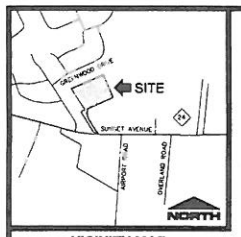


VICINITY MAP
NOT TO SCALE

CERTIFICATE OF OWNERSHIP & DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, AND WATER LINE TO THE CITY OF CLINTON.

George E Wilson 3/27/15
OWNER(S) DATE

Sampson COUNTY, NORTH CAROLINA

I, Betty W. Holland a NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT

George E. Wilson

PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP AND SEAL, THIS 26TH DAY OF March, 2015.

Betty W. Holland
NOTARY PUBLIC

MY COMMISSION EXPIRES 12-12-2015

Betty W. Holland
Notary Public
Sampson County
North Carolina
My Commission Expires 12/12/2015

LEGEND

- CON-EXISTING CONCRETE MONUMENT
- IP-EXISTING IRON PIPE
- IS-EXISTING IRON STAKE
- IRR-EXISTING REBAR
- PK-SET PK NAIL
- SRS-SET REBAR
- N/F – NOW OR FORMERLY
- R/W – RIGHT OF WAY
- RCP – REINFORCED CONCRETE PIPE
- PROPERTY LINE
- ADJACENT PROPERTY LINE
- TIE LINE
- RIGHT-OF-WAY
- EASEMENT LINE
- STORM DRAINAGE
- WATER LINE
- OVERHEAD UTILITY
- FENCE LINE
- TREE LINE
- UTILITY POLE
- WATER VALVE
- WATER METER

CERTIFICATE OF APPROVAL OF SEWAGE SYSTEMS

I HEREBY CERTIFY THAT THE SEWAGE COLLECTION SYSTEM INSTALLED OR PROPOSED FOR INSTALLATION IN THE SUBDIVISION ENTITLED THE VILLAGE ON SUNSET FULLY MEETS THE REQUIREMENTS OF THE (NORTH CAROLINA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES, DIVISION OF ENVIRONMENTAL HEALTH, FOR A SYSTEM WITH A CAPACITY OF 3,000 GALLONS OR MORE) OR THE SAMPSON COUNTY HEALTH DEPARTMENT FOR PRIVATE SEPTIC TANKS OR SEWERAGE COLLECTION SYSTEMS WITH A CAPACITY OF (MORE 3,000 GALLONS) AND ARE HEREBY APPROVED AS SHOWN.

Paul Roland, REHS 3-26-15
SAMPSON COUNTY HEALTH OFFICER OR REPRESENTATIVE OF NCDENR DATE

CERTIFICATE OF APPROVAL OF WATER SYSTEMS

I HEREBY CERTIFY THAT THE WATER SUPPLY SYSTEM INSTALLED, OR PROPOSED FOR INSTALLATION IN THE SUBDIVISION ENTITLED THE VILLAGE ON SUNSET FULLY MEETS THE REQUIREMENTS OF THE (SAMPSON COUNTY HEALTH DEPARTMENT, IF THE SYSTEM CONTAINS BETWEEN 2 AND 9 CONNECTIONS, OR THE NORTH CAROLINA DEPARTMENT OF ENVIRONMENT AND NATURAL RESOURCES, DIVISION OF ENVIRONMENTAL HEALTH, FOR A SYSTEM WITH 10 OR MORE CONNECTIONS) AND ARE HEREBY APPROVED AS SHOWN.

Paul Roland, REHS 3-26-15
SAMPSON COUNTY HEALTH OFFICER OR REPRESENTATIVE OF NCDENR DATE

STATE OF NORTH CAROLINA
COUNTY OF SAMPSON

I, Cynthia Cobb REVIEW OFFICER OF SAMPSON COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Cynthia Cobb
REVIEW OFFICER by: Mary A Rose
DATE: 3-27-15

TOTAL AREA: (BY COORDINATE COMPUTATION) 439,559 SF (10.09 AC)

