

SURVEYOR'S CERTIFICATE

I, JAY B. TAYLOR, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK AND PAGE AS SHOWN); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK AND PAGE AS SHOWN; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 67,872±; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I HEREBY CERTIFY THAT THIS PLAT IS OF THE FOLLOWING TYPE: G.S. 47-30 (F)(11)(A). THIS SURVEY CREATES SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS DAY OF _____, A.D., _____.

JAY B. TAYLOR, PROFESSIONAL LAND SURVEYOR L-5472



GENERAL NOTES

- THIS IS A SURVEY OF AN EXISTING PARCEL(S) OF LAND. THIS IS A SUBDIVISION PLAT.
- BEARINGS FOR THIS SURVEY ARE BASED ON NC GRID NAD 83(2011).
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
- ZONING: R & PUD
- AREA BY COORDINATE GEOMETRY.
- 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 #3720176800K DATED JULY 19, 2022.
- REFERENCES: AS SHOWN.
PIN: 1768254698, 1768043342, 1768131851
- UTILITY STATEMENT**
THE UNDERGROUND UTILITIES SHOWN HAVE BEEN LOCATED FROM FIELD SURVEY INFORMATION AND EXISTING DRAWINGS. THE SURVEYOR MAKES NO GUARANTEE THAT THE UNDERGROUND UTILITIES SHOWN COMPRISE ALL SUCH UTILITIES IN THE AREA, EITHER IN SERVICE OR ABANDONED. THE SURVEYOR FURTHER DOES NOT WARRANT THAT THE UNDERGROUND UTILITIES SHOWN ARE IN THE EXACT LOCATION INDICATED ALTHOUGH HE DOES CERTIFY THAT THEY ARE LOCATED AS ACCURATELY AS POSSIBLE FROM INFORMATION AVAILABLE. THE SURVEYOR HAS NOT PHYSICALLY LOCATED THE UNDERGROUND UTILITIES.
- 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.
- THIS FINAL PLAT AND ALL PRECEDING DEVELOPMENT ENTITLEMENTS PRE-DATE THE ADOPTION ON 8/2/22 BY THE TOWN OF ROLESVILLE OF THE GREENWAY PLAN AND BICYCLE PLANS; AND THIS DEVELOPMENT IS NOT REQUIRED TO COMPLY.



McADAMS

The John R. McAdams Company, Inc.
2905 Meridian Parkway
Durham, NC 27713

phone 919.361.5000

fax 919.361.2269

license number: C-0293, C-187

www.mcadamsco.com

CLIENT

ASHTON RALEIGH RESIDENTIAL, LLC
5711 SIX FORKS ROAD, SUITE 300
RALEIGH, NC 27609
PHONE: 919.232.3695
CONTACT: BOB MISHLER

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 _____

THE POINT
PHASE 4 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

REVISIONS

NO. DATE

PLAN INFORMATION

PROJECT NO. AWH20000
FILENAME AWH20000-F8
CHECKED BY JBT
DRAWN BY KMM
SCALE NTS
DATE 01.29.2025

SHEET

FINAL PLAT

1-7

GENERAL NOTES

1. FOR GENERAL NOTES, SEE SHEET 1.



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THE POINT
PHASE 4 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO. DATE

