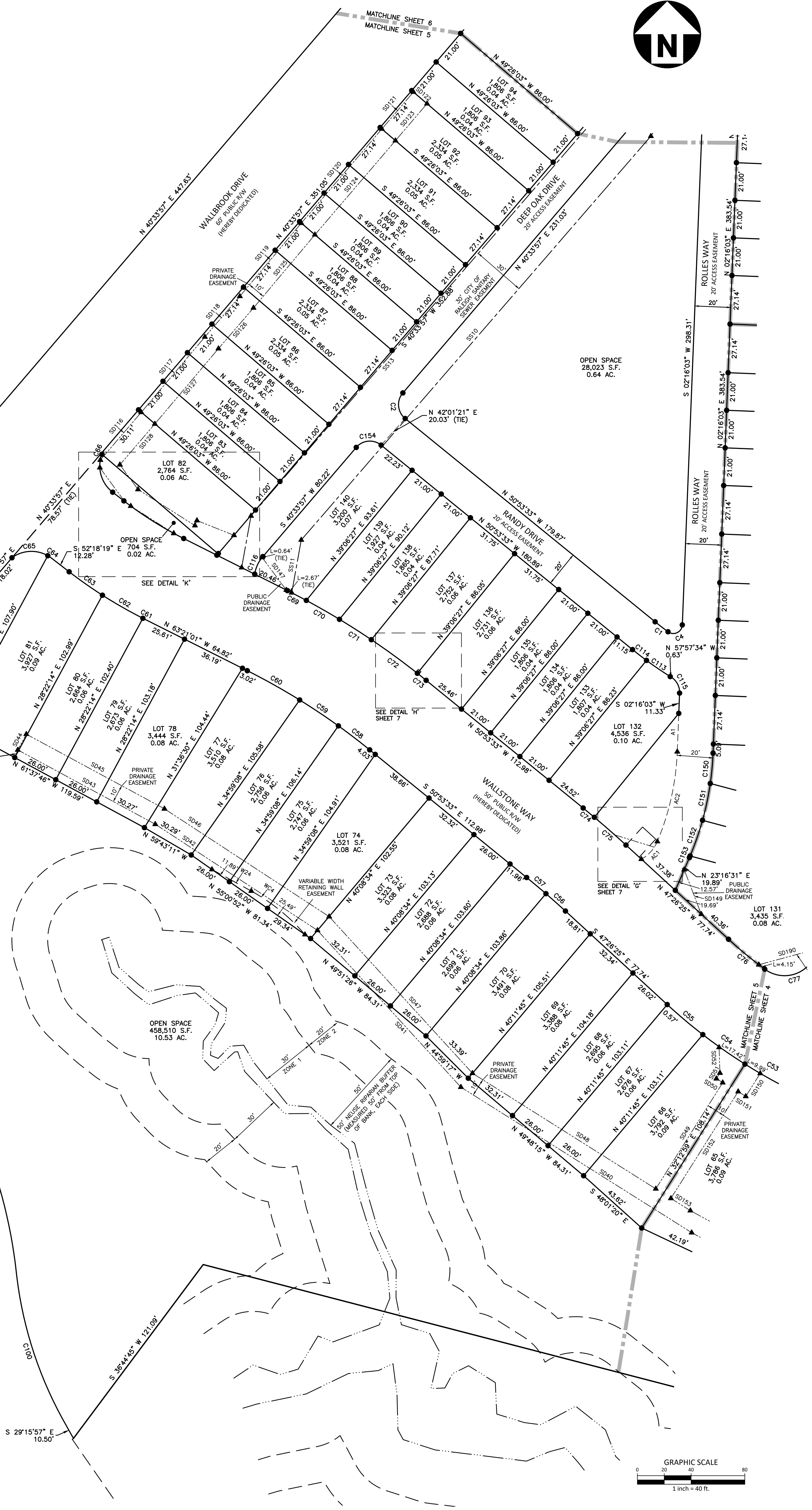
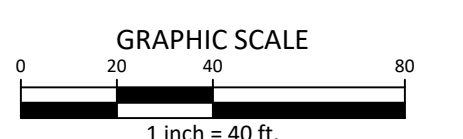
DETAIL "K" 1"=20'

**LEGEND**

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- D.B. DEED BOOK
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- PG. PAGE
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- AC. ACRES
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- ■ ■ EXISTING CONCRETE MONUMENT
- ▲ ▲ ▲ EXISTING NAIL
- ● ● IRON PIPE SET
- □ □ CONCRETE MONUMENT SET
- ▲ ▲ ▲ CALCULATED POINT
- XXXXX ADDRESS

