

SITE DATA

Number of Lots Created: 72
 Total Area in Tract: 6.26 Acres
 Area in Common Area: 3.19
 Area in Parks, Recreation Areas and The Like: N/A

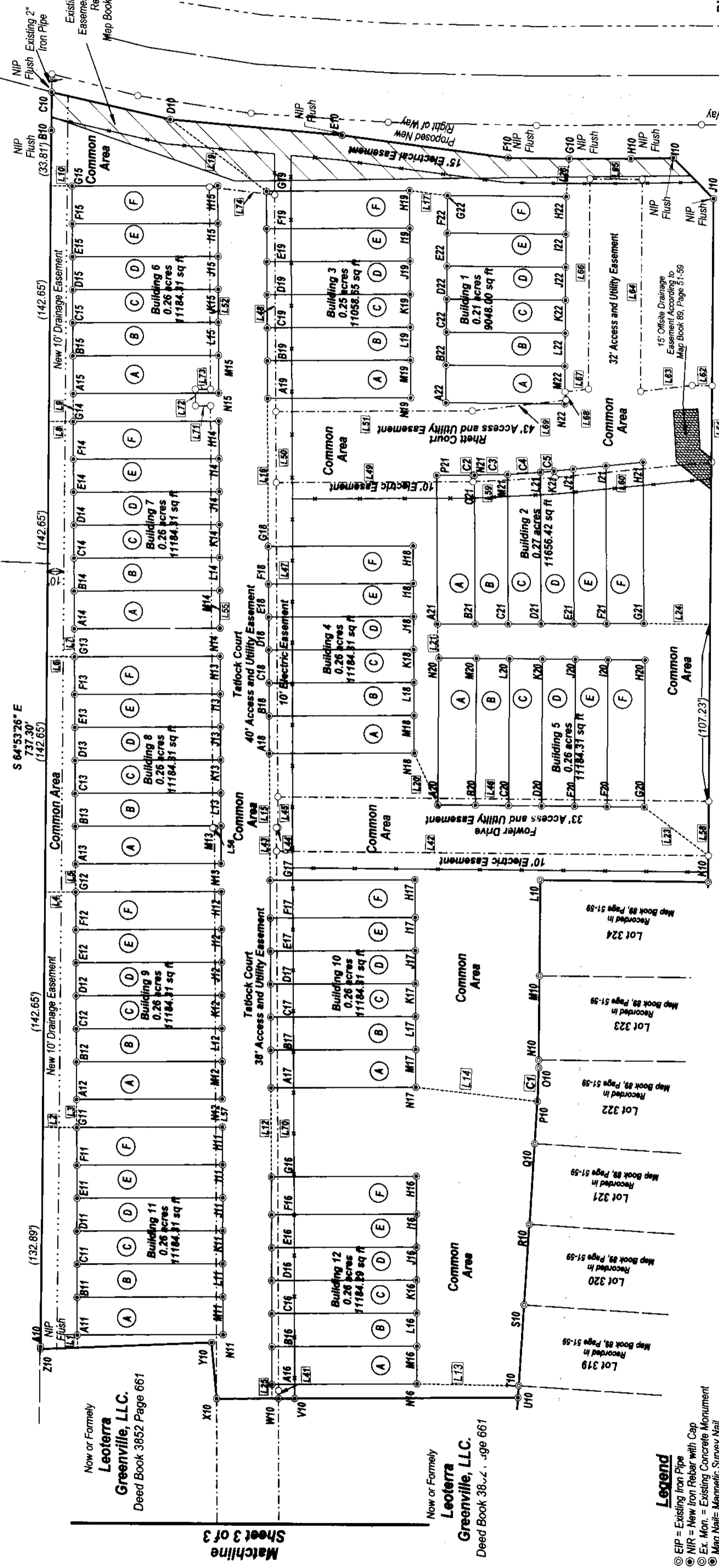
Doc ID: 015655670003 Type: CRP
 Recorded: 03/02/2023 at 02:25:25 PM
 Fee Amt: \$63.00 Page 1 of 3
 Pitt County, NC
 L. Nichols REG OF DEEDS
 BK 90 pg 44-46