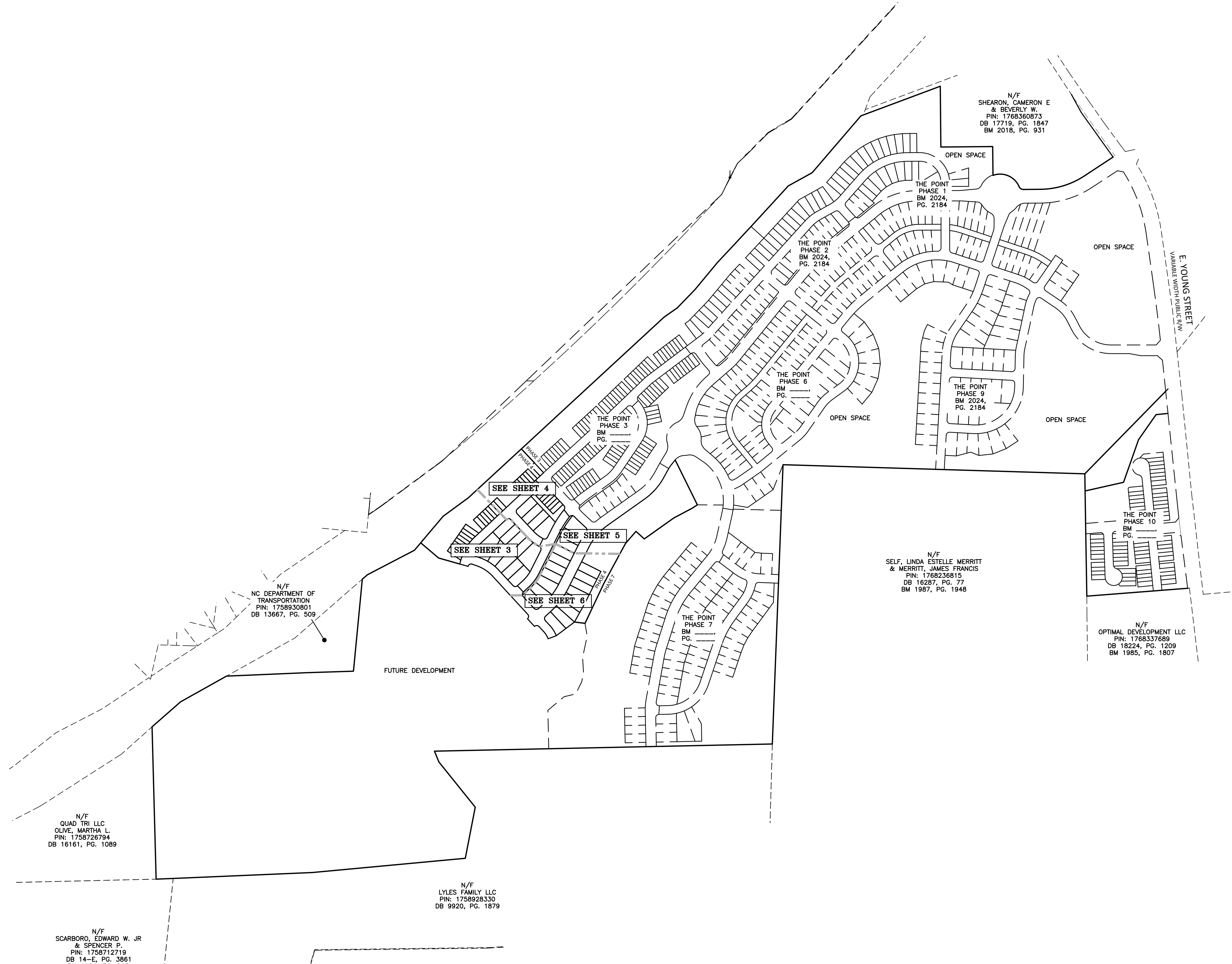
PLAN INFORMATION

PROJECT NO. AWH20000
FILENAME AWH20000-F8
CHECKED BY JBT
DRAWN BY KMM
SCALE 1"=300'
DATE 01.29.2025

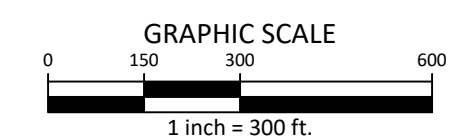
SHEET

FINAL PLAT

2-7



SITE AREA TABLE--PHASE 4	
ORIGINAL SITE AREA.....	82.87 ACRES
LOT AREA (62 LOTS).....	6.60 ACRES
OPEN SPACE AREA (4 LOTS).....	6.41 ACRES
RIGHT OF WAY AREA.....	3.23 ACRES
FUTURE DEVELOPMENT AREA.....	66.63 ACRES
TOTAL.....	82.87 ACRES



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GENERAL NOTES

1. FOR GENERAL NOTES, SEE SHEET 1.

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5711 SIX FORKS ROAD, SUITE 300
RALEIGH, NC 27609
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PHASE 4 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO. DATE