**LINETYPE LEGEND**

- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- ACCESS EASEMENT
- SEWER EASEMENT
- WALL EASEMENT



**FINAL PLAT**  
**SECOND LINE**  
**5-7**

**PLAN INFORMATION**  
PROJECT NO. CPR19100  
FILENAME CPR19100-F1  
CHECKED BY JBT  
DRAWN BY KMM  
SCALE 1"=30'  
DATE 08.16.2024  
SHEET

**REVISIONS**  
NO. DATE

**WALLBROOK**  
**FINAL SUBDIVISION PLAT**  
**O S. MAIN STREET**  
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

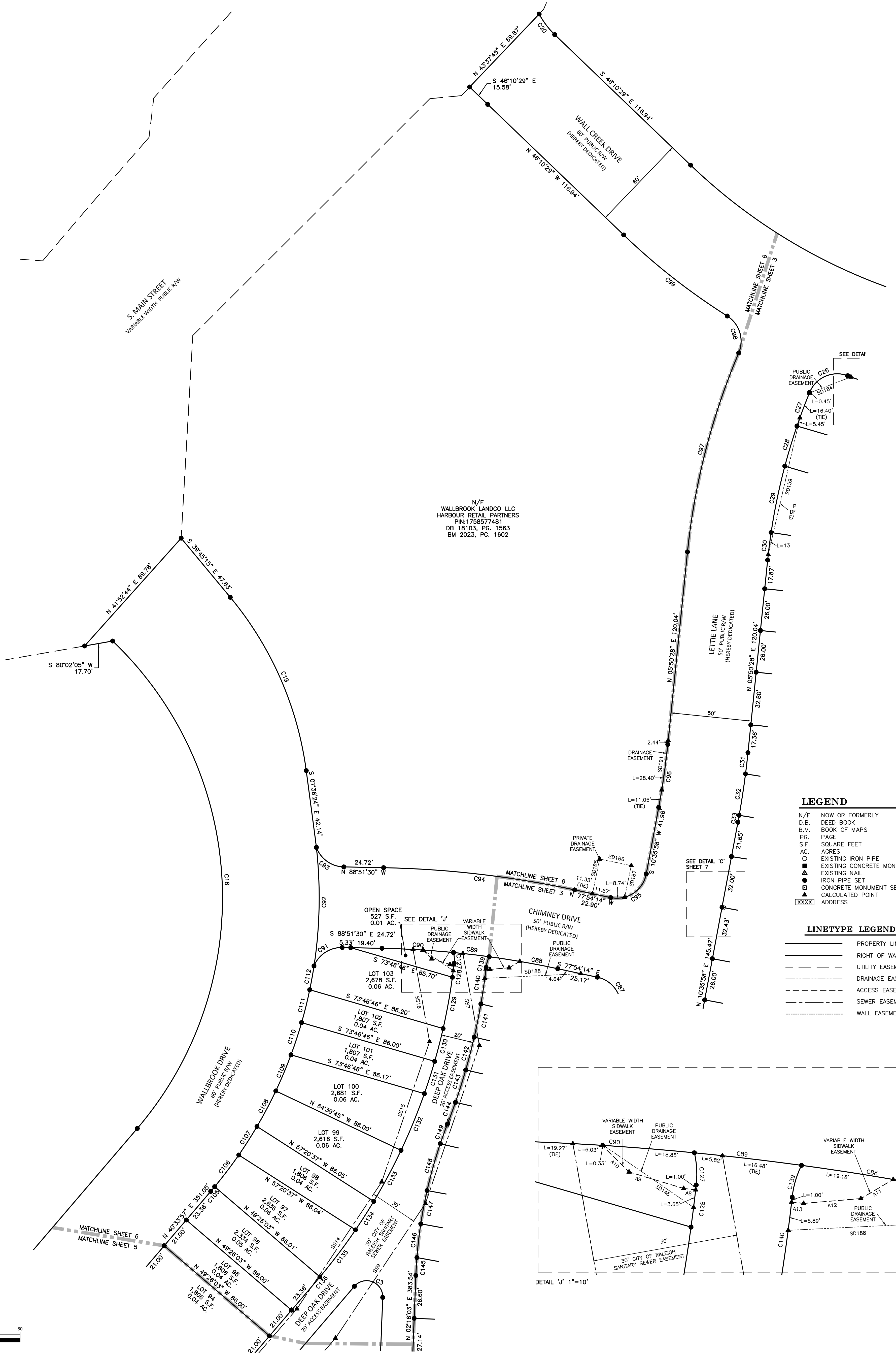
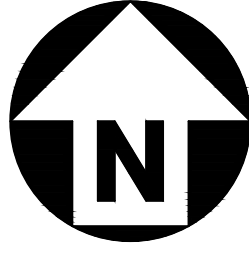
