

**NOTES:**

- All streets are private.
- Minimum Setbacks:  
Front Yard .....20'  
Side Street .....20'  
Side Yard .....8'  
Rear Yard .....15'
- Pavement Width:  
Aquamarine Circle - 18'  
Ivory Court - 18'  
Carat Court - 18'
- Sight distance easements shown hereon shall remain as property of homeowners but shall remain free of all structures, trees, shrubbery, and signs, except utility poles, fire hydrants and traffic control signs, which could restrict driver's vision.
- Iron Stakes set at ground level at all lot corners, except as noted.
- Flood lines drawn from an electronic overlay of the digital flood map CPN 370340 5308J (Onslow County), effective November 3, 2005.
- Smallest lot size = 8,753 S.F. (Lot 607)
- All easements are drainage and utility at dimensions shown, unless otherwise noted. Easements shown as ===== or -----, except along street rights-of-way.
- 15' drainage and utility easements are reserved along all street rights-of-way and 7.5' drainage and utility easements along side and rear lot lines within new lots on this plat, unless otherwise noted.
- All easements are dedicated for public use, unless specifically noted otherwise. Public use means that public entities and the general public may use the easement, but does not mean or imply that any entity does or will use, or does or will maintain any feature (drainage or utilities, etc.) inside the easement.
- All distances are horizontal ground, U.S. survey feet.
- All acreage calculated by coordinates.
- There are no Areas of Environmental Concern (AEC) as defined by Coastal Area Management Act (CAMA) on this site.
- No Register of Deed search done by or furnished to surveyor regarding deed or covenant restrictions.
- Wetlands lines delineated by Pittman Soil Consulting, surveyed May 22, 2015 by Parker and Associates, Inc., in process of obtaining approval by the U.S.C.O.E.
- Fire District - Hubert.
- ISO Rating - 9E.
- This development is not within one-half (1/2) mile of a Voluntary Agricultural District.
- There are no NCGS monuments within 2000' of site.
- No structure or vegetation (except grass) can be located within the utility easements.

**Certificate of Ownership and Dedication**

I, Anthony W. Sydes hereby certify that I am the owner of the property shown and described hereon, which is located in the subdivision jurisdiction of the County of Onslow 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, waterlines, other sites, improvements, perpetually reserve, and easements to public or private use as designated and noted.

12/15/15 Anthony W. Sydes  
Date Owners

**Street Disclosure Statement-Private Streets**

All streets hereon are intended for private use and have been identified for conveyance to a homeowner's association for the subdivision. The developer shall be responsible for maintenance until such streets are conveyed to the homeowner's/property owner's association. The Developer has provided the County a maintenance guarantee for these purposes.

Anthony W. Sydes 12/15/15  
Owner/Authorized Agent Date

**Certificate of Improvements**

I hereby certify that all improvements have either been installed or guaranteed by an approved security for the Sterling Farms Phase 3B subdivision and that the filing fee for this plat has been paid.

Anthony W. Sydes 12/15/15  
Owner/Authorized Agent Date

**OWNER'S CERTIFICATION AS TO WATER**

I certify (i) that I am the owner of the lands shown on this map and of all of the water infrastructure located on such lands, (ii) that all required water improvements have been constructed within the streets and/or utility easements shown on this map in accordance with plans and specifications approved by Onslow Water and Sewer Authority ("ONWASA"), (iii) that all such water improvements are hereby dedicated and conveyed to ONWASA, free of liens and encumbrances, (iv) that ONWASA is hereby granted a perpetual easement over all streets and utility easements shown on this map, and (v) that the undersigned warrants to ONWASA for a period of 18 months from the date of this certification that such improvements are free from defects in materials and workmanship.

This 15<sup>th</sup> day of December, 2015.  
Anthony W. Sydes Date: 12/15/15  
Anthony W. Sydes, President  
Clearly Development, Inc.