PLAN INFORMATION

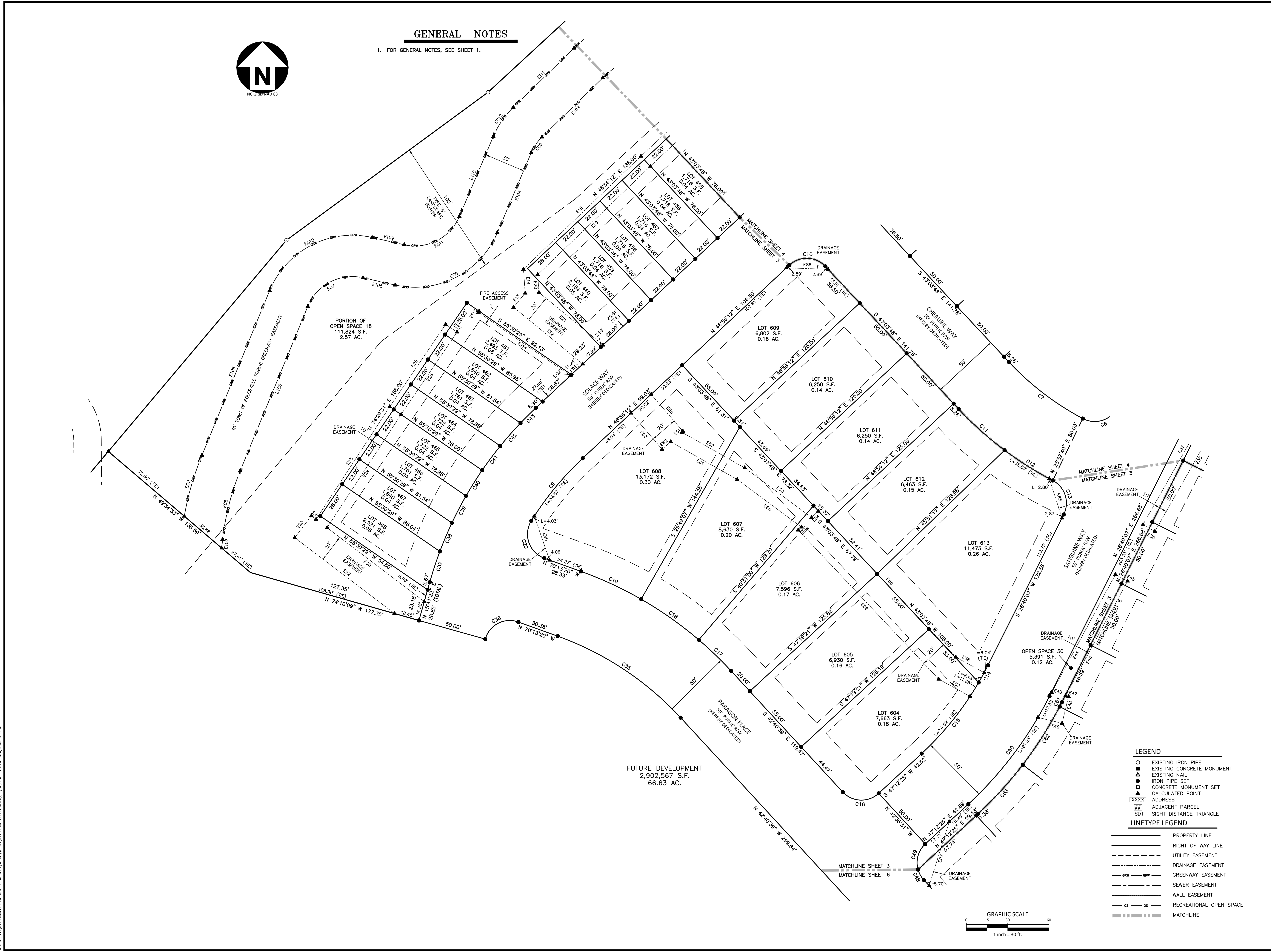
PROJECT NO. AWH20000
FILENAME AWH20000-F8
CHECKED BY JBT
DRAWN BY KMM
SCALE 1"=30'
DATE 01.29.2025

SHEET

FINAL PLAT

3-7

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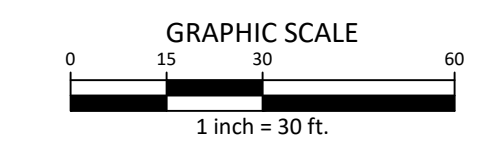


LEGEND

- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- EXISTING NAIL
- ▲ IRON PIPE SET
- CONCRETE MONUMENT SET
- ▲ CALCULATED POINT
- XXXXX ADDRESS
- ## ADJACENT PARCEL
- SDT SIGHT DISTANCE TRIANGLE

