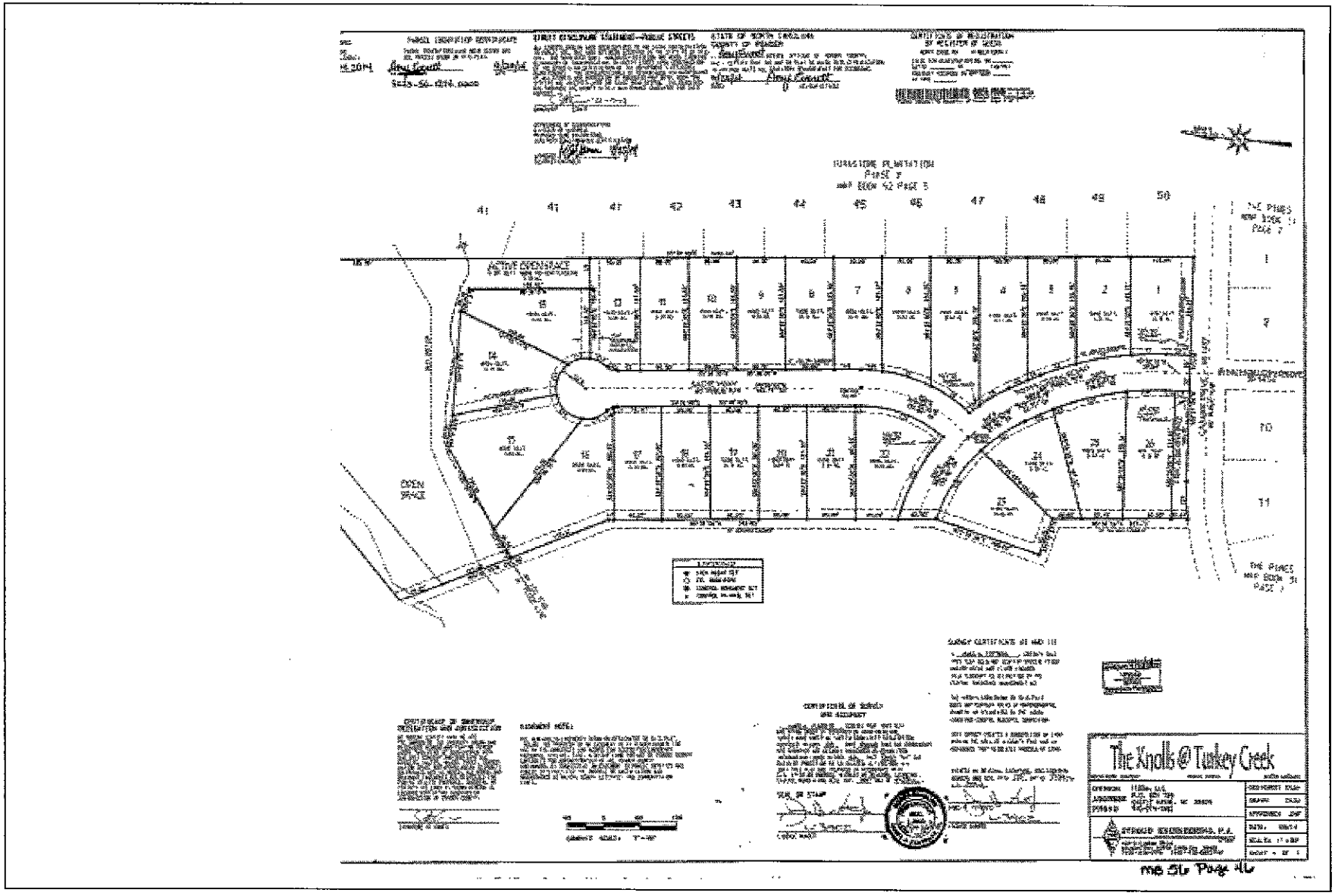

The Knolls @ Turkey Creek

PLAT OF

BELLHAMMON PLANTATION

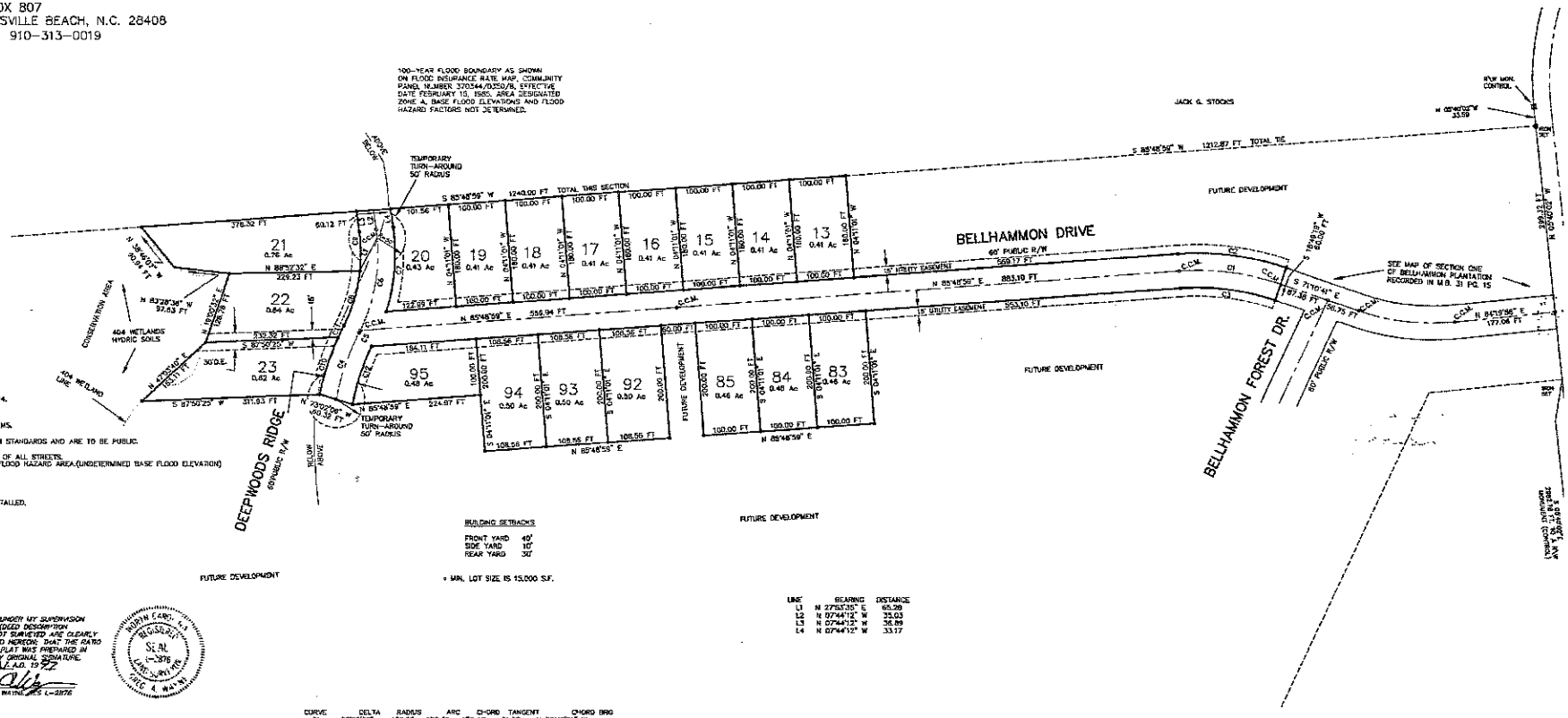
SECTION TWO

ROCKY POINT TOWNSHIP PENDER COUNTY

NORTH CAROLINA

DATE: JANUARY 13, 1997

OWNER/DEVELOPER: THE PINES DEVELOPMENT GROUP
P.O. BOX 807
WRIGHTSVILLE BEACH, N.C. 28408
PHONE: 910-313-0019


100-YEAR FLOOD BOUNDARY AS SHOWN ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 370344/0050/B, EFFECTIVE DATE FEBRUARY 15, 