PIN NO. 1206228107

ZONING: R-8
30' FRONT
10' SIDE
15' CORNER SIDE
25' REAR

REFERENCES:
DB 643, PG 345
DB 982, PG 92
DB 1079, PG 131
DB 1079, PG 165
DB 1079, PG 923
DB 1079, PG 994
DB 1334, PG 56
DB 1336, PG 504
DB 1405, PG 927
DB 1415, PG 489
DB 1623, PG 663
DB 1677, PG 782
DB 1734, PG 486
PB 5, PG 98
PB 8, PG 72
PB 20, PG 84
PB 70, PG 57

SOURCE OF TITLE
DB 1792, PG 869
PB 70, PG 57
SAMPSON COUNTY
REGISTER OF DEEDS

NOTES:
1. ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
2. COMBINED SCALE FACTOR: 0.9998847
LOCALIZATION POINT N: 644,263.717 E: 2,198,671.752
CONTROL ESTABLISHED VIA NORTH CAROLINA GEODETIC SURVEY VIRTUAL REFERENCE SYSTEM.
3. THE HORIZONTAL AND VERTICAL CONTROL FOR THIS SURVEY WERE ESTABLISHED USING THE NORTH CAROLINA GEODETIC SURVEY VIRTUAL REFERENCE SYSTEM.
4. LINES NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS MAP.
5. NONCONFORMING STRUCTURES HAVE BEEN CREATED BY THIS SURVEY.
6. THIS SURVEY WAS DONE WITHOUT BENEFIT OF A TITLE SEARCH AND IS BASED ON REFERENCED INFORMATION SHOWN HERE ON. OTHER DOCUMENTS OF RECORD MAY EXIST WHICH COULD AFFECT THIS PROPERTY. NO RESPONSIBILITY IS ASSUMED BY THIS SURVEYOR FOR ANY CONDITIONS WHICH MAY PRESENTLY EXIST BUT ARE UNKNOWN OR REFERENCED HERE ON, SUCH AS BUT NOT LIMITED TO HAZARDOUS WASTE MATERIALS, EASEMENTS, CEMETERIES, AND FLOOD AREAS.
7. THIS PROPERTY DOES NOT LIE WITHIN A FLOOD ZONE ACCORDING TO MAP# 3720148400J OF THE FLOOD INSURANCE RATE, DATED JANUARY 6, 2007.
8. ALL NEW LOT CORNERS ARE 5/8" REBAR UNLESS OTHERWISE SHOWN HEREON.
9. TOTAL NUMBER OF LOTS: 29
10. TOTAL LINEAR FEET IN ROAD: 2,334 LF

ROAD MAINTENANCE DISCLOSURE STATEMENT

ALL ROADS IN THIS SUBDIVISION ARE HEREBY DECLARED PUBLIC AND SHALL BE MAINTAINED BY THE CITY OF CLINTON. THE MAINTENANCE OF ALL STREETS AND ROADS WITHIN SUBDIVISION SHALL BE THE RESPONSIBILITY OF GEORGE E. WILSON.
IT SHALL BE THEIR RESPONSIBILITY TO BRING THE ROADS UP TO THE STANDARDS OF THE CITY BEFORE ANY PUBLIC STREETS OR ROADS ON THIS PLAT ARE INCLUDED AT ANY TIME AFTER THE APPROVAL OF THIS PLAT, INTO THE CITY'S ROAD SYSTEM.

THE VILLAGE ON SUNSET HOMEOWNERS ASSOCIATION, INC. COVENANTS, CONDITIONS, AND RESTRICTIONS CONTROL ALL OPEN SPACE.

DIVISION OF HIGHWAYS ENGINEER CERTIFICATE

I HEREBY CERTIFY THAT THE PUBLIC STREETS SHOWN ON THIS PLAT HAVE BEEN COMPLETED, OR THAT A PERFORMANCE BOND OR OTHER SUFFICIENT SURETY HAS BEEN POSTED TO GUARANTEE THEIR COMPLETION, IN ACCORDANCE WITH AT LEAST THE MINIMUM SPECIFICATIONS AND STANDARDS OF THE STATE DEPARTMENT OF TRANSPORTATION FOR ACCEPTANCE OF SUBDIVISION STREETS ON THE STATE HIGHWAY SYSTEM FOR MAINTENANCE. City system