LINETYPE LEGEND

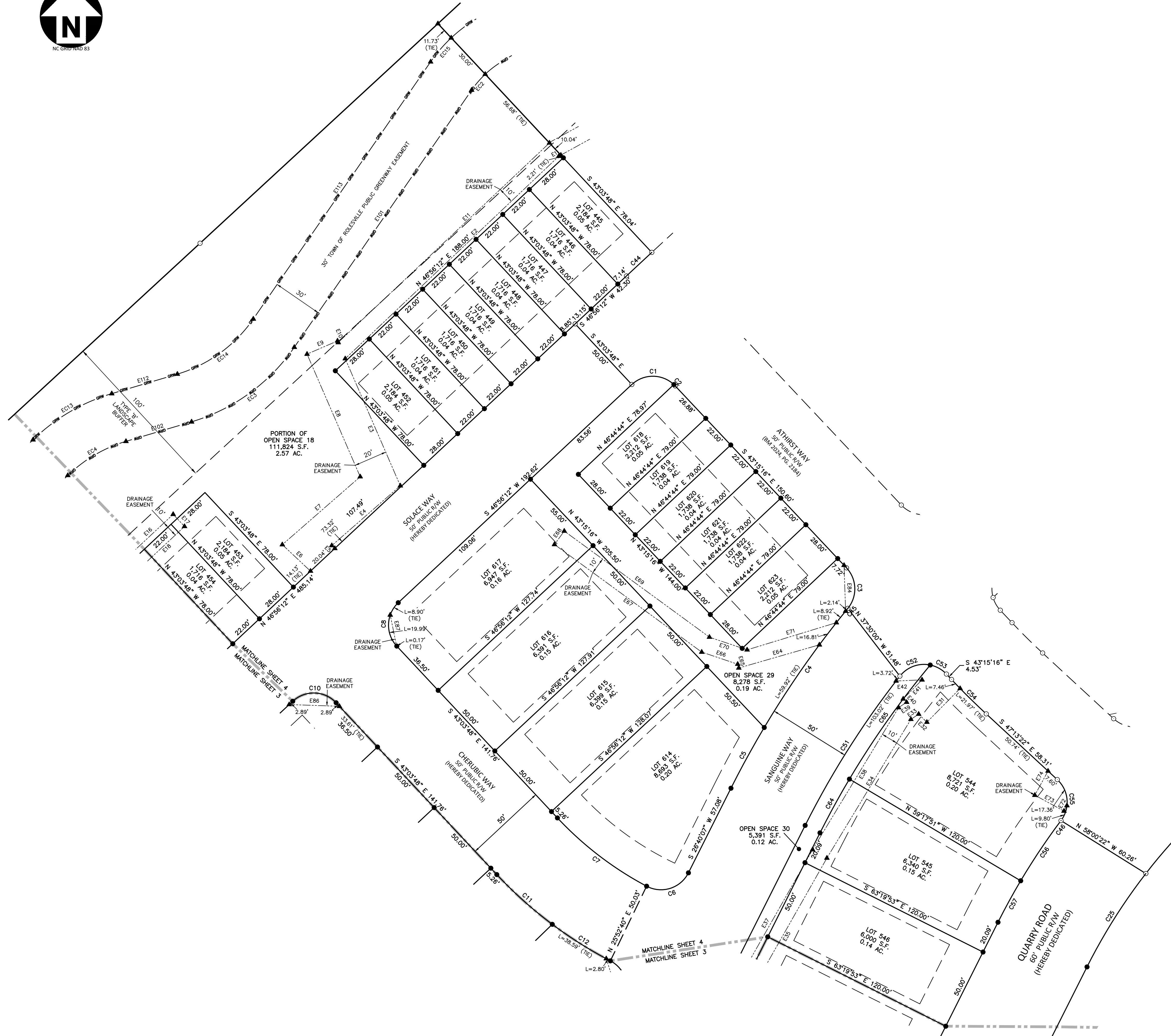
- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- - - DRAINAGE EASEMENT
- - - GREENWAY EASEMENT
- - - SEWER EASEMENT
- - - WALL EASEMENT
- - - RECREATIONAL OPEN SPACE
- MATCHLINE





GENERAL NOTES

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 WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



