PC 13 / Slide 122

CERTIFICATE OF OWNERSHIP

I (We) hereby certify that I am (we are) the owner(s) of the property described heron, which property is within the subdivision regulation jurisdiction of the Edgecombe County, and that I (we) freely adopt this plan of subdivision.

03/26/21 Cox Rd LLC by C.B. Jones III - manager
Date Owner

Date Owner

STATE OF NORTH CAROLINA – COUNTY OF EDGECOMBE

I, Edward L. Ney, Review Officer of Edgecombe County, certify that the map or plat to which this certification is affixed, meets all statutory requirements for recording.

Review Officer Date

NORTH CAROLINA EDGECOMBE COUNTY

This map filed for registration this 26th day of March 2021 at 2:42:18 O'Clock P M., and duly registered in PC 13, Slide 122, Edgecombe County Registry.

Vila R. Anderson, REGISTER OF DEEDS

By: _____
Register/Assistant/Deputy

NOTARY PUBLIC CERTIFICATE:

Subscribed and sworn to me this 26 day of March, 2021.

My Commission Expires: 5-18-2023

Notary Public: Gregson Griffin

GREGSON GRIFFIN NOTARY PUBLIC NASH COUNTY, N.C.

DIRECTOR OF DEVELOPMENT SERVICES AND DIRECTOR OF PUBLIC WORKS:

By signing below, I/we certify that this final plat conforms to the construction plat that was approved by the DRC/Planning Board on 11/19/2020 (date).

03/26/2021 Director of Development Services
Date

3-26-21 Director of Public Works
Date

NORTH CAROLINA, EDGECOMBE COUNTY

I, Michael L. Keeny, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book AG, page 0000, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book AG, page 0000; that the ratio of precision as calculated is 1:10,000; that this plat was prepared in accordance with NCGS 47-30 as amended. Witness my original signature, registration number and seal this 26 day of March, A.D., 2021

Seal or Stamp Surveyor: _____
Registration Number: L - 3335

NORTH CAROLINA PROFESSIONAL SEAL L-3335 LAND SURVEYOR MICHAEL L. KEENY

03/26/2021

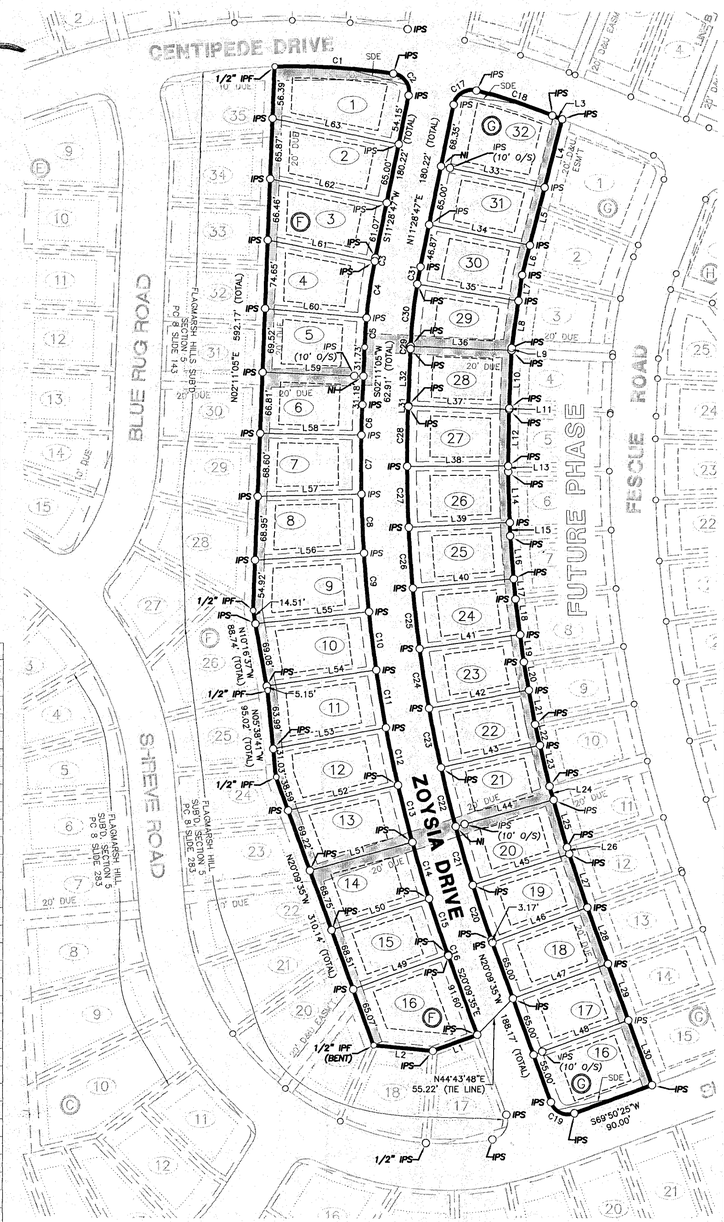
I, Michael L. Keeny, Professional Land Surveyor No. L - 3335 Certify:

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,

SURVEYOR NO. L - 3335 PROFESSIONAL LAND

Doc ID: 003439450001 Type: CRP
Recorded: 03/26/2021 at 02:42:18 PM
Fee Amt: $21.00 Page 1 of 1
EDGECOMBE COUNTY, NORTH CAROLINA
Vila R. Anderson Register of Deeds
BK PC13 PG 122

SEE SHEET 2 FOR DESCRIPTION OF 20' DRAINAGE UTILITY EASEMENT



NOTES:

1. --- All Right-of-ways are "Public" unless noted otherwise.
2. --- There is a 5' perimeter drainage & utility easement located along each lot line unless otherwise noted.
3. --- Street corner radii = 20' unless noted otherwise.
4. --- Area computed by coordinate method.
5. --- All distances are chord.
6. --- Total No. of Lots = 33.
7. --- Property IS NOT located in a Flood Hazard Zone per FEMA Map No. 3720387000K dated June 18, 2013. NGVD '88 Datum.
8. --- Surveyor DID NOT visibly see any cemeteries in any open areas unless otherwise noted.
9. --- Location of Underground Utilities are APPROXIMATE and must be field verified. Call N.C. One Call Center before digging, (1-800-632-4949).
10. --- Joyner-Keeny & Associates can only locate utilities that are above ground at the time of the field survey.
11. --- Surveyor does NOT guarantee that underground structures such as utilities, tanks and pipes are located hereon.
12. --- Legal Reference: Being a portion of that property described in Deed Book 1261 Page 1028, No. 12 Township, Edgecombe County Registry.
13. --- Wetlands are not shown and may not have been determined.
14. --- This map does not depict encumbrances that are found during a thorough title search.
15. --- The Contractor/Owner shall be responsible for verifying all minimum building setback requirements with the building inspections office prior to beginning construction.
16. --- Lots to be served by municipal water and sewer.
17. --- Subdivision Area = 5.81 acres. (Excludes R/W)
18. --- Control Corners to be installed per City of Rocky Mount Standards.
19. --- Tax Parcel Id: 387023390000.
21. --- Owner: Cox Road, LLC
P.O. BOX 7948
Rocky Mount, NC 27804
22. --- Zone: R-6; Minimum Setback Requirements:
Front = 25'
Side = 10'
Side Street = 12.5'
Rear = 20'
23. --- Zone: R-6; Minimum Lot Size - 6,000 Sq. Ft.
24. --- The contractor shall be responsible for all work zone traffic control in or adjacent to NCDOT or City Right-of-Way. All methods shall conform with the Manual on Uniform Traffic Control Devises (MUTCD) and NCDOT standards.