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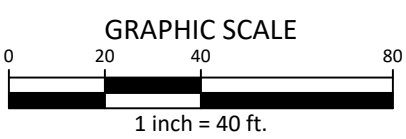
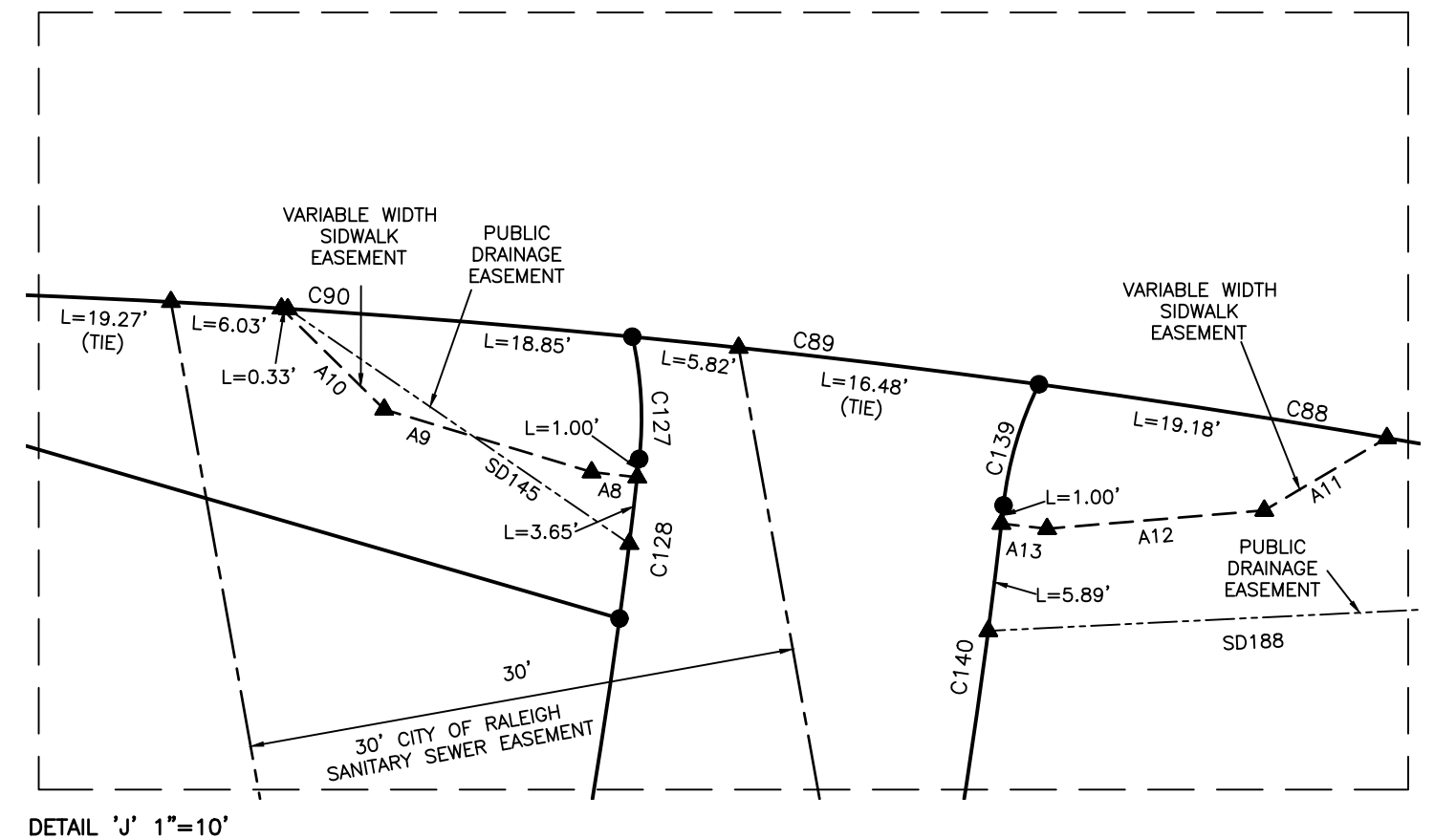
N/F  
WALLBROOK LANDCO LLC  
HARBOR RETAIL PARTNERS  
PIN:1758577481  
DB 18103, PG. 1563  
BM 2023, PG. 1602

**LEGEND**

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- B.M. BOOK OF MAPS
- P.G. PAGE
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- AC. ACRES
- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- EXISTING NAIL
- ▲ IRON PIPE SET
- CONCRETE MONUMENT SET
- XXXXX CALCULATED POINT ADDRESS