REVISIONS
 NO. DATE

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 DATE 01.29.2025

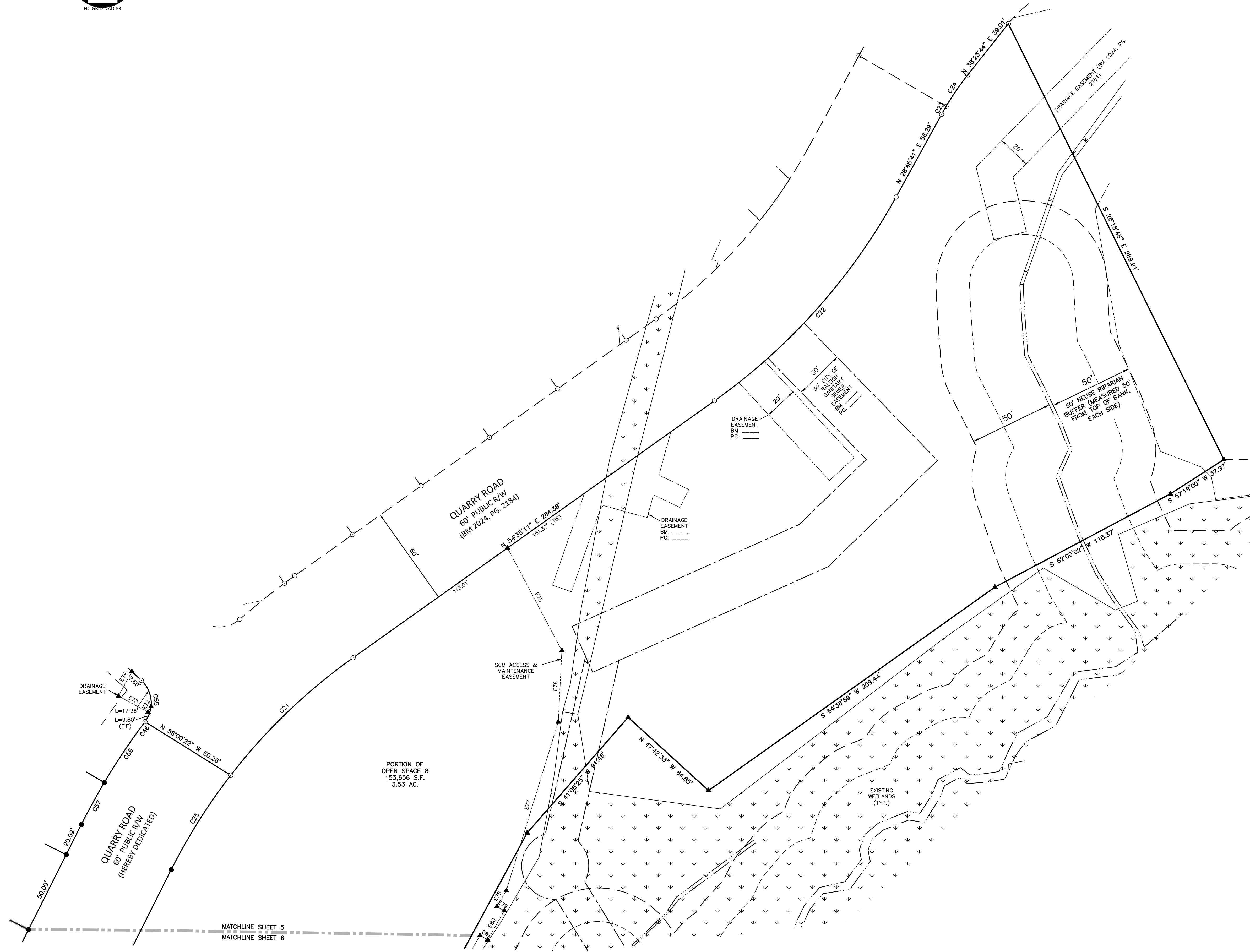
SHEET
FINAL PLAT
4-7