Now or Formerly
William H. Clark
 Deed Book 464 Page 469

Now or Formerly
William H. Clark
 Deed Book 464 Page 469

Now or Formerly
Leoterra Greenville, LLC.
 Deed Book 3852 Page 661

Now or Formerly
Leoterra Greenville, LLC.
 Deed Book 3852 Page 661



Tie Lines for Building Lots

Lot	Building	Distance
L1	N 87°35'38" W	20.84'
L2	N 25°06'34" E	17.00'
L3	S 65°39'57" E	18.73'
L4	N 25°06'34" E	17.00'
L5	S 65°39'57" E	16.81'
L6	N 25°06'34" E	17.00'
L7	S 65°39'57" E	14.90'
L8	N 25°06'34" E	17.00'
L9	S 65°39'57" E	17.00'
L10	N 25°06'34" E	17.00'
L11	S 65°39'57" E	17.00'
L12	N 25°06'34" E	17.00'
L13	S 65°39'57" E	17.00'
L14	N 25°06'34" E	17.00'
L15	S 65°39'57" E	17.00'
L16	N 25°06'34" E	17.00'
L17	S 65°39'57" E	17.00'
L18	N 25°06'34" E	17.00'
L19	S 65°39'57" E	17.00'
L20	N 25°06'34" E	17.00'
L21	S 65°39'57" E	17.00'
L22	N 25°06'34" E	17.00'
L23	S 65°39'57" E	17.00'
L24	N 25°06'34" E	17.00'
L25	S 65°39'57" E	17.00'
L26	N 25°06'34" E	17.00'

B's Barbeque Road
 SR 1204
 60' Public Right of Way
 2 Lane Paved Roadway

SURVEYOR'S CERTIFICATION
 I, **Robert S. Clark**, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY PERSONAL SUPERVISION AND RECORDED IN BOOK 3852 PAGE 661. THAT THE FOUNDATIONS NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK _____ PAGE _____ OR AS REFERENCED HEREON. THAT THE RATIO OF PRECISION FOR THIS SURVEY IS 1:10,000. THAT THE GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL ACCURACY STANDARDS, PART 2 OF THE SURVEYING ACCURACY STANDARDS, CLASS 'A' ACCURACY CLASSIFICATION (NCEP) AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE GPS SURVEY: POSITION ACCURACY: 0.03' TYPE OF GPS FIELD PROCEDURE: Virtual/Receiving Station DATE(S) OF SURVEY: January 6, 2022 DATUM/EPOCH: NAD 83 / 2011 adjustment PUBLISHED / FIELD CONTROL MONUMENTS USED: NCGS Station "GREENVILLE"
 GEOID MODEL: Geoid 18 COMBINED GRID FACTOR: 0.99999495 UNITS: US Foot
 THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.
 THIS SURVEY CERTIFY PURSUANT TO G.S. 47-30(a)(1)(b), THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
 WITNESS MY HAND AND SEAL THIS 2nd DAY OF JANUARY 2023.
Robert S. Clark
 REGISTERED LAND SURVEYOR NO. 11-###

REVIEW OFFICER'S CERTIFICATION
 I, **Charlotte M. Gooch**, A REVIEW OFFICER OF PITT COUNTY, N.C., CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.
 BY **Charlotte M. Gooch**
 REVIEW OFFICER
 DATE: 3/2/2023

APPROVAL
 THIS FINAL PLAT NO. 22-32 WAS APPROVED BY THE SUBDIVISION REVIEW BOARD IN ACCORDANCE WITH TITLE 9, CHAPTER 5 OF THE GREENVILLE CITY CODE THE 27 DAY OF February 2023
Robert S. Clark
 CITY PLANNER
 SIGNED

OWNERS STATEMENT
 THIS IS EVIDENCE THAT THIS SUB-DIVISION IS MADE AT THE REQUEST OF
Leoterra Greenville, LLC.
 SWORN AND SUBSCRIBED TO BEFORE ME THIS 28 DAY OF February 20 23
Robert S. Clark
 NOTARY PUBLIC
 MY COMMISSION EXPIRES 12/26/24

SOURCE OF TITLE
 THIS IS TO CERTIFY THAT THE LAST INSTRUMENT(S) IN THE CHAIN OF TITLE(S) OF THIS PROPERTY AS RECORDED IN THE PITT COUNTY REGISTRY AT GREENVILLE, NORTH CAROLINA IS:
 DEED BOOK 3852 PAGE 661
 DEED BOOK _____ PAGE _____
 DEED BOOK _____ PAGE _____
 N.C. LIC. NO. _____