**Chord Data**

Lot	Curve	Bearing	Distance
513	2	N04°51'36"W	26.40'
581	2	N05°16'40"W	86.62'
582	6	N84°06'36"E	14.36'
583	6	N77°00'45"E	69.75'
584	6	N70°26'43"E	8.07'
588	CDS	N86°22'57"E	52.36'
589	CDS	N26°43'15"E	47.09'
590	CDS	N32°17'06"W	51.38'
591	CDS	S83°44'20"W	54.55'
592	CDS	S36°07'36"W	25.13'
596	6	S75°30'38"W	58.06'
597	6	S83°17'17"W	20.57'
600	5	N79°40'22"E	66.92'
601	5	N71°53'43"E	25.27'
604	CDS	S80°32'19"E	31.72'
605	CDS	N44°34'48"E	59.33'
606	CDS	N81°46'36"W	50.27'
607	CDS	S44°48'38"W	39.45'
610	5	S70°17'12"W	5.28'
611	5	S78°03'51"W	73.25'
728	CDS	N21°42'14"W	49.84'

**Right-of-way Curve Data**

Curve	Radius	Length	Tangent	Chord	Bearing	Delta
2 (Total)	4200.00'	319.78'	159.97'	319.70'	S06°51'40"E	4°21'44"
	4150.00'	315.97'	158.06'	315.89'	S06°51'40"E	4°21'44"
5	340.00'	92.31'	46.44'	92.02'	N77°32'34"E	15°33'18"
	290.00'	78.73'	39.61'	78.49'	N77°32'34"E	15°33'18"
6	340.00'	92.31'	46.44'	92.02'	N77°32'34"E	15°33'18"
	290.00'	78.73'	39.61'	78.49'	N77°32'34"E	15°33'18"
15	25.00'	21.03'	11.18'	20.41'	N45°40'13"E	48°11'23"
16	25.00'	21.03'	11.18'	20.41'	S86°08'24"E	48°11'23"
17	25.00'	21.03'	11.18'	20.41'	N45°40'13"E	48°11'23"
18	25.00'	21.03'	11.18'	20.41'	S86°08'24"E	48°11'23"
47	20.00'	31.42'	20.00'	28.28'	S49°40'47"E	90°00'00"
48	20.00'	31.42'	20.00'	28.28'	S40°19'13"W	90°00'00"
49	20.00'	31.42'	20.00'	28.28'	S49°40'47"E	90°00'00"
50	20.00'	31.42'	20.00'	28.28'	S40°19'13"W	90°00'00"

**Certificate for Approval for Recording**

I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations of the County of Onslow, North Carolina and that this plat has been approved by the Onslow County Planning Department for recording in the Office of the Register of Deeds of Onslow County.

Matthew Q. Stuart 12/15/15  
Subdivision Administrator Date

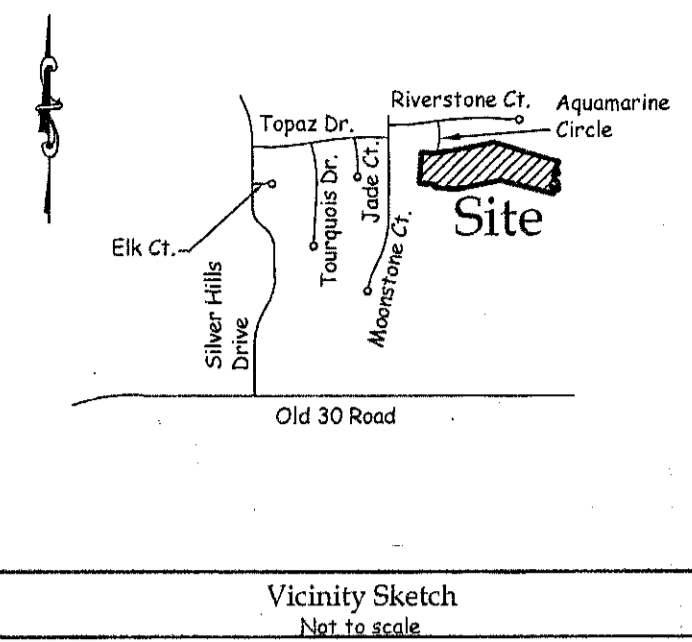
**Legend:**

- Ac. - Acreage
- BP - Below Ground
- CP - Control Point
- D.B. - Deed Book
- E - Easting
- GL - Ground Level
- ISF - Iron Stake Found
- L - Arc Length
- M.B. - Map Book
- MBL - Minimum Building Line
- N - Northing
- PC - Point of Curvature
- Pg. - Page
- PT - Point of Tangency
- R - Radius
- RIS - Reference Iron Stake Set s.t. - 10'x70' Sight Triangle
- Address
- (614) - Adjoining Lot Number
- (606) - Lot Number
- [ ] - Distance to Reference Iron
- - - - - Wetlands Line

I, Edwin N. Foley, Professional Land Surveyor L-2884, certify to one of the following as indicated:

- A. That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land;
- B. That the survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land;
- C. Any one of the following:
  - That the survey is of an existing parcel or parcels of land and does not create a new street or change an existing street.
  - That the survey is of an existing building or other structure, or natural feature, such as a watercourse; or
  - That the survey is a control survey.
- D. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exception to the definition of subdivision;
- E. That the information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to provisions contained in (A) through (D) above.