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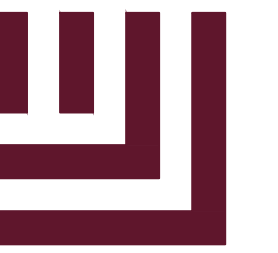
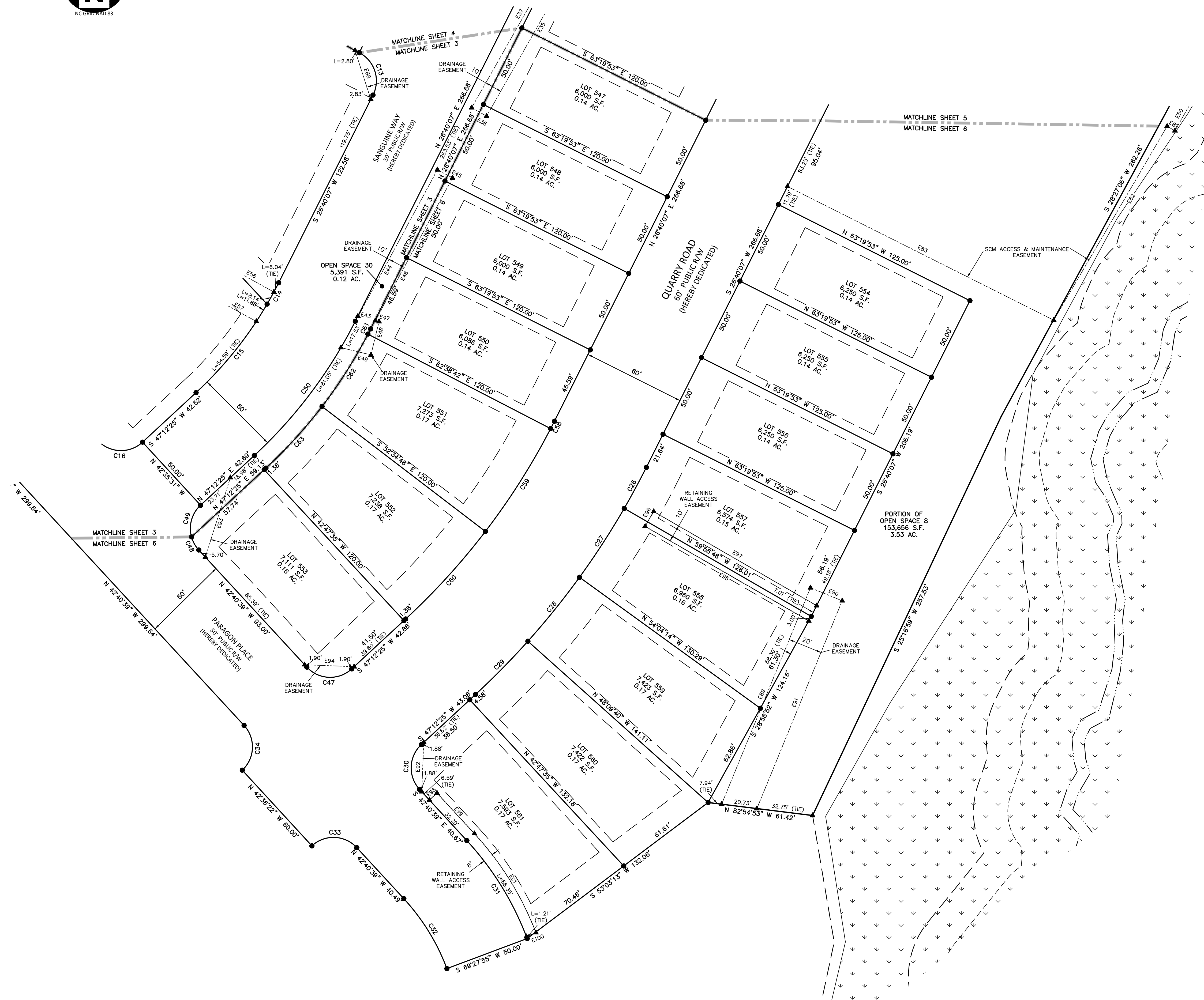
SHEET
FINAL PLAT
5-7