**LINETYPE LEGEND**

- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- ACCESS EASEMENT
- SEWER EASEMENT
- WALL EASEMENT



**PLAN INFORMATION**  
 PROJECT NO. CPR191010  
 FILENAME CPR191010-F1  
 CHECKED BY JBT  
 DRAWN BY KMM  
 SCALE 1"=30'  
 DATE 08.16.2024  
**SHEET**

**REVISIONS**  
 NO. DATE

**WALLBROOK**  
**FINAL SUBDIVISION PLAT**  
**O S. MAIN STREET**  
 ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

**CLIENT**  
 WALLBROOK LAND CO. LLC  
 3 KEEL STREET, SUITE 2  
 WRIGHTSVILLE BEACH, NC 28480

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**FINAL PLAT**  
**SECOND LINE**  
**6-7**



Table with 5 columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains data for curves C1 through AC2 and AC1.

Table with 3 columns: LINE, BEARING, DISTANCE. Lists lines SD1 through SD191 with their respective bearings and distances.

Table with 5 columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains data for curves SDC1, SDC2, and SDC2.

Table with 5 columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains data for curves WC1, WC2, WC3, and WC4.

Table with 5 columns: LINE, BEARING, DISTANCE. Lists lines W1 through W25 with their respective bearings and distances.

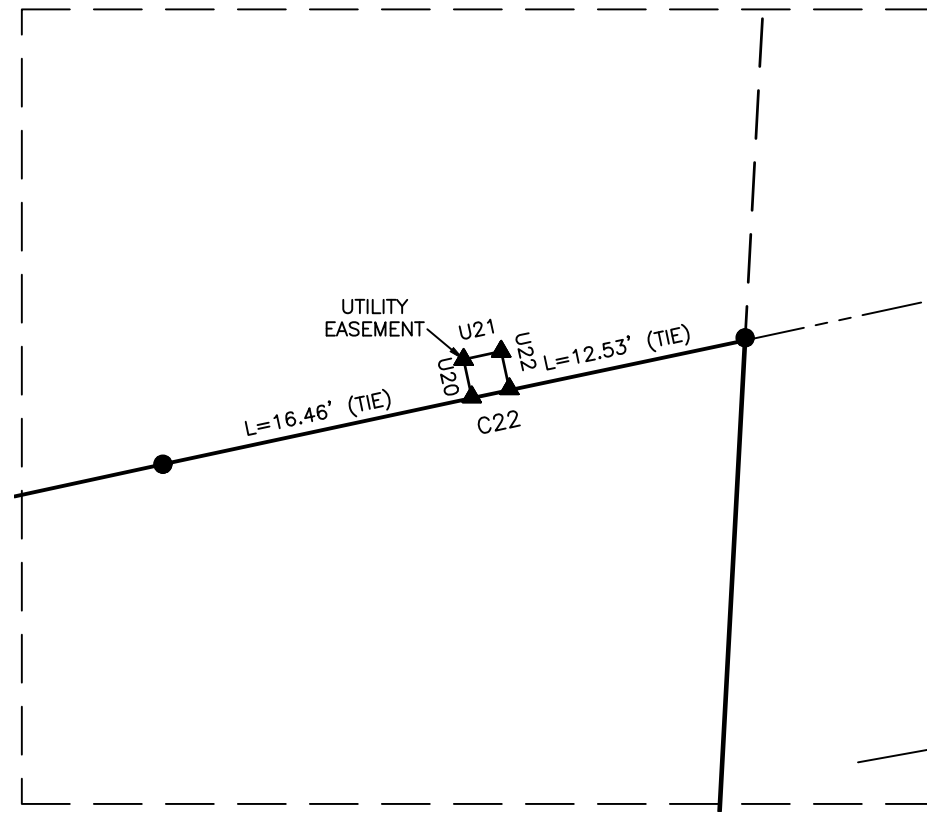
Table with 5 columns: LINE, BEARING, DISTANCE. Lists lines U1 through U25 with their respective bearings and distances.

Table with 3 columns: LINE, BEARING, DISTANCE. Lists lines SS1 through SS16 with their respective bearings and distances.