Edwin N. Foley, P.L.S., L-2884



Vicinity Sketch  
Not to scale

I, Edwin N. Foley, certify that this map was drawn under my supervision from an actual survey (Deed and Plat references as shown hereon), with control corners set, made under my supervision, completed on 11-22-15, that the ratio of precision prior to adjustments is 1:10,000, that the boundaries not surveyed are shown as broken lines drawn from sources noted, that this map was prepared in accordance with G.S. 47-30 as amended, this map was prepared for recording purposes.

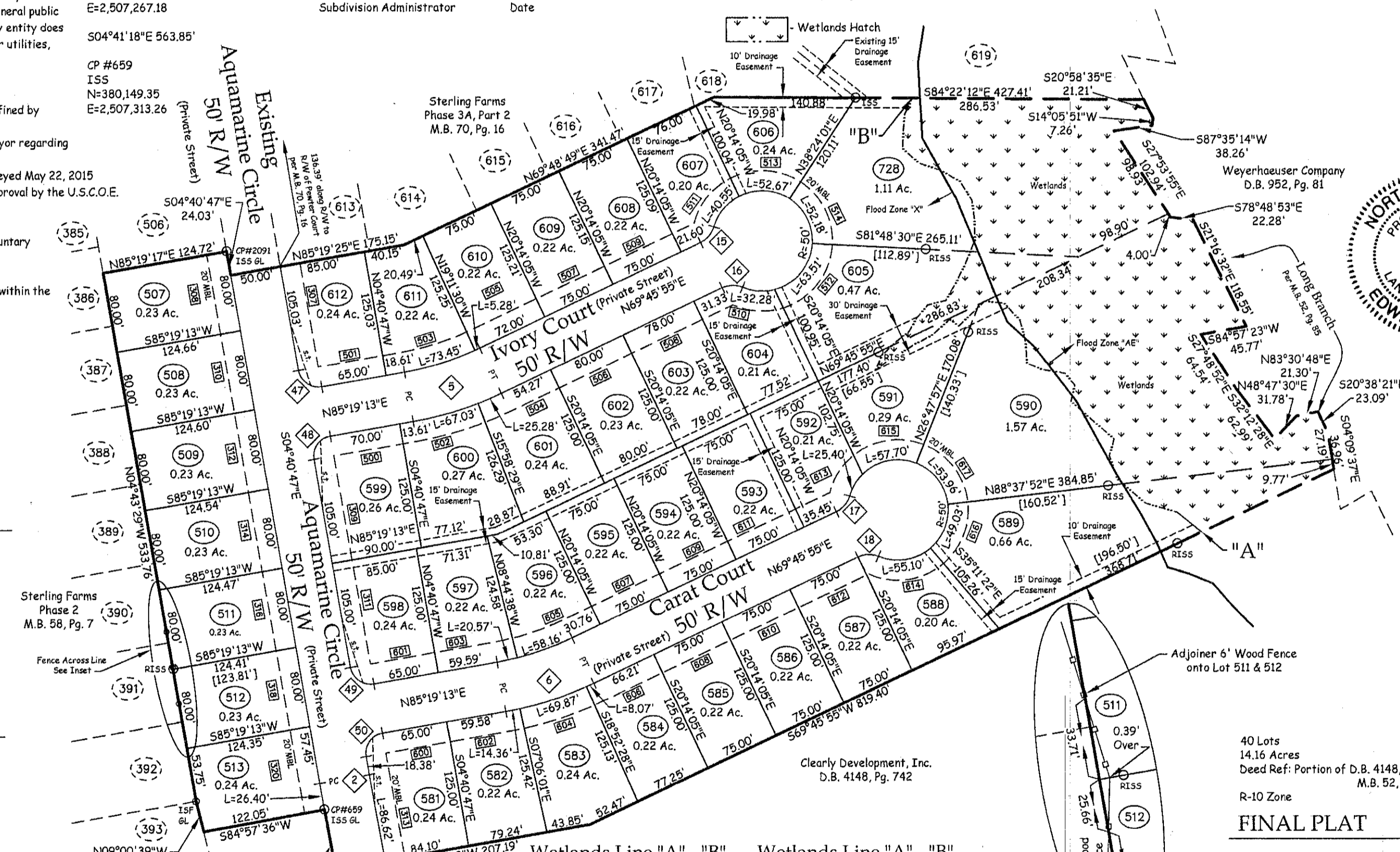
Witness my original signature, license number and seal this 15<sup>th</sup> day of DECEMBER, AD 2015.