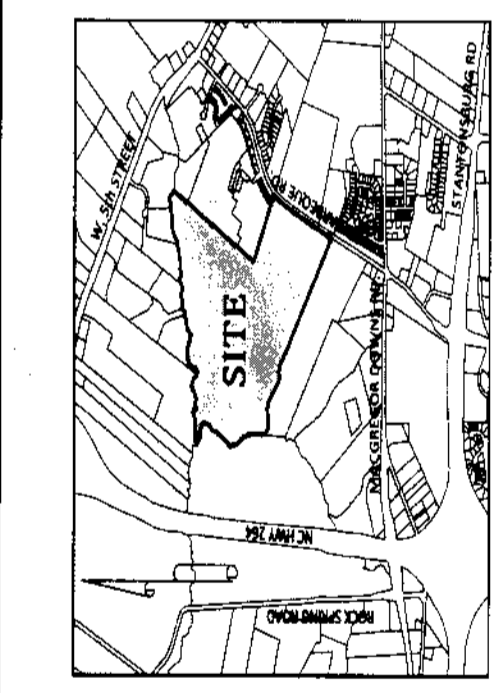
OWNER(S) Leoterra Greenville LLC
 ADDRESS 110 Shields Park Dr. Suite A, Kershersville, NC 27284
 PHONE 336-354-8095

APPROVED: HAS
DATE: 02/02/2023
SCALE: 1:50

SURVEYED: SHS
DRAWN: SHS
CHECKED: HAS

Sorrell Land Surveying, Inc.
 107 Union Drive, Suite 101
 Washington, NC 27858
 (252) 948-2464
 License No. C-3508

Final Plat, Carter Ridge Townhomes, Phase One
 Greenville, Falkland Township, PITT COUNTY, N.C.



- Legend**
- EIP = Existing Iron Pipe
 - NIR = New Iron Rebar with Cap
 - Ex. Mon. = Existing Concrete Monument
 - Mag Nail = Magnetic Survey Nail
 - NPS = No Point Set
 - = Power Pole
 - = Right of Way
 - = Centerline
 - = Lines Surveyed
 - = Lines Not Surveyed
 - = Power Line
 - = Curbing
 - = Water Boundary
 - = Tie Line
 - = Right of Way
 - PC = Point of Curvature
 - PT = Point of Tangency
 - All NIR's set are black iron rebar 3/8" in Diameter by 20' long with cap.
 - Linear Units are "US FOOT"
 - Angular Units are "Degrees, Minutes & Seconds 1 of 3"

A. Area computed by the Method of Coordinate Geometry
 B. All distances are horizontal ground unless otherwise noted.
 C. Wealds were not defined or mapped during this survey.
 D. Underground utilities are not included in this survey.
 E. All common areas and Open Space to be maintained by the Home Owners Association.
 1. The designation noted over water, sanitary sewer, gas or electric lines are for the purpose of establishing the width of said easements. The easements shown are not exclusive and will not permit the future installation of water, sanitary sewer, gas and electric lines within those designed widths.
 2. No buildings, structures or other improvements, materials and surfaces, including but not limited to principal and accessory structures and additions or appurtenances thereto, signage, fences, walls, mechanical equipment, canopies, antennas, masts, aenals, monuments, landscape plantings, fill materials, debris, solid waste collection containers, mail receptacles and impervious surfaces, shall encroach within any dedicated easement without prior written approval of the city of Greenville.

