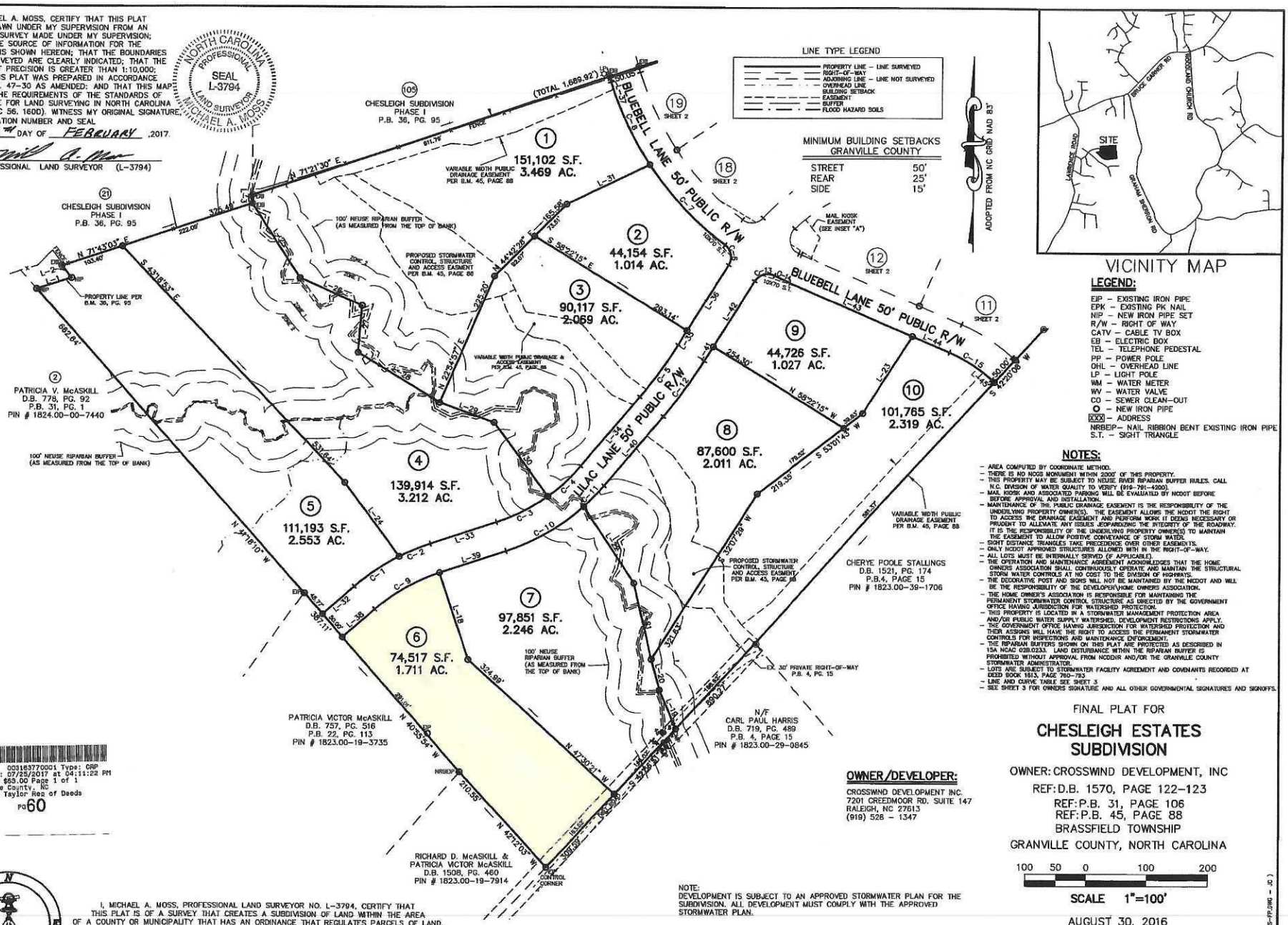
I, MICHAEL A. MOSS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE SOURCE OF INFORMATION FOR THE SURVEY IS SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED; THAT THE RATIO OF PRECISION IS GREATER THAN 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL

THIS 16TH DAY OF FEBRUARY, 2017.

PROFESSIONAL LAND SURVEYOR (L-3794)

NORTH CAROLINA PROFESSIONAL SEAL L-3794 LAND SURVEYOR MICHAEL A. MOSS



LEGEND:

EIP – EXISTING IRON PIPE
EPK – EXISTING PK NAIL
NIP – NEW IRON PIPE SET
R/W – RIGHT OF WAY
CATV – CABLE TV BOX
EB – ELECTRIC BOX
TEL – TELEPHONE PEDESTAL
PP – POWER POLE
OHL – OVERHEAD LINE
LP – LIGHT POLE
WM – WATER METER
WV – WATER VALVE
CO – SEWER CLEAN-OUT
O – NEW IRON PIPE
XXX – ADDRESS
NRBEIP– NAIL RIBBION BENT EXISTING IRON PIPE
S.T. – SIGHT TRIANGLE