1980. AREA DESIGNATED ZONE A, BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS NOT DETERMINED.
JACK G. STOCKS
S 85°48'59" W 1212.87 FT TOTAL TIE
S 85°48'59" W 1249.00 FT TOTAL THIS SECTION
TEMPORARY TURN-AROUND 50' RADIUS
FUTURE DEVELOPMENT
BELLHAMMON DRIVE
60' PUBLIC R/W
20' UTILITY EASEMENT
N 85°48'59" E 883.10 FT
N 85°48'59" E 556.94 FT
N 85°48'59" E 553.10 FT
N 84°19'56" E 177.06 FT
SEE MAP OF SECTION ONE OF BELLHAMMON PLANTATION RECORDED IN M.B. 31 PG. 15
BELLHAMMON FOREST DR.
60' PUBLIC R/W
DEEPWOODS RIDGE
PUBLIC R/W
404 WETLANDS HYDRIC SOILS
404 WETLAND LINE
CONSERVATION AREA
S 87°50'25" W 311.93 FT
N 73°07'04" W 460.39 FT
S 87°50'25" W 376.32 FT
N 88°53'30" E 226.23 FT
N 83°28'36" W 97.63 FT
N 38°40'07" W 90.94 FT
S 85°48'59" E 224.87 FT
N 85°48'59" E 108.56 FT
N 85°48'59" E 108.56 FT
N 85°48'59" E 108.56

PLAT OF

BELLHAMMON PLANTATION

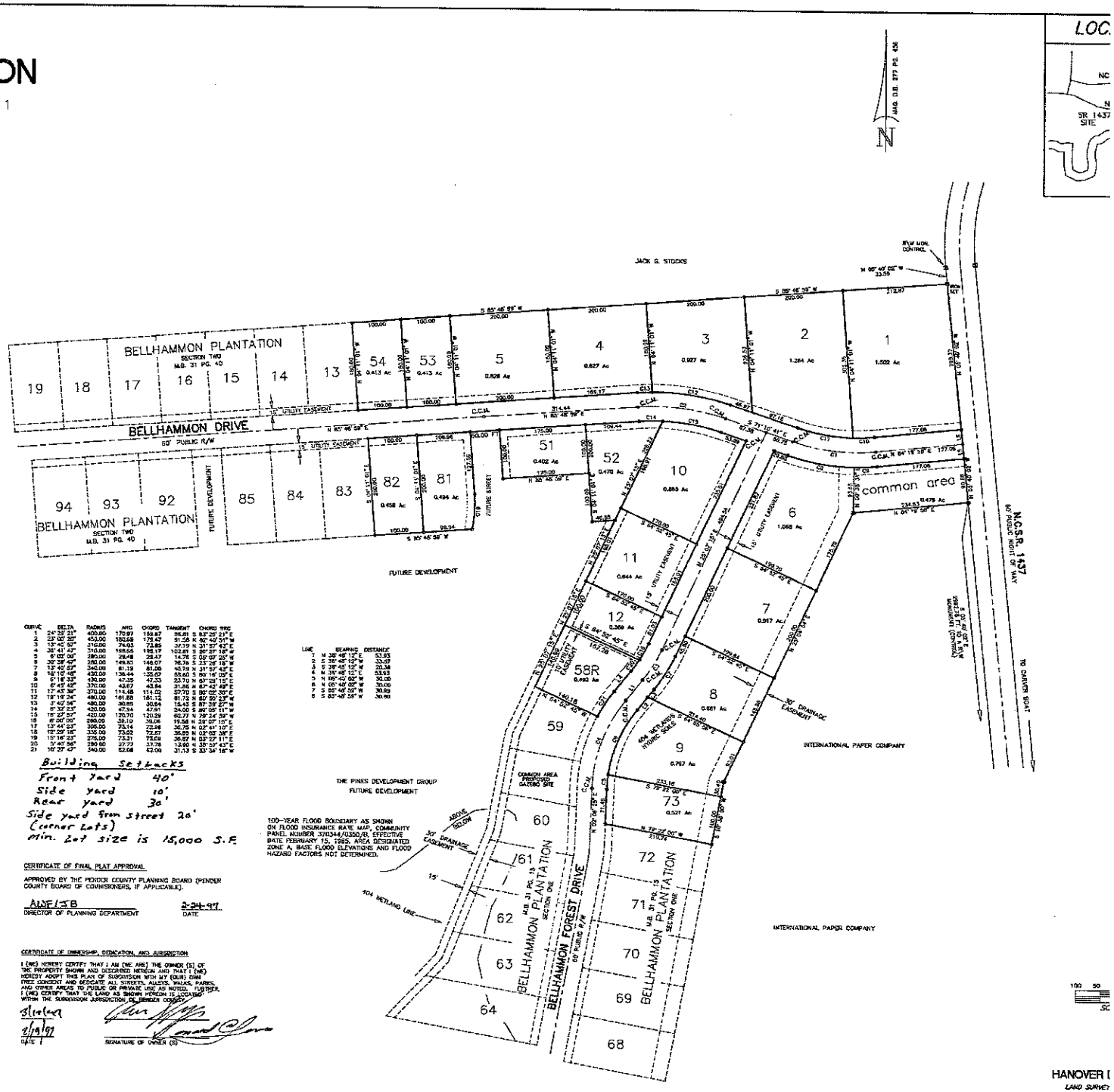
SECTION THREE and A REVISION OF LOT 58 SECTION 1