Special Notes

Doc ID: 0156567003 Type: CRP
 Recorded: 05/02/2023 at 02:25:25 PM
 Pitt County, NC Page 2 of 3
 Lisa P. Nichols REG OF DEEDS
 BK 90 Pg 44-46

Curve Table

Id	Delta	Radius	Arc Length	Tangent	Degree	Chord	Ch Bear
C1	0°31'17"	387.00'	20.42'	16.21'	15°33'43"	20.42'	S 63°17'49" E
C2	0°05'21"	516.00'	0.80'	0.40'	11°06'14"	0.80'	N 24°17'43" E
C3	0°21'37"	516.00'	20.01'	10.00'	11°06'14"	20.00'	N 23°08'26" E
C4	0°21'37"	516.00'	20.04'	10.02'	11°06'14"	20.04'	N 20°55'03" E
C5	0°05'53"	516.00'	8.35'	4.17'	11°06'14"	8.35'	N 19°20'25" E

Metes and Bounds for Access and Utility Easements

Id	Bearing	Distance
L41	N 65°39'35" W	4.81'
L42	N 25°06'34" E	264.16'
L43	S 65°39'35" E	14.26'
L44	S 24°45'04" W	1.00'
L45	S 65°39'35" E	18.74'
L46	S 25°06'34" W	263.60'
L47	S 65°39'35" E	190.54'
L48	S 65°39'35" E	131.42'
L49	N 24°20'25" E	120.49'
L50	S 65°39'35" E	43.00'
L51	N 24°20'25" E	120.21'
L52	S 65°39'35" E	122.63'
L53	S 65°39'35" E	256.00'
L54	S 24°20'25" W	1.00'
L55	S 65°39'35" E	345.84'
L56	S 64°53'26" E	33.00'
L57	N 21°36'33" E	49.56'
L58	N 18°52'40" E	96.79'
L59	S 64°53'26" E	46.26'
L60	S 25°06'34" W	12.30'
L61	N 17°58'41" E	32.01'
L62	S 25°06'34" W	128.53'
L63	S 64°53'26" E	32.00'
L64	N 25°04'41" E	127.48'
L65	N 64°55'19" W	14.39'
L66	N 21°01'19" W	5.00'
L67	N 17°58'41" E	57.26'
L68	S 65°39'35" E	326.77'
L69	N 24°18'40" E	9.24'
L70	S 65°39'35" E	10.00'
L71	S 24°18'02" W	9.24'
L72	S 65°39'35" E	40.20'
L73	S 24°18'02" W	9.24'
L74	S 31°45'53" W	40.20'

Metes and Bounds of Building 10

From	To	Bearing	Distance
A17	B17	S 65°39'35" E	22.83'
B17	C17	S 65°39'35" E	20.00'
C17	D17	S 65°39'35" E	20.00'
D17	E17	S 65°39'35" E	20.00'
E17	F17	S 65°39'35" E	22.83'
F17	G17	S 24°20'25" W	88.00'
G17	H17	S 24°20'25" W	22.83'
H17	I17	S 65°39'35" E	20.00'
I17	J17	S 65°39'35" E	20.00'
J17	K17	S 65°39'35" E	20.00'
K17	L17	S 65°39'35" E	20.00'
L17	M17	S 65°39'35" E	22.83'
M17	N17	S 65°39'35" E	88.00'
N17	O17	N 24°20'25" E	88.00'
O17	P17	N 24°20'25" W	88.00'
P17	Q17	S 24°20'25" W	88.00'
Q17	R17	S 24°20'25" W	88.00'
R17	S17	S 24°20'25" W	88.00'
S17	T17	S 24°20'25" W	88.00'
T17	U17	S 24°20'25" W	88.00'
U17	V17	S 24°20'25" W	88.00'
V17	W17	S 24°20'25" W	88.00'
W17	X17	S 24°20'25" W	88.00'
X17	Y17	S 24°20'25" W	88.00'
Y17	Z17	S 24°20'25" W	88.00'

Metes and Bounds of Building 11

From	To	Bearing	Distance
B11	C11	S 65°39'35" E	20.00'
C11	D11	S 65°39'35" E	20.00'
D11	E11	S 65°39'35" E	20.00'
E11	F11	S 65°39'35" E	20.00'
F11	G11	S 65°39'35" E	22.83'
G11	H11	S 24°20'25" W	88.00'
H11	I11	S 65°39'35" E	22.83'
I11	J11	S 65°39'35" E	20.00'
J11	K11	S 65°39'35" E	20.00'
K11	L11	S 65°39'35" E	20.00'
L11	M11	S 65°39'35" E	20.00'
M11	N11	S 65°39'35" E	22.83'
N11	O11	N 24°20'25" E	88.00'
O11	P11	N 24°20'25" W	88.00'
P11	Q11	S 24°20'25" W	88.00'
Q11	R11	S 24°20'25" W	88.00'
R11	S11	S 24°20'25" W	88.00'
S11	T11	S 24°20'25" W	88.00'
T11	U11	S 24°20'25" W	88.00'
U11	V11	S 24°20'25" W	88.00'
V11	W11	S 24°20'25" W	88.00'
W11	X11	S 24°20'25" W	88.00'
X11	Y11	S 24°20'25" W	88.00'
Y11	Z11	S 24°20'25" W	88.00'