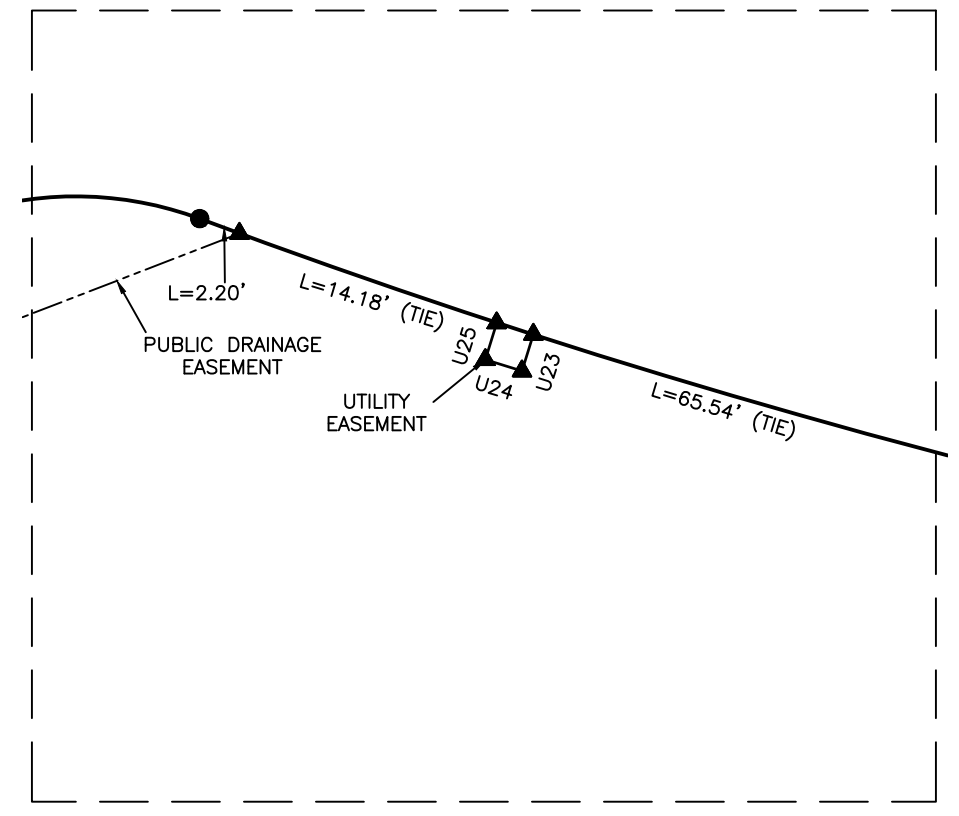
Table with 3 columns: LINE, BEARING, DISTANCE. Lists lines A1 through A13 with their respective bearings and distances.

GENERAL NOTES

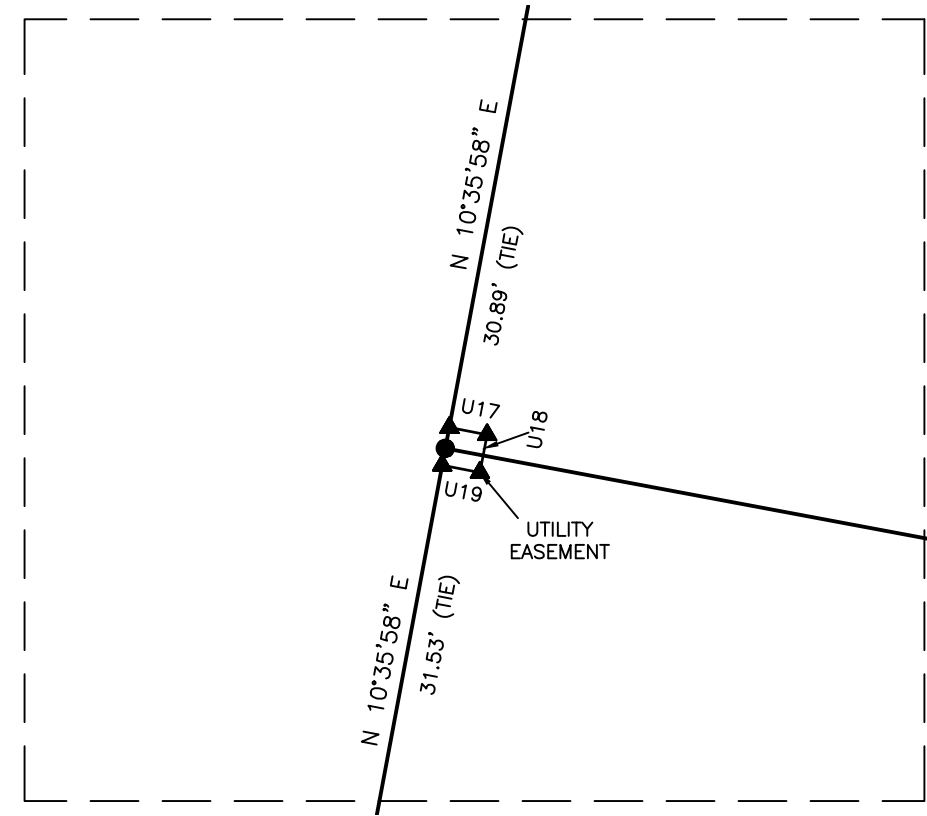
1. FOR GENERAL NOTES, SEE SHEET 1.