ROCKY POINT TOWNSHIP PENDER COUNTY

NORTH CAROLINA

DATE: FEBRUARY 19, 1997

OWNER/DEVELOPER: THE PINES DEVELOPMENT GROUP
P.O. BOX 807
WRIGHTSVILLE BEACH, N.C. 28408
PHONE: 910-313-0019



NOTES & LEGEND

1. SURVEYED AUGUST OF 1996 THRU FEBRUARY 1997.
2. AREA COMPUTED BY COORDINATE METHOD
3. ALL DISTANCES ARE HORIZONTAL
4. FOR REFERENCE SEE D.B. 277 PG. 456, M.B. 17 PG. 14, MB. 31 PG. 15 AND MB. 31 PG. 40.
5. 14.49 ACRES TOTAL
6. THIS PROPERTY IS ZONED PD
7. ALL LOTS TO BE SERVED BY INDIVIDUAL SEPTIC SYSTEMS.
8. WATER PROVIDED BY INDIVIDUAL WELLS.
9. ALL STREETS TO MEET N.C.D.O.T. MINIMUM SUBDIVISION STANDARDS AND ARE TO BE PUBLIC.
10. UTILITIES ARE TO BE UNDERGROUND
11. A 15' UTILITY IS RESERVED ALONG THE RIGHT OF WAY OF ALL STREETS.
12. THESE LOTS ARE NOT IN A SPECIAL FLOOD HAZARD AREA, ACCORDING TO FLOOD INSURANCE RATE MAPS.
13. C.C.M.= CONCRETE CONTROL MONUMENT
14. ● = IRON CORNER SET
15. TOTAL LENGTH OF ALL STREETS IS 2195.58 FT.
16. ALL LOTS ARE TO BE SOLD WITH SEPTIC SYSTEMS INSTALLED.
17. ALL UTILITIES ARE TO BE UNDERGROUND.
18. D.E.= DRAINAGE EASEMENT

NORTH CAROLINA REGISTERED SEAL L-3391 LAND SURVEYOR JONATHAN L. WAYNE

CERTIFICATE OF ACCURACY AND MAPPING

I, JONATHAN L. WAYNE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED AS NOTED HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND AS NOTED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:20000 ; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 19 DAY OF February, A.D. 1997.

JONATHAN L. WAYNE RLS L-3391

NORTH CAROLINA, Brunswick COUNTY.
I, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT JONATHAN L. WAYNE, A REGISTERED LAND SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP OR SEAL, THIS 19 DAY OF Feb 1997.