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GENERAL NOTES

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2905 Meridian Parkway
Durham, NC 27713

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RALEIGH, NC 27609
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THE POINT
PHASE 4 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



REVISIONS

NO. DATE

PLAN INFORMATION

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FILENAME AWH20000-F8
CHECKED BY JBT
DRAWN BY KMM
SCALE 1"=30'
DATE 01.29.2025

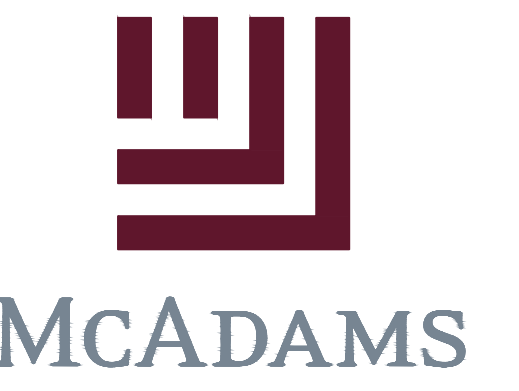
SHEET

FINAL PLAT

6-7

GENERAL NOTES

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THE POINT
PHASE 4 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	18.50'	27.88'	S 89°53'39" E	25.31'
C2	18.50'	1.12'	S 44°59'24" E	1.12'
C3	18.50'	26.67'	S 01°57'02" E	24.42'
C4	585.00'	87.78'	S 35°03'16" W	87.70'
C5	585.00'	41.73'	S 28°42'44" W	41.72'
C6	18.50'	29.47'	S 72°18'16" W	26.45'
C7	205.00'	67.97'	N 52°33'42" W	67.66'
C8	18.50'	29.06'	N 01°56'12" E	26.16'
C9	225.00'	58.30'	N 39°26'15" E	58.73'
C10	18.50'	29.06'	S 88°03'48" E	26.16'
C11	255.00'	44.95'	S 48°06'49" E	44.89'
C12	255.00'	41.39'	S 57°48'51" E	41.35'
C13	18.50'	28.78'	S 17°53'52" E	25.96'
C14	225.00'	14.18'	S 28°28'27" W	14.18'
C15	225.00'	66.47'	S 38°44'36" W	66.23'
C16	18.50'	29.10'	N 87°44'07" W	26.19'
C17	275.00'	32.67'	N 46°04'50" W	32.65'
C18	275.00'	51.35'	N 54°49'56" W	51.27'
C19	275.00'	48.19'	N 65°12'06" W	48.13'
C20	18.50'	32.99'	N 19°08'31" W	28.79'
C21	345.00'	101.47'	N 45°09'37" E	101.11'
C22	365.00'	164.20'	N 41°41'56" E	162.82'
C23	168.50'	5.38'	N 29°43'35" E	5.38'
C24	168.50'	22.81'	N 34°31'06" E	22.79'
C25	345.00'	66.63'	S 32°12'05" W	66.53'
C26	465.00'	27.20'	S 28°20'40" W	27.19'
C27	465.00'	47.96'	S 32°58'29" W	47.94'
C28	465.00'	47.96'	S 38°53'03" W	47.94'
C29	465.00'	43.57'	S 44°31'22" W	43.55'
C30	18.50'	29.02'	S 02°15'53" W	26.14'
C31	175.00'	67.56'	S 31°37'04" E	67.14'
C32	125.00'	48.24'	N 31°37'20" W	47.94'
C33	18.50'	29.10'	N 87°44'07" W	26.19'
C34	18.50'	29.02'	N 02°15'53" E	26.14'
C35	225.00'	108.17'	N 56°27'00" W	107.13'
C36	18.50'	33.38'	S 62°44'01" W	27.08'
C37	275.00'	23.60'	N 15°08'51" E	23.59'
C38	275.00'	22.46'	N 22°56'43" E	22.45'
C39	275.00'	22.17'	N 27°35'39" E	22.16'
C40	275.00'	22.02'	N 32°11'52" E	22.02'
C41	275.00'	22.02'	N 36°47'10" E	22.02'
C42	275.00'	22.17'	N 41°23'23" E	22.16'
C43	275.00'	15.54'	N 45°19'04" E	15.54'
C44	5,025.00'	20.86'	N 47°03'20" E	20.86'
C45	18.50'	0.21'	N 39°01'54" E	0.21'
C46	18.50'	0.04'	N 36°49'06" E	0.04'
C47	18.50'	29.10'	N 87°44'07" W	26.19'
C48	18.50'	8.79'	N 29°03'33" W	8.71'
C49	18.50'	20.23'	N 15°52'59" E	19.24'
C50	275.00'	98.58'	N 36°56'16" E	98.05'
C51	535.00'	106.73'	N 32°23'02" E	106.56'
C52	18.50'	20.52'	N 69°52'37" E	19.49'
C53	18.50'	11.33'	S 60°48'00" E	11.15'
C54	425.00'	29.43'	S 45°14'19" E	29.43'
C55	18.50'	27.16'	S 05°10'14" E	24.78'
C56	405.00'	43.68'	S 33°47'31" W	43.66'
C57	405.00'	28.51'	S 28°41'08" W	28.51'
C58	405.00'	4.85'	S 27°00'43" W	4.85'
C59	405.00'	71.14'	S 32°23'15" W	71.05'
C60	405.00'	69.18'	S 42°18'48" W	69.10'
C61	285.00'	3.41'	N 27°00'43" E	3.41'
C62	285.00'	50.06'	N 32°23'15" E	50.00'
C63	285.00'	48.68'	N 42°18'48" E	48.62'
C64	525.00'	36.96'	S 28°41'08" W	36.95'
C65	525.00'	84.34'	S 35°18'17" W	84.25'

ESMT. CURVE TABLE				
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
EC1	181.00'	68.45'	S 31°50'36" E	68.04'
EC2	60.00'	12.62'	S 40°36'09" W	12.60'
EC3	115.00'	77.98'	S 54°00'07" W	76.49'
EC4	85.00'	41.02'	S 59°36'04" W	40.63'
EC5	35.00'	13.92'	S 34°22'37" W	13.83'
EC6	65.00'	90.50'	S 62°52'00" W	83.37'
EC7	35.00'	49.12'	S 62°32'57" W	45.19'
EC8	185.00'	51.55'	S 14°21'41" W	51.39'
EC9	215.00'	46.18'	N 16°11'26" E	46.10'
EC10	65.00'	91.22'	N 62°32'57" E	83.92'
EC11	35.00'	48.73'	N 62°52'00" E	44.89'
EC12	65.00'	25.86'	N 34°22'37" E	25.69'
EC13	115.00'	55.50'	N 59°36'04" E	54.97'
EC14	85.00'	57.64'	N 54°00'07" E	56.54'
EC15	90.00'	19.09'	N 40°39'14" E	19.06'