Edwin N. Foley  
Edwin N. Foley, P.L.S., L-2884

NORTH CAROLINA.....ONSLOW COUNTY  
I, Teresa Taft  
Review Officer of Onslow County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Teresa Taft 12-18-15  
Review Officer Date

NORTH CAROLINA.....ONSLOW COUNTY  
Doc ID: 012515870001 Type: CRP  
Recorded: 12/21/2015 at 02:21:13 PM  
Fee Amt: \$21.00 Page 1 of 1  
Onslow County, NC  
Rebecca L. Pollard Reg. of Deeds  
BK 71 Pg 1  
Cabinet N  
Rebecca J. Pollard  
By Angela B. Titone (deputy)  
Register of Deeds Onslow County



**Wetlands Line "A" - "B"**

Lot	Bearing	Length
589	N45°31'39"E	31.06'
	N68°32'03"W	33.62'
	N43°59'35"W	29.29'
590	N43°59'35"W	6.84'
	N13°27'52"W	24.69'
	N20°46'32"E	17.45'
	N44°34'32"W	24.15'
	N43°09'28"W	32.71'
	N19°00'31"E	16.62'
	N34°55'41"W	15.61'
	N75°27'51"W	22.93'
	N63°17'13"W	16.27'
	N02°00'12"E	21.11'
	N09°23'43"W	22.72'
	N37°33'50"W	23.38'
	N79°54'46"W	19.28'
	S81°46'20"W	9.42'

**Wetlands Line "A" - "B"**

Lot	Bearing	Length
591	S51°46'20"W	26.25'
	N47°34'55"W	11.10'
	S53°30'55"W	23.80'
	S67°50'06"W	19.52'
	S62°02'31"W	12.40'
	S64°49'14"W	13.00'
	S60°19'35"W	20.35'
	N28°22'57"E	15.02'
	N51°17'04"E	14.24'
605	N51°17'04"E	6.96'
	N56°41'27"E	15.56'
	N32°55'14"E	13.40'
	N45°30'46"E	18.41'
	N80°57'11"E	18.98'
	N34°23'30"E	22.29'
	N31°30'57"E	18.60'
	N57°32'06"E	13.62'

**Wetlands Line "A" - "B"**

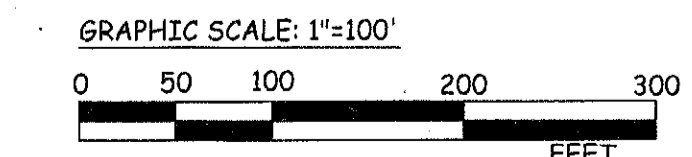
Lot	Bearing	Length
728	N57°32'06"E	11.82'
	N03°29'52"E	22.37'
	N02°48'08"W	17.63'
	N26°01'05"W	21.69'
	N54°59'00"W	22.56'
	N66°01'35"W	23.14'
	N43°34'28"W	21.34'
	N07°45'46"E	32.90'
	N29°54'29"E	19.64'

**FINAL PLAT**

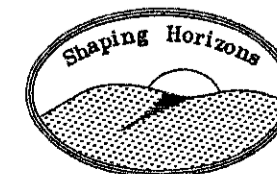
**STERLING FARMS PHASE 3B**

White Oak Twp., Onslow Co., North Carolina  
Clearly Development, Inc.  
100 Carolina Plantations Boulevard  
Jacksonville, North Carolina 28546  
(910) 455-6956

DATE: 08/19/15  
SCALE: 1"=100'



**Parker & Associates, Inc.**  
Consulting Engineers - Land Surveyors - Land Planners  
P.O. Box 976 - 28541-0976  
306 New Bridge Street - 28540  
Jacksonville, North Carolina  
Phone (910) 455-2414 - Fax (910) 455-3441  
Firm License Number: F-0108



BK 71 PG 1