TERESA BENNETT NOTARY PUBLIC STATE OF NORTH CAROLINA

Teresa Bennett
NOTARY PUBLIC
MY COMMISSION EXPIRES 6-5-2001

CERTIFICATE OF REGISTRATION BY REGISTER OF DEEDS

NORTH CAROLINA, Pender COUNTY
THE FOREGOING CERTIFICATE OF Teresa Bennett NOTARY PUBLIC IS CERTIFIED TO BE CORRECT. FILED FOR REGISTRATION THIS 4th DAY OF February 19 97 AT 1:30 O'CLOCK P.M. AND DULY RECORDED IN MAP BOOK 31 PAGE 50.
Janice M. Burnette, Register of Deeds
BY: Janette Pierce, Deputy

I CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN AN AREA OF Pender COUNTY, WHICH HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

2/19/97
JONATHAN L. WAYNE RLS L-3391

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
1	24° 33' 21"	400.00	170.97	169.67	86.81	S 63° 25' 21" E
2	23° 00' 30"	450.00	180.68	179.47	91.58	N 62° 42' 51" W
3	13° 46' 50"	310.00	74.93	73.83	37.19	N 31° 57' 43" E
4	38° 41' 45"	310.00	168.05	166.17	102.85	S 26° 37' 18" W
5	6° 00' 00"	280.00	29.48	29.47	14.76	S 09° 07' 20" W
6	36° 38' 45"	280.00	149.85	148.07	76.78	S 33° 26' 18" W
7	13° 40' 53"	340.00	81.19	81.06	40.79	N 31° 57' 43" E
8	18° 10' 48"	430.00	136.44	135.87	68.80	S 80° 16' 09" E
9	6° 16' 33"	430.00	47.05	47.03	23.70	N 87° 29' 15" E
10	6° 45' 49"	370.00	43.67	43.64	21.86	N 87° 42' 49" E
11	17° 43' 36"	370.00	114.48	114.02	57.70	S 80° 09' 39" E
12	18° 19' 24"	480.00	161.85	161.12	81.73	N 80° 50' 23" W
13	3° 40' 06"	480.00	30.69	30.64	15.45	S 87° 38' 27" W
14	6° 30' 53"	420.00	47.34	47.31	24.00	S 86° 05' 11" W
15	16° 27' 51"	420.00	120.70	120.29	60.77	N 79° 24' 38" W
16	6° 06' 00"	280.00	30.10	30.08	15.08	N 28° 07' 17" E
17	13° 44' 53"	305.00	73.14	72.96	36.76	N 02° 41' 10" E
18	12° 29' 56"	335.00	73.02	72.87	36.69	N 02° 05' 38" E
19	15° 16' 23"	275.00	73.31	73.09	36.87	N 03° 07' 11" E
20	3° 45' 55"	280.00	27.77	27.76	13.90	N 35° 53' 43" E
21	16° 27' 51"	340.00	92.98	92.66	31.13	S 33° 34' 18" W

Building Setbacks

Front Yard 40'
Side yard 10'
Rear yard 30'
Side yard from street 20'
(corner Lots)
Min. Lot size is 15,000 S.F.

LINE	BEARING	DISTANCE
1	N 38° 48' 12" E	51.93
2	S 38° 48' 12" W	33.57
3	S 38° 48' 12" W	20.34
4	N 38° 48' 12" E	53.93
5	N 05° 40' 02" W	30.00
6	N 05° 40' 02" W	30.00
7	S 85° 48' 58" W	30.00
8	S 85° 48' 58" W	30.00

100-YEAR FLOOD BOUNDARY AS SHOWN ON FLOOD INSURANCE RATE MAP, COMMUNITY PANEL NUMBER 370344/0350/B, EFFECTIVE DATE FEBRUARY 15, 1985, AREA DESIGNATED ZONE A, BASE FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS NOT DETERMINED.

CERTIFICATE OF FINAL PLAT APPROVAL

APPROVED BY THE PENDER COUNTY PLANNING BOARD (PENDER COUNTY BOARD OF COMMISSIONERS, IF APPLICABLE).

ALNF/JSB — DIRECTOR OF PLANNING DEPARTMENT
2-24-97 — DATE

CERTIFICATE OF OWNERSHIP, DEDICATION, AND JURISDICTION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER (S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) OWN FREE CONSENT AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER AREAS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHER, I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS LOCATED WITHIN THE SUBDIVISION JURISDICTION OF PENDER COUNTY.