Metes and Bounds of Building 12

From	To	Bearing	Distance
B12	C12	S 65°39'35" E	20.00'
C12	D12	S 65°39'35" E	20.00'
D12	E12	S 65°39'35" E	20.00'
E12	F12	S 65°39'35" E	22.83'
F12	G12	S 24°20'25" W	88.00'
G12	H12	S 65°39'35" E	22.83'
H12	I12	S 65°39'35" E	20.00'
I12	J12	S 65°39'35" E	20.00'
J12	K12	S 65°39'35" E	20.00'
K12	L12	S 65°39'35" E	20.00'
L12	M12	S 65°39'35" E	20.00'
M12	N12	S 65°39'35" E	22.83'
N12	O12	N 24°20'25" E	88.00'
O12	P12	N 24°20'25" W	88.00'
P12	Q12	S 24°20'25" W	88.00'
Q12	R12	S 24°20'25" W	88.00'
R12	S12	S 24°20'25" W	88.00'
S12	T12	S 24°20'25" W	88.00'
T12	U12	S 24°20'25" W	88.00'
U12	V12	S 24°20'25" W	88.00'
V12	W12	S 24°20'25" W	88.00'
W12	X12	S 24°20'25" W	88.00'
X12	Y12	S 24°20'25" W	88.00'
Y12	Z12	S 24°20'25" W	88.00'

Metes and Bounds of Building 7

From	To	Bearing	Distance
A7	B7	S 65°39'35" E	22.83'
B7	C7	S 65°39'35" E	20.00'
C7	D7	S 65°39'35" E	20.00'
D7	E7	S 65°39'35" E	20.00'
E7	F7	S 65°39'35" E	22.83'
F7	G7	S 24°20'25" W	88.00'
G7	H7	S 24°20'25" W	22.83'
H7	I7	S 65°39'35" E	20.00'
I7	J7	S 65°39'35" E	20.00'
J7	K7	S 65°39'35" E	20.00'
K7	L7	S 65°39'35" E	20.00'
L7	M7	S 65°39'35" E	22.83'
M7	N7	S 65°39'35" E	88.00'
N7	O7	N 24°20'25" E	88.00'
O7	P7	N 24°20'25" W	88.00'
P7	Q7	S 24°20'25" W	88.00'
Q7	R7	S 24°20'25" W	88.00'
R7	S7	S 24°20'25" W	88.00'
S7	T7	S 24°20'25" W	88.00'
T7	U7	S 24°20'25" W	88.00'
U7	V7	S 24°20'25" W	88.00'
V7	W7	S 24°20'25" W	88.00'
W7	X7	S 24°20'25" W	88.00'
X7	Y7	S 24°20'25" W	88.00'
Y7	Z7	S 24°20'25" W	88.00'

Metes and Bounds of Building 8

From	To	Bearing	Distance
B8	C8	S 65°39'35" E	20.00'
C8	D8	S 65°39'35" E	20.00'
D8	E8	S 65°39'35" E	20.00'
E8	F8	S 65°39'35" E	20.00'
F8	G8	S 65°39'35" E	22.83'
G8	H8	S 24°20'25" W	88.00'
H8	I8	S 65°39'35" E	22.83'
I8	J8	S 65°39'35" E	20.00'
J8	K8	S 65°39'35" E	20.00'
K8	L8	S 65°39'35" E	20.00'
L8	M8	S 65°39'35" E	20.00'
M8	N8	S 65°39'35" E	22.83'
N8	O8	N 24°20'25" E	88.00'
O8	P8	N 24°20'25" W	88.00'
P8	Q8	S 24°20'25" W	88.00'
Q8	R8	S 24°20'25" W	88.00'
R8	S8	S 24°20'25" W	88.00'
S8	T8	S 24°20'25" W	88.00'
T8	U8	S 24°20'25" W	88.00'
U8	V8	S 24°20'25" W	88.00'
V8	W8	S 24°20'25" W	88.00'
W8	X8	S 24°20'25" W	88.00'
X8	Y8	S 24°20'25" W	88.00'
Y8	Z8	S 24°20'25" W	88.00'