ESMT. LINE TABLE		
LINE	BEARING	DISTANCE
E1	S 61°08'38" W	1.42'
E2	S 46°30'52" W	177.31'
E3	S 23°25'53" E	83.48'
E4	S 48°53'41" W	54.79'
E5	S 46°50'29" E	2.50'
E6	N 46°50'29" W	23.29'
E7	N 48°53'41" E	62.28'
E8	N 23°25'53" W	80.54'
E9	N 66°34'07" E	20.00'
E10	S 23°25'53" E	1.04'
E11	N 46°37'07" E	175.11'
E12	N 50°37'01" W	65.01'
E13	N 39°22'59" E	13.28'
E14	N 04°05'49" W	17.42'
E15	N 46°06'13" E	118.42'
E16	N 46°53'28" E	49.05'
E17	S 43°06'32" E	10.00'
E18	S 46°53'28" W	49.05'
E19	S 46°06'11" W	113.60'
E20	S 04°05'49" E	12.95'
E21	S 50°37'01" E	60.26'
E22	N 52°46'28" W	91.06'
E23	N 37°13'32" E	20.00'
E24	S 52°46'28" E	4.28'
E25	N 33°10'57" E	97.72'
E26	N 34°10'22" E	72.39'
E27	S 55°49'58" E	10.00'
E28	S 34°10'22" W	72.39'
E29	S 33°10'54" W	98.25'
E30	S 52°46'28" E	88.70'
E31	S 44°32'48" W	28.55'
E32	N 45°27'12" W	6.94'
E33	S 56°06'55" W	5.64'
E34	S 31°11'02" W	97.74'
E35	S 29°35'29" W	113.79'
E36	N 60°24'31" W	10.00'
E37	N 29°35'29" E	113.93'
E38	N 31°11'02" E	100.09'
E39	N 56°06'55" E	5.80'
E40	N 45°27'12" W	2.85'
E41	N 44°32'48" E	16.16'
E42	S 87°24'46" W	15.65'
E43	S 76°23'21" E	0.25'
E44	N 28°22'01" E	97.34'
E45	S 61°37'59" E	10.00'
E46	S 28°22'01" W	94.71'
E47	S 76°23'21" E	2.20'
E48	S 13°36'39" W	20.00'
E49	N 76°23'21" W	18.00'
E50	S 40°44'57" E	35.42'
E51	S 49°15'03" W	1.10'
E52	N 60°29'34" E	52.49'
E53	S 53°24'28" E	60.50'
E54	N 46°42'03" E	6.70'
E55	S 43°17'57" E	145.68'
E56	S 61°12'15" E	23.52'
E57	N 61°12'15" W	25.98'
E58	N 43°17'57" W	148.83'
E59	N 46°42'03" E	3.14'
E60	N 53°24'28" W	58.10'
E61	N 60°29'34" W	55.46'
E62	S 49°15'03" W	8.28'
E63	N 40°44'57" W	34.61'
E64	S 73°57'34" W	50.53'
E65	N 16°02'26" W	2.38'
E66	N 71°22'57" W	22.87'
E67	N 53°49'39" W	109.88'
E68	N 36°10'21" E	10.00'
E69	S 53°49'39" E	106.34'
E70	S 71°22'57" E	23.95'
E71	N 73°03'18" E	56.20'
E72	S 28°40'13" W	3.74'
E73	N 61°19'47" W	20.00'
E74	N 28°40'13" E	16.57'
E75	S 27°55'53" E	69.27'
E76	S 02°57'35" W	42.57'
E77	S 17°07'00" W	105.16'
E78	S 30°18'42" W	11.08'
E79	S 60°22'58" E	5.02'
E80	S 29°37'02" W	20.00'
E81	N 60°22'58" W	5.27'
E82	S 30°18'42" W	131.07'
E83	N 63°19'53" W	173.80'
E84	S 01°57'17" E	27.64'
E85	N 19°08'32" W	33.84'
E86	N 88°03'48" W	30.25'
E87	S 11°34'36" E	19.03'
E88	N 17°50'31" W	29.98'
E89	N 22°18'30" E	136.52'
E90	S 67°41'30" E	20.00'
E91	S 22°18'30" W	131.08'
E92	S 02°15'53" W	28.80'
E93	N 17°25'21" E	48.65'
E94	N 87°44'07" W	28.88'
E95	N 59°58'48" W	110.26'
E96	N 30°01'12" E	10.00'
E97	S 59°58'48" E	109.80'
E98	N 47°19'21" E	6.00'
E99	S 42°40'39" E	32.20'
E100	S 67°24'28" W	6.00'
E101	S 34°34'35" W	188.20'
E102	S 73°25'40" W	41.24'
E103	S 45°46'29" W	61.69'
E104	S 22°58'45" W	63.11'
E105	N 77°14'46" W	24.02'
E106	S 22°20'40" W	129.22'
E107	S 06°22'41" W	6.26'
E108	N 22°20'40" E	129.22'
E109	S 77°14'46" E	24.02'
E110	N 22°58'45" E	63.11'
E111	N 45°46'29" E	61.69'
E112	N 73°25'40" E	41.24'
E113	N 34°34'35" E	188.20'
E114	N 55°30'29" W	81.18'
E115	N 34°29'31" E	1.00'

REVISIONS

NO. DATE

PLAN INFORMATION

PROJECT NO. AWH20000
FILENAME AWH20000-F8
CHECKED BY JBT
DRAWN BY KMM
SCALE NTS
DATE 01.29.2025

SHEET

FINAL PLAT

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