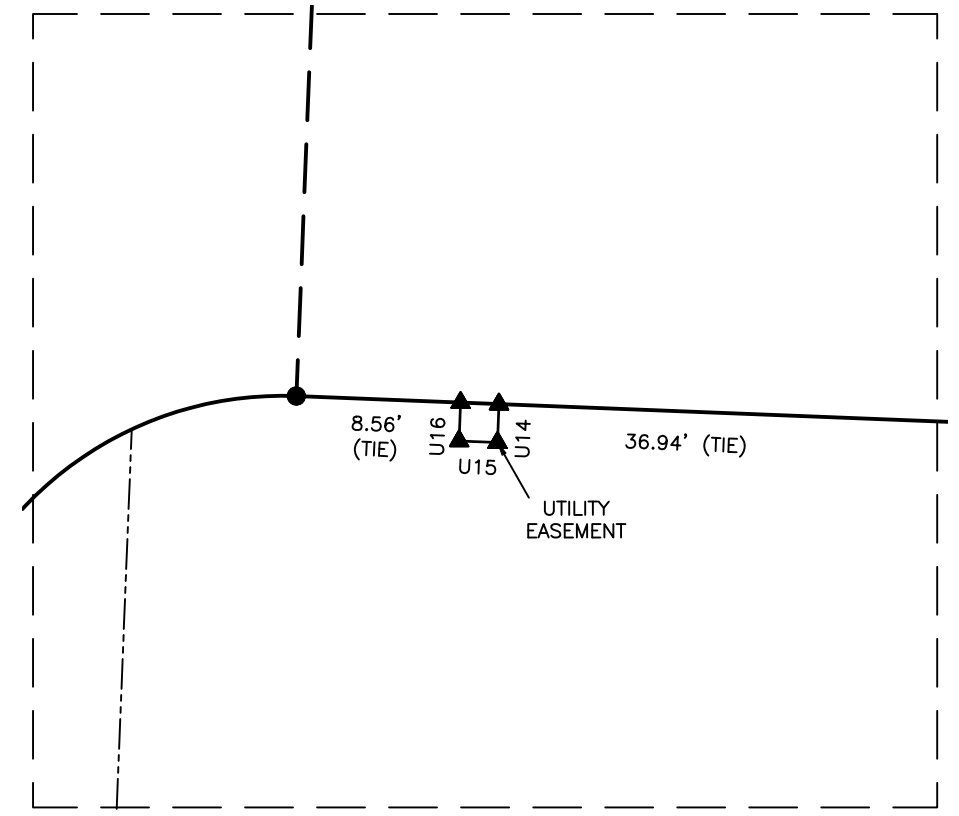
DETAIL 'A' 1"=10'