Metes and Bounds of Building 9

From	To	Bearing	Distance
B9	C9	S 65°39'35" E	20.00'
C9	D9	S 65°39'35" E	20.00'
D9	E9	S 65°39'35" E	20.00'
E9	F9	S 65°39'35" E	22.83'
F9	G9	S 24°20'25" W	88.00'
G9	H9	S 65°39'35" E	22.83'
H9	I9	S 65°39'35" E	20.00'
I9	J9	S 65°39'35" E	20.00'
J9	K9	S 65°39'35" E	20.00'
K9	L9	S 65°39'35" E	20.00'
L9	M9	S 65°39'35" E	20.00'
M9	N9	S 65°39'35" E	22.83'
N9	O9	N 24°20'25" E	88.00'
O9	P9	N 24°20'25" W	88.00'
P9	Q9	S 24°20'25" W	88.00'
Q9	R9	S 24°20'25" W	88.00'
R9	S9	S 24°20'25" W	88.00'
S9	T9	S 24°20'25" W	88.00'
T9	U9	S 24°20'25" W	88.00'
U9	V9	S 24°20'25" W	88.00'
V9	W9	S 24°20'25" W	88.00'
W9	X9	S 24°20'25" W	88.00'
X9	Y9	S 24°20'25" W	88.00'
Y9	Z9	S 24°20'25" W	88.00'

Metes and Bounds of Building 3

From	To	Bearing	Distance
A3	B3	S 65°39'35" E	22.83'
B3	C3	S 65°39'35" E	20.00'
C3	D3	S 65°39'35" E	20.00'
D3	E3	S 65°39'35" E	20.00'
E3	F3	S 65°39'35" E	22.83'
F3	G3	S 24°20'25" W	88.00'
G3	H3	S 24°20'25" W	22.83'
H3	I3	S 65°39'35" E	20.00'
I3	J3	S 65°39'35" E	20.00'
J3	K3	S 65°39'35" E	20.00'
K3	L3	S 65°39'35" E	20.00'
L3	M3	S 65°39'35" E	20.00'
M3	N3	S 65°39'35" E	22.83'
N3	O3	N 24°20'25" E	88.00'
O3	P3	N 24°20'25" W	88.00'
P3	Q3	S 24°20'25" W	88.00'
Q3	R3	S 24°20'25" W	88.00'
R3	S3	S 24°20'25" W	88.00'
S3	T3	S 24°20'25" W	88.00'
T3	U3	S 24°20'25" W	88.00'
U3	V3	S 24°20'25" W	88.00'
V3	W3	S 24°20'25" W	88.00'
W3	X3	S 24°20'25" W	88.00'
X3	Y3	S 24°20'25" W	88.00'
Y3	Z3	S 24°20'25" W	88.00'

Metes and Bounds of Building 4

From	To	Bearing	Distance
B4	C4	S 65°39'35" E	20.00'
C4	D4	S 65°39'35" E	20.00'
D4	E4	S 65°39'35" E	20.00'
E4	F4	S 65°39'35" E	20.00'
F4	G4	S 65°39'35" E	22.83'
G4	H4	S 24°20'25" W	88.00'
H4	I4	S 65°39'35" E	22.83'
I4	J4	S 65°39'35" E	20.00'
J4	K4	S 65°39'35" E	20.00'
K4	L4	S 65°39'35" E	20.00'
L4	M4	S 65°39'35" E	20.00'
M4	N4	S 65°39'35" E	22.83'
N4	O4	N 24°20'25" E	88.00'
O4	P4	N 24°20'25" W	88.00'
P4	Q4	S 24°20'25" W	88.00'
Q4	R4	S 24°20'25" W	88.00'
R4	S4	S 24°20'25" W	88.00'
S4	T4	S 24°20'25" W	88.00'
T4	U4	S 24°20'25" W	88.00'
U4	V4	S 24°20'25" W	88.00'
V4	W4	S 24°20'25" W	88.00'
W4	X4	S 24°20'25" W	88.00'
X4	Y4	S 24°20'25" W	88.00'
Y4	Z4	S 24°20'25" W	88.00'