LEGEND

Lines Surveyed	
Lines Not Surveyed	
Iron Property Corner (set unless noted otherwise)	○
Acre	AC
Deed Book	DB
Drainage & Utility Easement	DUE
Easement	ESM'T
Iron Pipe Found	IPF
Iron Pipe Set (3/4" unless noted otherwise)	IPS
Map Book	MB
Minimum Building Line	MBL
No Iron Set or Found	NI
Offset	O/S
Plat Cabinet	PC
Page Number	PG
Sight Distance Easement	SDE
Square Feet	SF
Subdivision	SUB'D

LINE TABLE

LINE #	BEARING	DISTANCE
L1	S69° 50' 25"W	51.52'
L2	N84° 41' 31"W	64.77'
L3	N58° 40' 00"W	11.48'
L4	S14° 20' 26"W	76.39'
L5	S14° 20' 26"W	65.08'
L6	S14° 20' 26"W	33.63'
L7	S08° 01' 03"W	28.50'
L8	S08° 01' 03"W	51.74'
L9	S02° 12' 37"W	2.73'
L10	S02° 12' 37"W	63.25'
L11	S00° 51' 33"W	1.30'
L12	S00° 51' 33"W	61.33'
L13	S00° 51' 33"W	6.42'
L14	S01° 57' 30"E	54.86'
L15	S01° 57' 30"E	14.32'
L16	S04° 46' 47"E	46.97'
L17	S04° 46' 47"E	22.21'
L18	S07° 36' 04"E	39.08'
L19	S07° 36' 04"E	30.10'
L20	S10° 25' 21"E	31.19'
L21	S10° 25' 21"E	37.99'
L22	S13° 14' 38"E	23.30'
L23	S13° 14' 38"E	45.88'
L24	S16° 03' 55"E	15.40'
L25	S16° 03' 55"E	53.77'
L26	S18° 52' 46"E	7.51'
L27	S18° 52' 46"E	61.46'
L28	S20° 09' 35"E	65.00'
L29	S20° 09' 35"E	65.00'
L30	S20° 09' 35"E	75.00'
L31	N02° 11' 05"E	0.76'
L32	N02° 11' 05"E	62.15'
L33	S78° 31' 13"E	115.12'
L34	S78° 31' 13"E	111.88'
L35	S80° 28' 49"E	111.66'
L36	S87° 30' 25"E	110.02'
L37	S87° 48' 55"E	110.03'
L38	N89° 42' 51"E	110.14'
L39	N87° 12' 53"E	110.28'
L40	N84° 42' 55"E	110.37'
L41	N82° 12' 57"E	110.42'
L42	N79° 42' 59"E	110.42'
L43	N77° 13' 01"E	110.38'
L44	N74° 43' 03"E	110.29'
L45	N72° 13' 05"E	110.16'
L46	N69° 50' 25"E	110.00'
L47	N69° 50' 25"E	110.00'
L48	N69° 50' 25"E	110.00'
L49	S69° 53' 07"W	110.00'
L50	S72° 13' 40"W	111.46'
L51	S74° 34' 12"W	115.72'
L52	S76° 54' 44"W	122.84'
L53	S79° 15' 16"W	124.99'
L54	S81° 35' 48"W	120.66'
L55	S83° 56' 21"W	124.33'
L56	S86° 16' 53"W	118.93'
L57	S88° 37' 25"W	113.24'
L58	N89° 02' 03"W	110.38'
L59	N87° 48' 55"W	110.00'
L60	N84° 47' 21"W	111.00'
L61	N78° 52' 40"W	118.79'
L62	N78° 31' 13"W	129.51'
L63	N78° 31' 13"W	140.15'

LOT AREA TABLE

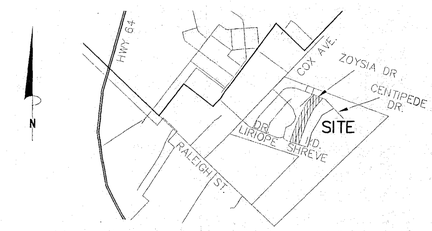
BLOCK	LOT #	AREA
F	1	9775 SF
F	2	8764 SF
F	3	8098 SF
F	4	7805 SF
F	5	7337 SF
F	6	7225 SF
F	7	7393 SF
F	8	7686 SF
F	9	8154 SF
F	10	8128 SF
F	11	8137 SF
F	12	8375 SF
F	13	7906 SF
F	14	7515 SF
F	15	7319 SF
F	16	9402 SF