Mary A Rose
DISTRICT ENGINEER
Planning Director

CERTIFICATE OF APPROVAL OF THE INSTALLATION AND CONSTRUCTION OF STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS

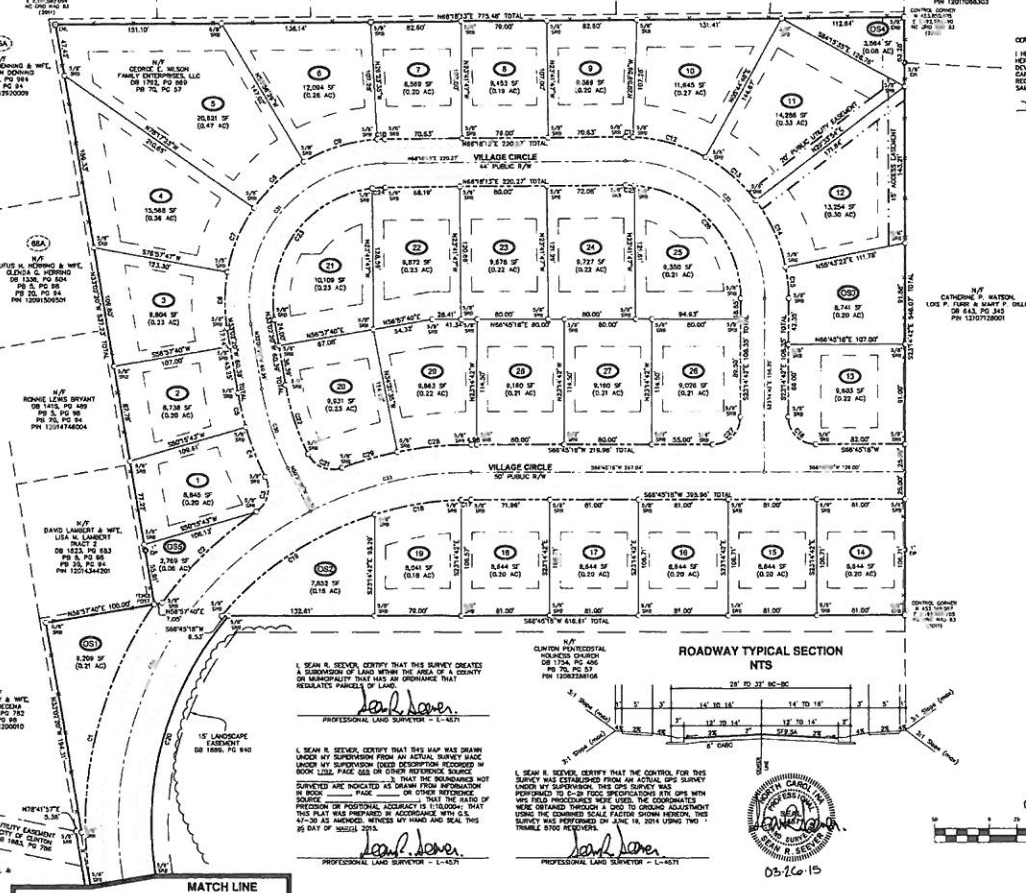
I DO HEREBY CERTIFY (1) THAT STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO CITY OF CLINTON SPECIFICATIONS AND STANDARDS IN THE SUBDIVISION ENTITLED THE VILLAGE ON SUNSET, OR, (2) THAT A GUARANTEE OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT OR MANNER SATISFACTORY TO THE CITY OF CLINTON HAS BEEN RECEIVED.

Mary A Rose 3-27-15
ADMINISTRATOR DATE

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE LAND DEVELOPMENT ORDINANCE OF THE CITY OF CLINTON, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS FO SAMPSON COUNTY.