NOTES:

- AREA COMPUTED BY COORDINATE METHOD.
- THERE IS NO NGS MONUMENT WITHIN 2000' OF THIS PROPERTY.
- THIS PROPERTY MAY BE SUBJECT TO NEUSE RIVER RIPARIAN BUFFER RULES. CALL N.C. DIVISION OF WATER QUALITY TO VERIFY (919-791-4200).
- MAIL KIOSK AND ASSOCIATED PARKING WILL BE EVALUATED BY NCDOT BEFORE BEFORE APPROVAL AND INSTALLATION.
- MAINTENANCE OF THE PUBLIC DRAINAGE EASEMENT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S). THE EASEMENT ALLOWS THE NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENT AND PERFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY. IT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S) TO MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORM WATER.
- SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER OTHER EASEMENTS.
- ONLY NCDOT APPROVED STRUCTURES ALLOWED WITH IN THE RIGHT-OF-WAY.
- ALL LOTS MUST BE INTERNALLY SERVED (IF APPLICABLE).
- THE OPERATION AND MAINTENANCE AGREEMENT ACKNOWLEDGES THAT THE HOME OWNERS ASSOCIATION SHALL CONTINUOUSLY OPERATE AND MAINTAIN THE STRUCTURAL STORM WATER CONTROLS AT NO COST TO THE DIVISION OF HIGHWAYS.
- THE DECORATIVE POST AND SIGNS WILL NOT BE MAINTAINED BY THE NCDOT AND WILL BE THE RESPONSIBILITY OF THE DEVELOPER\HOME OWNERS ASSOCIATION.
- THE HOME OWNER'S ASSOCIATION IS RESPONSIBLE FOR MAINTAINING THE PERMANENT STORMWATER CONTROL STRUCTURE AS DIRECTED BY THE GOVERNMENT OFFICE HAVING JURISDICTION FOR WATERSHED PROTECTION.
- THIS PROPERTY IS LOCATED IN A STORMWATER MANAGEMENT PROTECTION AREA AND/OR PUBLIC WATER SUPPLY WATERSHED. DEVELOPMENT RESTRICTIONS APPLY.
- THE GOVERNMENT OFFICE HAVING JURISDICTION FOR WATERSHED PROTECTION AND THEIR ASSIGNS WILL HAVE THE RIGHT TO ACCESS THE PERMANENT STORMWATER CONTROLS FOR INSPECTIONS AND MAINTENANCE ENFORCEMENT.
- THE RIPARIAN BUFFERS SHOWN ON THIS PLAT ARE PROTECTED AS DESCRIBED IN 15A NCAC 02B.0233. LAND DISTURBANCE WITHIN THE RIPARIAN BUFFER IS PROHIBITED WITHOUT APPROVAL FROM NCDDWR AND/OR THE GRANVILLE COUNTY STORMWATER ADMINISTRATOR.
- LOTS ARE SUBJECT TO STORMWATER FACILITY AGREEMENT AND COVENANTS RECORDED AT DEED BOOK 1813, PAGE 760-793
- LINE AND CURVE TABLE SEE SHEET 3
- SEE SHEET 3 FOR OWNERS SIGNATURE AND ALL OTHER GOVERNMENTAL SIGNATURES AND SIGNOFFS.

OWNER/DEVELOPER:

CROSSWIND DEVELOPMENT INC.
7201 CREEDMOOR RD. SUITE 147
RALEIGH, NC 27613
(919) 528 – 1347

NOTE:
DEVELOPMENT IS SUBJECT TO AN APPROVED STORMWATER PLAN FOR THE SUBDIVISION. ALL DEVELOPMENT MUST COMPLY WITH THE APPROVED STORMWATER PLAN.

FINAL PLAT FOR

CHESLEIGH ESTATES SUBDIVISION

OWNER: CROSSWIND DEVELOPMENT, INC
REF: D.B. 1570, PAGE 122-123
REF: P.B. 31, PAGE 106
REF: P.B. 45, PAGE 88
BRASSFIELD TOWNSHIP
GRANVILLE COUNTY, NORTH CAROLINA

100 50 0 100 200
SCALE 1"=100'

AUGUST 30, 2016
REVISED JANUARY 25, 2017
ZONED AR-40
PIN #1824.00-21-2030
SHEET 1 OF 3

I, MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L-3794, CERTIFY THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

MICHAEL A. MOSS, PROFESSIONAL LAND SURVEYOR NO. L – 3794

Doc ID: 003163770001 Type: CRP
Recorded: 07/25/2017 at 04:11:22 PM
Fee Amt: $53.00 Page 1 of 1
Granville County, NC
Kathy M. Taylor Reg of Deeds
BK 46 PG 60

CAWTHORNE, MOSS & PANCIERA, P.C. PROFESSIONAL LAND SURVEYORS, C-1525, 333 S. WHITE STREET, P.O. BOX 1253, WAKE FOREST N.C., 27588, (919) 556-3148