

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE RECOMBINATION AND R/W DEDICATION 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 LDA OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

LDA, TOWN OF ROLESVILLE
ROLESVILLE, NORTH CAROLINA

DATE _____

REVIEW OFFICER CERTIFICATE

I, _____, REVIEW OFFICER OF THE TOWN OF ROLESVILLE, WAKE COUNTY, CERTIFY THAT THIS MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER DATE

SURVEYOR'S CERTIFICATE

I, BENJAMIN E. DAYTON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY
SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED
DESCRIPTION RECORDED IN BOOK SEE MAP, PAGE ______, THAT THE BOUNDARIES
NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND
IN BOOK SEE MAP, PAGE _____; THAT THE RATIO OF PRECISION OR POSITIONAL
ACCURACY AS CALCULATED IS 1:20,000+; THAT THIS PLAT WAS PREPARED IN
ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE,
LICENSE NUMBER AND SEAL THIS 3rd DAY OF FEBRUARY, A.D., 2025.

THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXEMPTION OR

EXCEPTION TO THE DEFINITION OF SUBDIVISION.

BENJAMIN E. DAYTON, PLS L-4390

PRELIMINA PROPERTY OF SALES OF SAL

CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER: DATE: CARLYLE D. WOODLIEF	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF,
OWNER:DATE: ALMA D. WOODLIEF	NOTARY PUBLIC (signature)
ALMA D. WOODLIEF	MY COMMISSION EXPIRES:
CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER: DATE: BILLY CRAIG WOODLIEF	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF,
OWNER:DATE: ELLEN WOODLIEF HOLDING	NOTARY PUBLIC (signature) MY COMMISSION EXPIRES:
CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER: DATE: JANICE GAYLE W . STALLINGS	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF ,
OWNER: DATE: HARRELL STALLINGS	NOTARY PUBLIC (signature) MY COMMISSION EXPIRES:
CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER: DATE: DONNIE L. WOODLIEF	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF ,
OWNER:DATE: PATSY WOODLIEF	NOTARY PUBLIC (signature) MY COMMISSION EXPIRES:
CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER: DATE:	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF ,
	NOTARY PUBLIC (signature) MY COMMISSION EXPIRES:
CERTIFICATE OF OWNERSHIP ROLESVILLE, NORTH CAROLINA	NORTH CAROLINA COUNTY
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAT OF RECOMBINATION AND R/W DEDICATION WITH MY FREE CONSENT.	I,, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT
OWNER:DATE: DWIGHT THOMAS WOODLIEF	DID PERSONALLY APPEAR AND SIGN BEFORE ME ON THIS THE DAY OF ,
	NOTARY PUBLIC (signature)

 CURVE TABLE

 CURVE #
 RADIUS
 ARC LEN.
 CHORD BRG.
 CHORD LEN.
 DELTA ANG.

 C1
 3453.77'
 125.90'
 N 05°41'25" W
 125.89'
 002°05'19"

 C2
 3423.77'
 122.70'
 N 05°42'28" W
 122.69'
 002°03'12"

LINE TABLE

LINE # BEARING DISTANCE

L1 \$03°26'11" E 32.20'

L2 N 11°51'14" E 2.60'

L3 \$86°58'09" E 30.36'

L4 \$11°51'14" W 7.19'

L5 N 86°59'43" W 30.34'

L6 \$89°13'22" W 30.71'

L7 \$78°23'35" E 12.79'

L8 \$11°36'25" W 40.84'

L9 N 71°54'57" W 10.13'

L10 N 18°05'03" E 13.62'

L11 \$78°23'35" E 8.04'

L12 \$11°36'25" W 10.00'

L13 N 78°23'35" W 8.04'

L14 \$78°23'35" W 10.00'

L15 \$11°36'25" W 10.00'

L16 N 78°23'35" W 10.47'

L15 \$11°36'25" W 10.00'

L16 N 78°23'35" E 8.81'

L17 \$78°23'35" E 8.81'

L18 \$11°36'25" W 10.00'

L16 N 78°23'35" E 8.81'

L17 \$78°23'35" E 8.81'

L18 \$11°36'25" W 10.00'

L19 N 78°23'35" W 8.81'

L19 \$100'05'25" W 10.00'

SITE DATA TABLE:

NEW LOT 1: ADDRESS: 1501 ROLESVILLE ROAD JURISDICTION: WAKE COUNTY ZONING: R-30 MAXIMUM IMPERVIOUS COVERAGE: 29,575 S.F.