2/19/97
DATE

SIGNATURE OF OWNER (S)

Slide 423 Map Book

PLAT OF REVISION OF

THE PINES

ROCKY POINT TOWNSHIP PENDER COUNTY NORTH CAROLINA

OWNER/DEVELOPER: GLEN STYGAR
P.O. BOX 807
WRIGHTSVILLE BEACH, N.C. 28408
PHONE: 910-313-0019

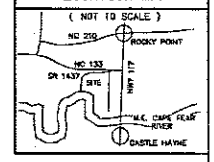
DATE: AUGUST 2, 1996

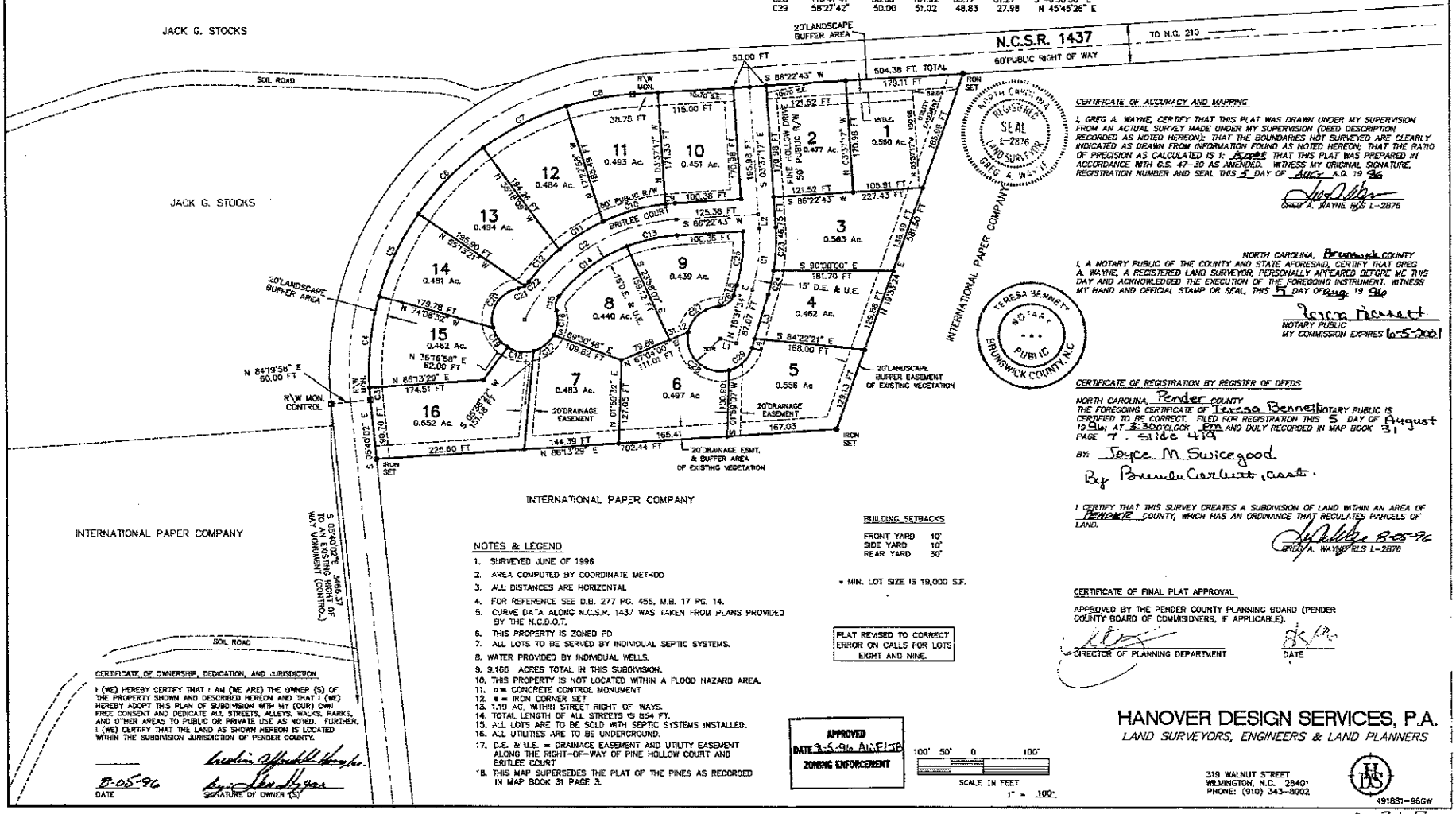
LINE	BEARING	DISTANCE
L1	S 73°28'28" E	25.00
L2	S 03°37'17" E	21.75
L3	N 16°31'34" E	72.21
L4	N 16°31'34" E	14.86
L5	N 16°31'34" E	16.36