Mary A Rose 3-27-15
ADMINISTRATOR DATE



CENTERLINE CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C30	76.29	150.00	S41°48'50"E	75.99
C31	216.73	125.00	S16°23'57"W	190.58
[illegible]	197.33	125.00	N58°28'14"W	177.47
C33	152.35	320.00	S33°06'09"W	150.91
C34	405.01	320.00	S03°31'10"W	378.51

CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C1	271.32	150.00	S10°49'52"E	264.56
C2	120.34	345.00	N22°11'20"E	119.73
C3	35.06	25.00	N08°54'39"W	32.06
C4	48.73	272.00	N14°32'14"W	48.67
C5	31.80	272.00	N36°32'18"W	31.78
C6	51.32	147.00	N33°07'17"W	51.06
C7	63.49	147.00	N00°39'48"W	63.00
C8	63.41	147.00	N23°33'04"E	63.00
C9	70.68	147.00	N48°45'34"E	70.00
C10	6.92	147.00	N64°57'19"E	6.92
C11	6.92	147.00	N67°28'02"E	6.92
C12	66.83	147.00	N82°22'25"E	66.00
C13	61.11	147.00	S72°20'38"E	60.67
C14	67.11	147.00	S47°21'33"E	66.53
C15	28.30	147.00	S28°45'40"E	28.26
C16	36.27	25.00	S68°14'42"E	33.36
C17	9.04	295.00	S85°53'37"W	9.04
C18	80.36	295.00	S37°12'43"W	80.11
C19	189.88	295.00	S32°54'47"W	187.52
C20	254.49	290.00	S07°33'54"E	246.41
C21	36.42	25.00	S86°30'26"W	33.38
C22	66.56	125.00	N41°24'05"W	65.32
C23	146.15	103.00	N13°20'24"E	134.13
C24	11.84	103.00	N63°06'40"E	11.83
C25	7.93	103.00	N66°32'32"E	7.93
C26	154.67	103.00	S66°15'30"E	140.55
C27	36.27	25.00	N21°45'18"E	33.36
C28	48.01	345.00	S61°07'17"W	47.97
C29	32.36	345.00	S51°07'34"W	32.31

ROADWAY TYPICAL SECTION
NTS

I, SEAN R. SEEVER, CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

Sean R. Seever
PROFESSIONAL LAND SURVEYOR – L-4671

I, SEAN R. SEEVER, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 1792, PAGE 869 OR OTHER REFERENCE SOURCE); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN BOOK ____ PAGE ____ OR OTHER REFERENCE SOURCE ____; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY HAND AND SEAL THIS 26 DAY OF MARCH, 2015.

Sean R. Seever
PROFESSIONAL LAND SURVEYOR – L-4671

I, SEAN R. SEEVER, CERTIFY THAT THE CONTROL FOR THIS SURVEY WAS ESTABLISHED FROM AN ACTUAL GPS SURVEY UNDER MY SUPERVISION. THE GPS SURVEY WAS PERFORMED TO C-20 FGCC SPECIFICATIONS FOR GPS WITH VRS FIELD PROCEDURES WERE USED. THE COORDINATES WERE OBTAINED THROUGH A DPO TO GROUND ADJUSTMENT USING THE COMBINED SCALE FACTOR SHOWN HEREON. THIS SURVEY WAS PERFORMED ON JUNE 19, 2014 USING TWO TRIMBLE 5700 RECEIVERS.

Sean R. Seever
PROFESSIONAL LAND SURVEYOR – L-4671

NORTH CAROLINA PROFESSIONAL SEAL L-4671 SURVEYOR SEAN R. SEEVER
03-26-15

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft.

4Dsite solutions
civil engineering | land surveying
408 Chicago Drive, Suite 102, Fayetteville, NC 28306
Office: 910-426-2777 Fax: 910-426-2787 Firm Number: C-3544
www.4Dsitesolutions.com

NORTH CAROLINA PROFESSIONAL SEAL L-4671 SURVEYOR SEAN R. SEEVER
03-26-15

REVISIONS

PROJECT NAME

SUBDIVISION SURVEY OF THE VILLAGE ON SUNSET

TAX ID# 1206228106
NC HIGHWAY 24
NORTH CLINTON TOWNSHIP
CITY OF CLINTON
SAMPSON COUNTY
NORTH CAROLINA

CLIENT

GEORGE E. WILSON FAMILY ENTERPRISES, LLC.

110 E Main Street
Clinton, North Carolina 28328
Phone: (910) 592-9457

PROJECT INFORMATION

SURVEYED BY:	RCH
DRAWN BY:	SEAN
CHECKED BY:	JIMMY
PROJECT NUMBER:	964

DRAWING SCALE
HORIZONTAL: 1"=50'

DATE SURVEYED
JANUARY 14, 2015

SHEET NUMBER
1
OF 1