LOT AREA TABLE

BLOCK	LOT #	AREA
G	16	8164 SF
G	17	7150 SF
G	18	7150 SF
G	19	7032 SF
G	20	7024 SF
G	21	7023 SF
G	22	7022 SF
G	23	7022 SF
G	24	7023 SF
G	25	7023 SF
G	26	7024 SF
G	27	7027 SF
G	28	7133 SF
G	29	6814 SF
G	30	7101 SF
G	31	7378 SF
G	32	9785 SF

CURVE TABLE

CURVE #	CHORD BEARING	CHORD DISTANCE	RADIUS
C1	S86° 43' 32"E	129.39'	775.00'
C2	S35° 13' 43"E	29.11'	20.00'
C3	S11° 18' 04"W	3.78'	605.00'
C4	S08° 09' 59"W	62.39'	605.00'
C5	S03° 41' 51"W	31.95'	605.00'
C6	S01° 34' 31"W	33.29'	1565.00'
C7	S00° 12' 19"E	63.97'	1565.00'
C8	S02° 32' 51"E	63.97'	1565.00'
C9	S04° 53' 23"E	63.97'	1565.00'
C10	S07° 13' 55"E	63.97'	1565.00'
C11	S09° 34' 28"E	63.97'	1565.00'
C12	S11° 55' 00"E	63.97'	1565.00'
C13	S14° 15' 32"E	63.97'	1565.00'
C14	S16° 36' 04"E	63.97'	1565.00'
C15	S18° 56' 36"E	63.97'	1565.00'
C16	S20° 08' 14"E	1.24'	1565.00'
C17	S58° 11' 18"W	29.11'	20.00'
C18	S71° 53' 06"E	87.02'	775.00'
C19	S65° 09' 35"E	28.28'	20.00'
C20	N18° 58' 15"W	62.87'	1515.00'
C21	N16° 31' 56"W	66.09'	1515.00'
C22	N14° 01' 58"W	66.09'	1515.00'
C23	N11° 32' 00"W	66.09'	1515.00'
C24	N09° 02' 02"W	66.09'	1515.00'
C25	N06° 32' 04"W	66.09'	1515.00'
C26	N04° 02' 06"W	66.09'	1515.00'
C27	N01° 32' 08"W	66.09'	1515.00'
C28	N00° 56' 58"E	65.31'	1515.00'
C29	N02° 20' 19"E	2.99'	555.00'
C30	N06° 00' 23"E	68.02'	555.00'
C31	N10° 29' 59"E	18.99'	555.00'



VICINITY MAP
(NTS)

JK JoynerKeeny PLLC
Planning, Surveying & Engineering

1051 North Winstead Avenue – P.O. Box 7533
Rocky Mount, North Carolina 27804
North Carolina Firm Number P-0551
Office: 252.977.3124 Fax: 252.985.6026
www.joynerkeeny.com

FINAL PLAT - SECTION 7

FLAGMARSH HILLS SUBDIVISION

OWNER:
COX ROAD, LLC
P. O. BOX 7948
ROCKY MOUNT, NC 27804

100 0 100 200
SCALE: 1" = 100'

TWSP: NO. 12	COUNTY: EDGECOMBE, NC	
DRAWN BY: JAM	CHECKED BY: MLK	DATE: 03/01/2021
DWG: 200199A_Flagmarsh Hills Subdivision_Section 7.dwg		
JOB NO: 200199A	SHEET NO: 1 of 2	

Date Plotted - Mar 26, 2021 - 11:02am Plotted By: - JMATTHEWS C:\Users\jmatthews\AppData\Local\Temp\AcPublish_16592\200199_Flagmarsh Hills Subdivision_Section 7.DWG