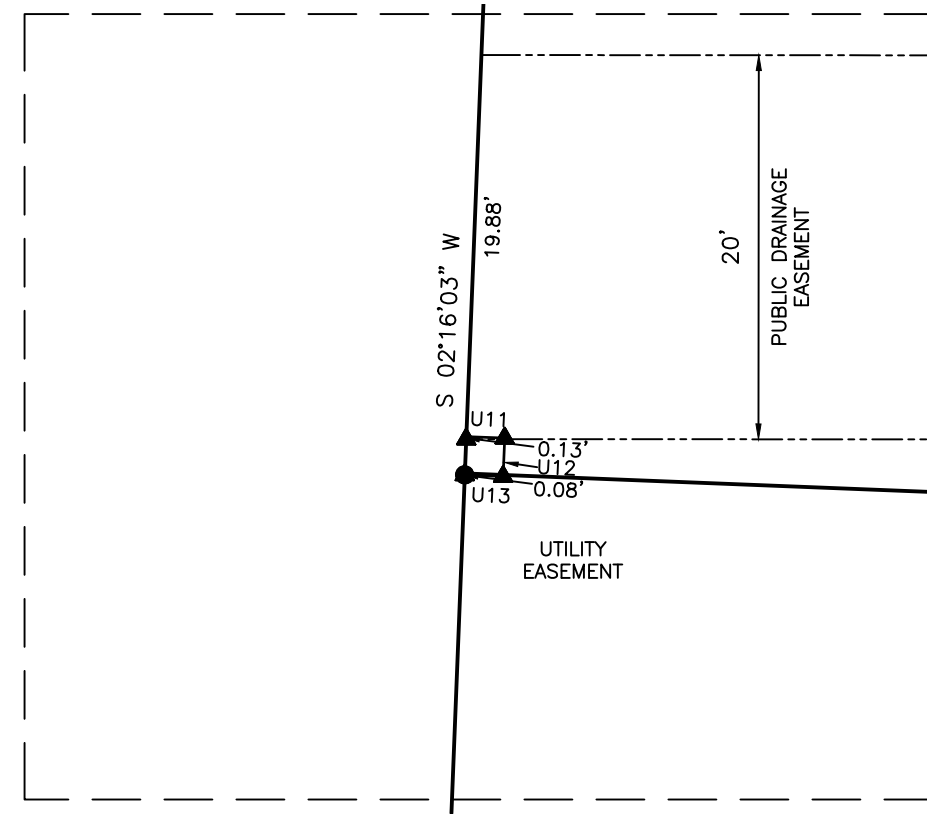
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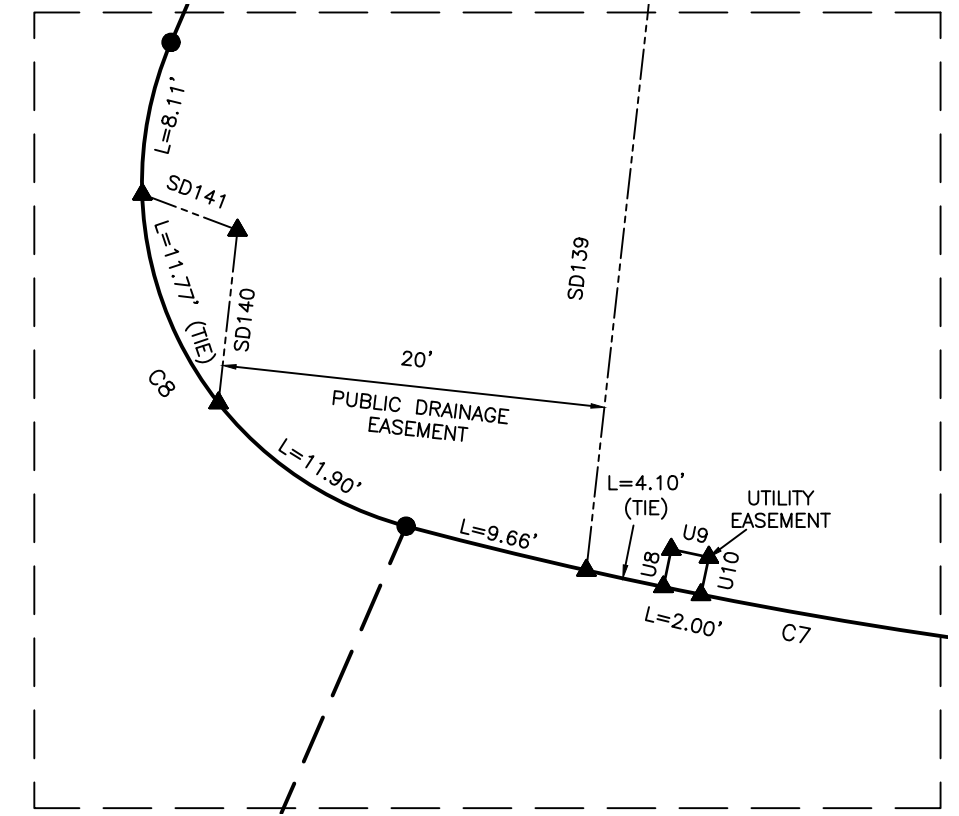
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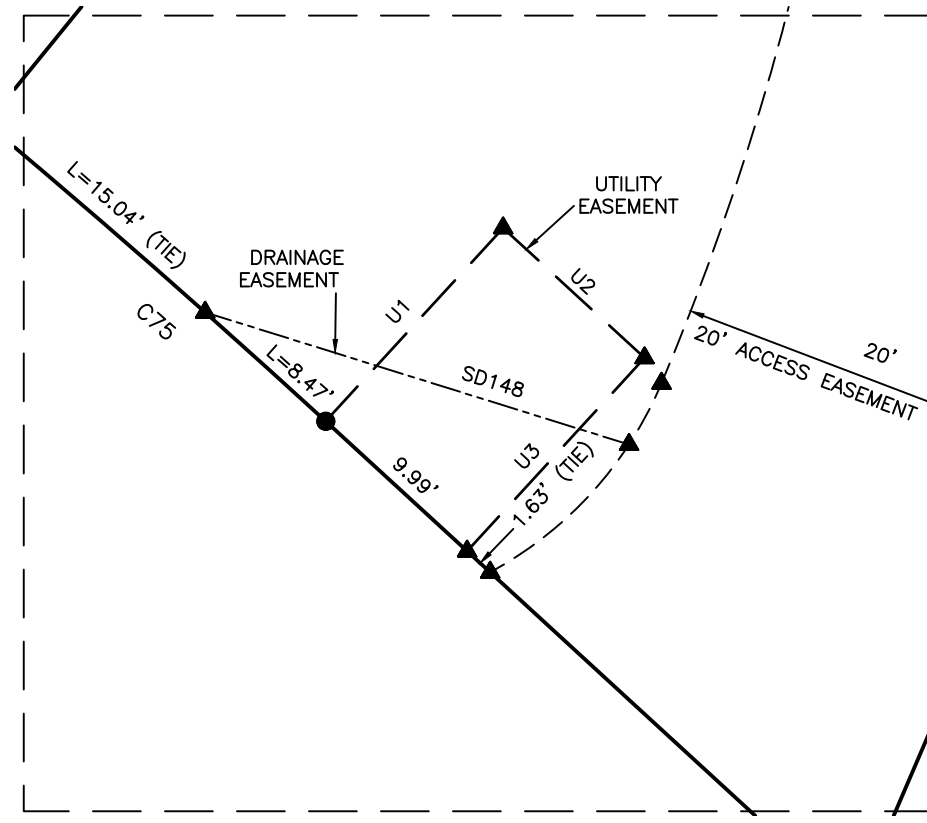
DETAIL 'D' 1"=10'