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	20°08'51"	275.00	96.70	96.20	48.86	N 05°27'09" E
C2	51°00'23"	275.00	292.81	279.17	162.01	S 55°32'31" W
C3	2°34'33"	430.44	19.35	19.35	9.68	S 04°22'45" E
C4	18°56'57"	430.44	142.36	141.71	71.83	S 06°23'00" W
C5	18°55'11"	430.44	142.14	141.49	71.72	S 25°19'04" W
C6	18°55'11"	430.44	142.14	141.49	71.72	S 44°14'15" W
C7	18°55'11"	430.44	142.14	141.49	71.72	S 63°09'26" W
C8	13°45'41"	430.44	103.38	103.14	51.94	S 78°29'52" W
C9	2°47'36"	300.00	14.63	14.62	7.31	S 84°58'55" W
C10	19°03'15"	300.00	99.77	99.31	50.35	S 74°03'30" W
C11	15°14'15"	300.00	79.78	79.55	40.13	S 56°54'45" W
C12	13°11'32"	300.00	69.07	68.92	34.69	S 42°41'52" W
C13	18°08'01"	250.00	79.12	78.79	39.90	S 77°16'42" W
C14	29°58'05"	250.00	130.77	129.28	66.92	S 53°15'37" W
C15	54°57'55"	25.00	23.98	23.07	13.00	S 10°47'35" W
C16	45°02'04"	50.00	39.30	38.30	20.73	N 05°49'40" E
C17	46°17'50"	50.00	40.40	39.31	21.36	N 51°29'37" E
C18	47°09'23"	50.00	41.15	40.00	21.82	S 81°46'47" E
C19	44°00'39"	50.00	38.41	37.47	20.21	S 36°11'46" E
C20	93°20'29"	50.00	81.46	72.74	53.00	S 32°28'48" W
C21	23°32'22"	25.00	10.27	10.20	5.21	N 67°22'51" E
C22	19°30'34"	25.00	8.51	8.47	4.30	N 45°51'23" E
C23	12°57'12"	300.00	67.82	67.68	34.05	N 02°51'19" E
C24	7°11'40"	300.00	37.67	37.64	18.86	N 12°55'45" E
C25	19°24'12"	250.00	84.66	84.26	42.74	N 08°49'29" E
C26	70°31'44"	25.00	30.77	28.87	17.68	N 51°47'26" E
C27	75°16'14"	50.00	65.69	61.06	38.55	S 49°25'11" W
C28	116°47'47"	50.00	101.92	85.17	81.27	S 46°36'50" E
C29	58°27'42"	50.00	51.02	48.83	27.98	N 45°45'28" E

MAGNETIC
M.B. 17 PG. 614

LOCATION MAP
(NOT TO SCALE)