NEW LOT 2: ADDRESS: 1421 ROLESVILLE ROAD JURISDICTION: WAKE COUNTY ZONING: R-30 MAXIMUM IMPERVIOUS COVERAGE: 29,575 S.F.

NEW LOT 3:
ADDRESS: 1321 ROLESVILLE ROAD
JURISDICTION: WAKE COUNTY
ZONING: R-30
MAXIMUM IMPERVIOUS COVERAGE: 32,439 S.F.

NEW LOT 4: ADDRESS: 1323 ROLESVILLE ROAD JURISDICTION: ROLESVILLE ZONING: RH-CZ AND RM-CZ MAXIMUM IMPERVIOUS COVERAGE: SEE PSP-24-02/CID-24-06

LINEAR FEET OF R/W DEDICATIONS:

NEW LOT 1: ROLESVILLE ROAD (EX. 60' PUBLIC R/W) 388.46 L.F. (45' TOTAL WIDTH DEDICATED FOR ULTIMATE 75' WIDTH)
NEW LOT 2: ROLESVILLE ROAD (EX. 60' PUBLIC R/W) 507.63 L.F. (45' TOTAL WIDTH DEDICATED FOR ULTIMATE 75' WIDTH)
NEW LOT 3: ROLESVILLE ROAD (EX. 60' PUBLIC R/W) 257.73 L.F. (30' TOTAL WIDTH FOR ULTIMATE 60' WIDTH)

NOTES

 ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.

- 2. ALL AREAS DERIVED BY THE COORDINATE COMPUTATION METHOD.
- 3. PROPERTY SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE WORK WAS PERFORMED IN CONJUNCTION WITH THIS MAP. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH, AND LOCATION OF EASEMENTS AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.
- PORTIONS OF THESE PROPERTIES ARE LOCATED WITHIN FLOOD HAZARD AREAS ACCORDING TO FLOOD INSURANCE RATE MAPS 3720176800K AND 3720176600K REVISED JULY 19, 2022.
- 5. BASIS OF BEARINGS: NC STATE PLANE GRID COORDINATES, NAD83(2011)
- 6. LINES NOT SURVEYED ARE SHOWN AS BROKEN LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS PLAT.
- NEW LOT 4 TO DEDICATE NECESSARY RIGHT-OF-WAY ALONG ROLESVILLE AND FOLWER ROADS PER PSP-24-02, CID-24-06, AND FUTURE FINAL SUBDIVISION PLATS PURSUANT TO THE BROADMOOR SUBDIVISION PROJECT.

THÉ PURPOSÉ OF THIS PLAT IS TO RECOMBINE 7 EXISTING LOTS INTO 4 NEW LOTS,

DEDICATE DRAINAGE AND TEMPORARY CONSTRUCTION EASEMENTS,

DEDICATE 45' OF PUBLIC RIGHT OF WAY ADJACENT TO NEW LOTS 1 AND 2 (SAID RIGHT OF WAY BEING A PORTION OF A 60' WIDE RIGHT OF WAY ALONG THE EAST SIDE OF ROLESVILLE ROAD FOR AN ULTIMATE RIGHT OF WAY WIDTH OF 75'), AND DEDICATE 30'

OF RIGHT OF WAY ADJACENT TO LOT 3 ALONG THE EAST SIDE OF ROLESVILLE ROAD FOR AN ULTIMATE RIGHT OF WAY WIDTH OF 60'

REVISION DATE: 3/20/2025 REVISION DATE: 3/28/2025

CP-CALCULATED POINT

TOCB-TOP OF CREEK BANK

BOUNDARY LINE NOT SURVEYED —

RIPARIAN BUFFER ---- · · · ---- · · · · ----

WETLAND — ... – ... – ... – ... – ... – ... – ... – ... – ...

IPF-IRON PIPE FOUND IPS-IRON PIPE SET

EASEMENT POINT ● PROPERTY CORNER ○

BOUNDARY—

DATE: 2-3-2025 R/W DEDICATION, EASEMENT AND RECOMBINATION MAP OF SCALE: N/A WOODLIEF, STALLINGS & HOLDING PROPERTY SURVEYED BY: WR DRAWN BY: MJB FSP-25-07 CHECK & CLOSURE BY: BED TOWNSHIP: WAKE FOREST COUNTY: WAKE WATERSHED: STATE: NORTH CAROLINA CAD FILE: BRDMRRWEASE.dw LAND USE: ZONING: SHEET: 1 OF 5 P.I.N. SEE MAP



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