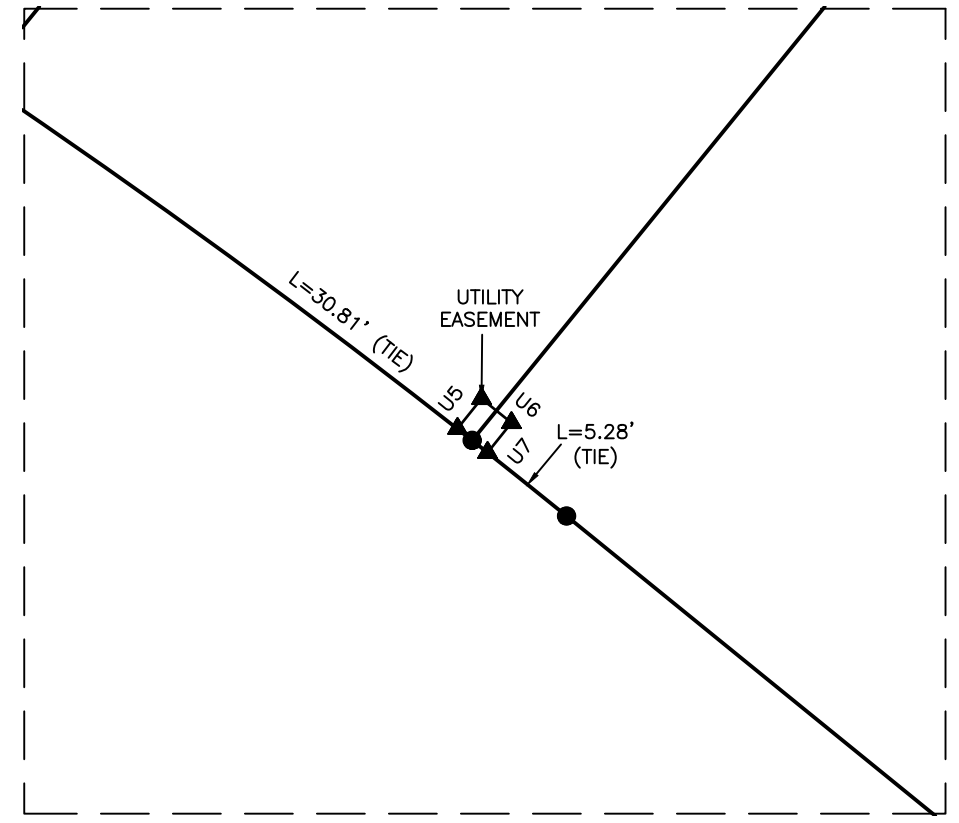
DETAIL 'E' 1"=10'



DETAIL 'F' 1"=10'



DETAIL 'G' 1"=10'



DETAIL 'H' 1"=10'

FINAL PLAT  
SECOND LINE  
7-7

PROJECT NO. CPR-19100  
FILENAME CPR-19100-F1  
CHECKED BY JBT  
DRAWN BY KMM  
SCALE NTS  
DATE 08.16.2024  
SHEET

REVISIONS

WALLBROOK  
FINAL SUBDIVISION PLAT  
O S. MAIN STREET  
ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

CLIENT  
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