Metes and Bounds of Building 5

From	To	Bearing	Distance
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Special Notes

A. Area computed by the Method of Coordinate Geometry

B. All distances are horizontal ground unless otherwise noted

C. Wetlands were not defined or mapped during this survey.

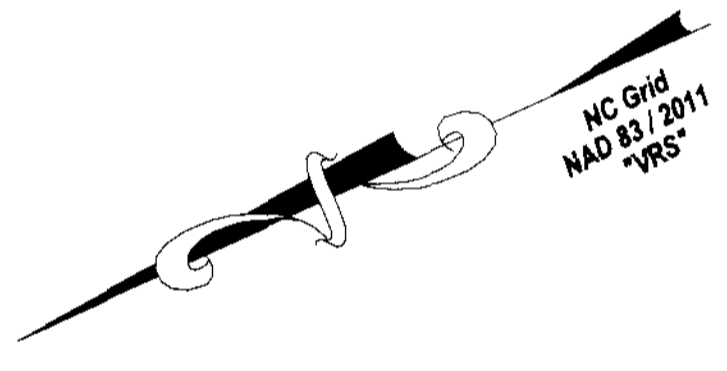
D. Underground utilities are not included in this survey.

E. All common areas and Open Space to be maintained by the home owners associations.

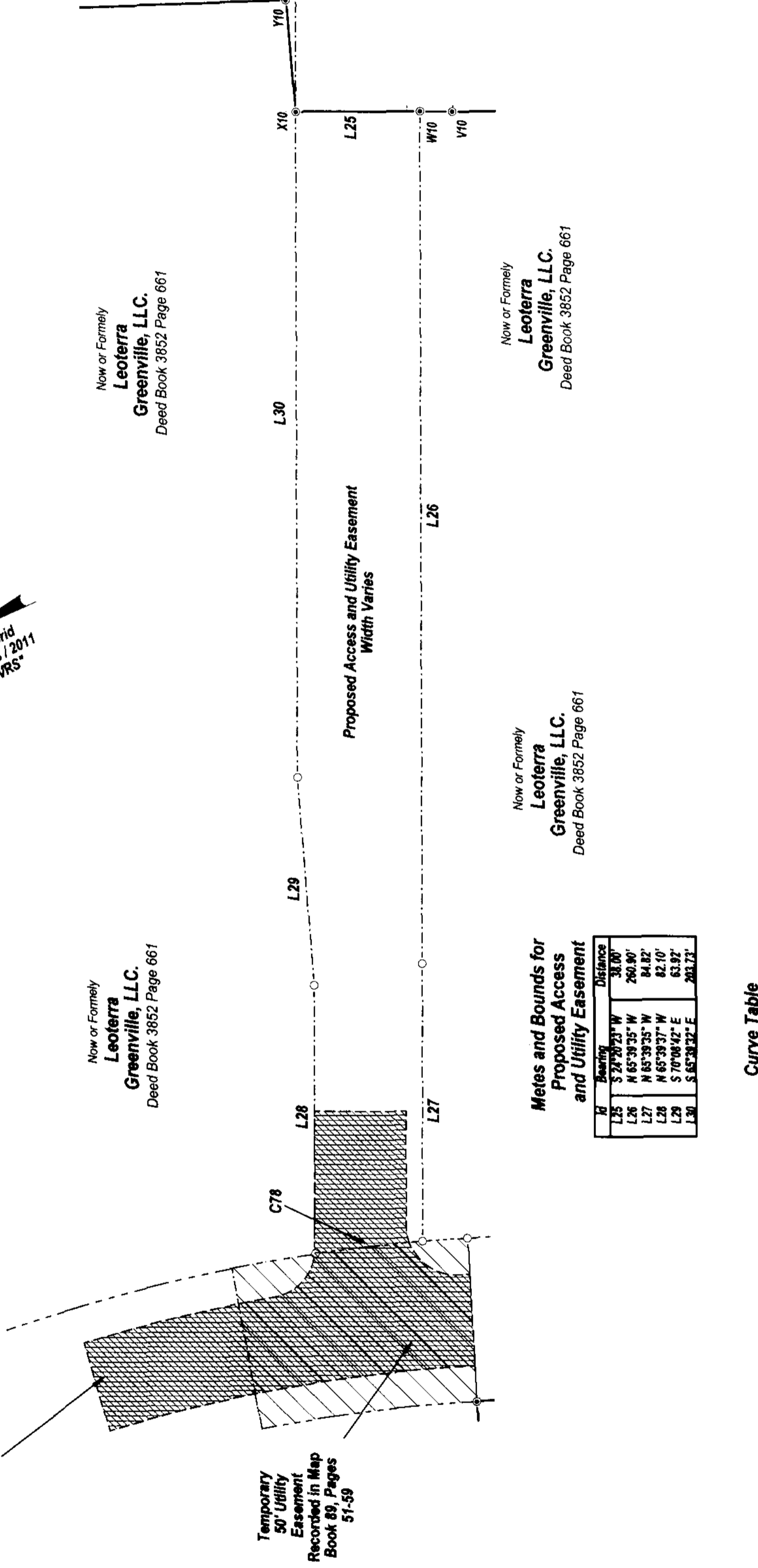
1. The designation noted over water, sanitary sewer, gas, or electric lines are for the purpose of establishing the width of said easements. The easements shown are not exclusive and will not permit the future installation of water, sanitary sewer, gas and electric lines within those designed widths.