NOTES & LEGEND

1. SURVEYED JUNE OF 1996
2. AREA COMPUTED BY COORDINATE METHOD
3. ALL DISTANCES ARE HORIZONTAL
4. FOR REFERENCE SEE D.B. 277 PG. 456, M.B. 17 PG. 14.
5. CURVE DATA ALONG N.C.S.R. 1437 WAS TAKEN FROM PLANS PROVIDED BY THE N.C.D.O.T.
6. THIS PROPERTY IS ZONED PD
7. ALL LOTS TO BE SERVED BY INDIVIDUAL SEPTIC SYSTEMS.
8. WATER PROVIDED BY INDIVIDUAL WELLS.
9. 9.168 ACRES TOTAL IN THIS SUBDIVISION.
10. THIS PROPERTY IS NOT LOCATED WITHIN A FLOOD HAZARD AREA.
11. ▫ = CONCRETE CONTROL MONUMENT
12. ● = IRON CORNER SET
13. 1.19 AC. WITHIN STREET RIGHT-OF-WAYS.
14. TOTAL LENGTH OF ALL STREETS IS 854 FT.
15. ALL LOTS ARE TO BE SOLD WITH SEPTIC SYSTEMS INSTALLED.
16. ALL UTILITIES ARE TO BE UNDERGROUND.
17. D.E. & U.E. = DRAINAGE EASEMENT AND UTILITY EASEMENT ALONG THE RIGHT-OF-WAY OF PINE HOLLOW COURT AND BRITLEE COURT
18. THIS MAP SUPERSEDES THE PLAT OF THE PINES AS RECORDED IN MAP BOOK 31 PAGE 3.

BUILDING SETBACKS

FRONT YARD	40'
SIDE YARD	10'
REAR YARD	30'

* MIN. LOT SIZE IS 19,000 S.F.

PLAT REVISED TO CORRECT ERROR ON CALLS FOR LOTS EIGHT AND NINE.

APPROVED
DATE 9-5-96 ALL FISP
ZONING ENFORCEMENT

100' 50' 0 100'
SCALE IN FEET
1" = 100'

CERTIFICATE OF OWNERSHIP, DEDICATION, AND JURISDICTION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER (S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) OWN FREE CONSENT AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER AREAS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHER, I (WE) CERTIFY THAT THE LAND AS SHOWN HEREON IS LOCATED WITHIN THE SUBDIVISION JURISDICTION OF PENDER COUNTY.

8-05-96
DATE

SIGNATURE OF OWNER (S)

CERTIFICATE OF ACCURACY AND MAPPING

I, GREG A. WAYNE, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED AS NOTED HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND AS NOTED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 8,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 5 DAY OF AUG. A.D. 19 96

GREG A. WAYNE RLS L-2876

NORTH CAROLINA, Brunswick COUNTY

I, A NOTARY PUBLIC OF THE COUNTY AND STATE AFORESAID, CERTIFY THAT GREG A. WAYNE, A REGISTERED LAND SURVEYOR, PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE EXECUTION OF THE FOREGOING INSTRUMENT. WITNESS MY HAND AND OFFICIAL STAMP OR SEAL, THIS 5 DAY OF Aug. 19 96

Teresa Bennett
NOTARY PUBLIC
MY COMMISSION EXPIRES 10-5-2001

CERTIFICATE OF REGISTRATION BY REGISTER OF DEEDS

NORTH CAROLINA, Pender COUNTY
THE FOREGOING CERTIFICATE OF Teresa Bennett NOTARY PUBLIC IS CERTIFIED TO BE CORRECT. FILED FOR REGISTRATION THIS 5 DAY OF August 19 96; AT 3:30 O'CLOCK PM AND DULY RECORDED IN MAP BOOK 31 PAGE 7 . slide 419

BY: Joyce M Swicegood.
By Brenda Carlisle, asst.

I CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN AN AREA OF PENDER COUNTY, WHICH HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

8-05-96
GREG A. WAYNE RLS L-2876

CERTIFICATE OF FINAL PLAT APPROVAL

APPROVED BY THE PENDER COUNTY PLANNING BOARD (PENDER COUNTY BOARD OF COMMISIONERS, IF APPLICABLE).

DIRECTOR OF PLANNING DEPARTMENT

8/5/96
DATE

HANOVER DESIGN SERVICES, P.A.
LAND SURVEYORS, ENGINEERS & LAND PLANNERS

319 WALNUT STREET
WILMINGTON, N.C. 28401
PHONE: (910) 343-8002

4918S1-96GW

MB 31-7
Slide 419

MB 31-7
Slide 419

MB 31-7
Slide 419