2. No buildings, structures or other improvements, materials and surfaces, including but not limited to principal and accessory structures and additions or appurtenances thereto, signage, fences, walls, mechanical equipment, canopies, antennas, masts, aerials, monuments, landscape plantings, fill materials, debris, solid waste collection containers, mail receptacles and impervious surfaces, shall encroach within any dedicated easement without prior written approval of the city of Greenville.

Doc ID: 015655870003 Type: CPP
 Recorded: 03/02/2023 at 02:25:25 PM
 Fee Amt: \$85.00 Page 3 of 3
 LISA P. NICHOLS REG OF DEEDS
 BK90 PG44-46



Matchline
 Sheet 1 of 3



Now or Formerly
Leoterra Greenville, LLC.
 Deed Book 3852 Page 661

Now or Formerly
Leoterra Greenville, LLC.
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Leoterra Greenville, LLC.
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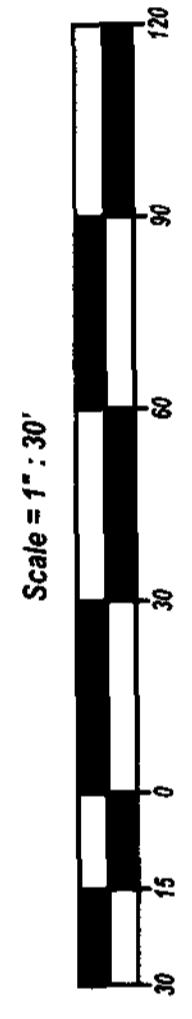
Now or Formerly
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Metes and Bounds for Proposed Access and Utility Easement

LI	Bearing	Distance
L25	S 27° 20' 23" W	38.00'
L26	N 65° 39' 35" W	260.90'
L27	N 65° 39' 35" W	84.82'
L28	N 65° 39' 37" W	82.10'
L29	S 70° 08' 42" E	63.92'
L30	S 65° 38' 32" E	203.73'

Curve Table

LI	Delta	Radius	Arc Length	Tangent	Degree	Chord	Ch Bear
C78	04° 17' 34"	525.00'	33.24'	16.82'	10° 35' 08"	33.22'	R172° 04' 17" E



Sheet 3 of 3

Final Plat, Carter Ridge Townhomes, Phase One
 Greenville, Falkland Township, PITT COUNTY, N.C.

OWNER(s): Leoterra Greenville LLC
 ADDRESS: 110 Shields Park Dr, Suite A, Kernersville, NC 27284
 PHONE: 336-354-8095

SURVEYED: SHS
 DRAWN: SHS
 CHECKED: HAS

APPROVED: HAS
 DATE: 02/02/2023
 SCALE: 1:30

Sorell Land Surveying, Inc.
 107 Union Drive, Suite 101
 Washington, NC 27658
 (252) 948-2464
 License No. C-3508