

McADAMS

The John R. McAdams Company, Inc.
2905 Meridian Parkway
Durham, NC 27713

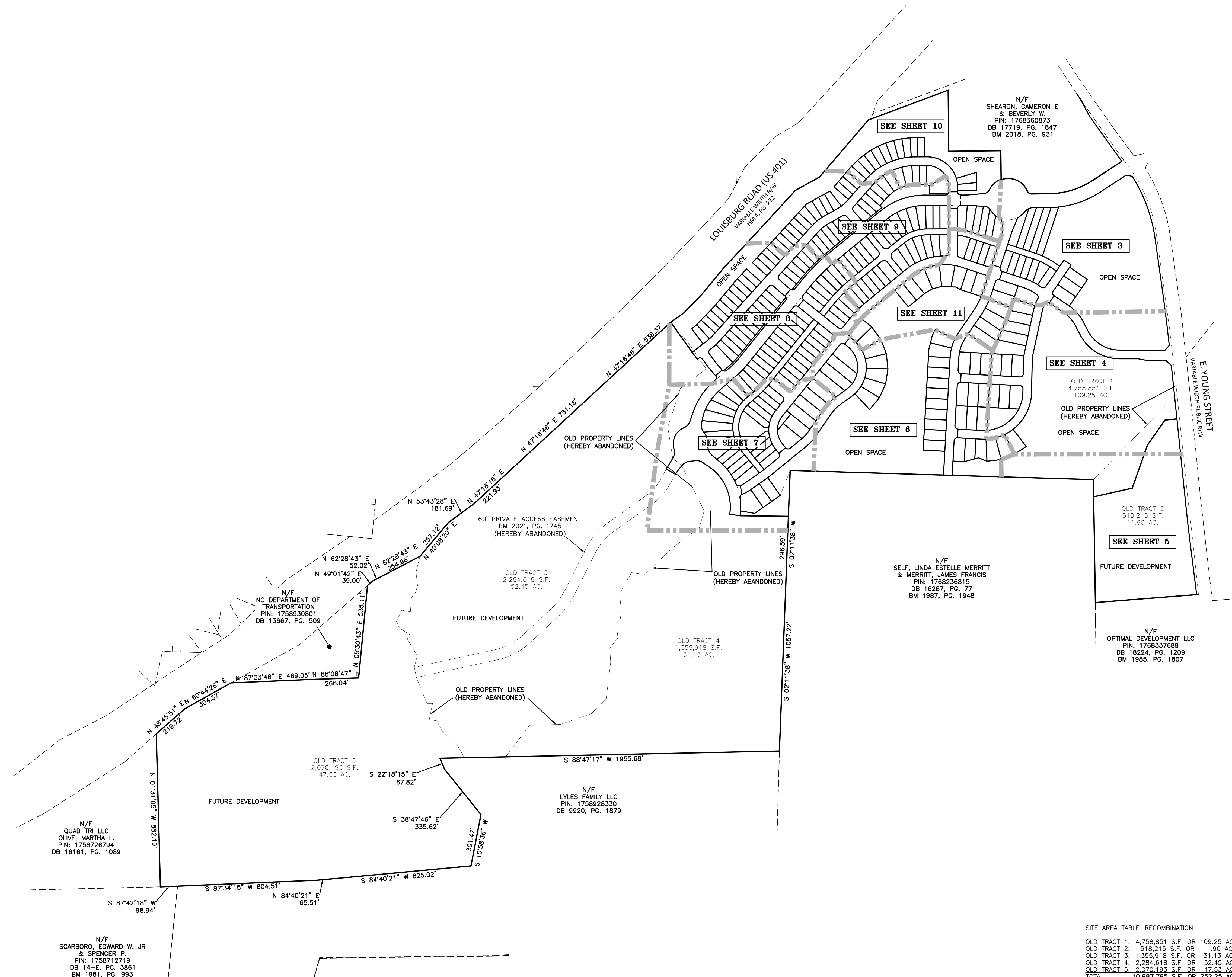
phone 919.361.5000
fax 919.361.2269
license number: C-0293, C-187

www.mcadamsco.com

CLIENT

ASHTON RALEIGH RESIDENTIAL, LLC
5711 SIX FORKS ROAD, SUITE 300
RALEIGH, NC 27609
PHONE: 919.232.3695
CONTACT: BOB MISHLER

THE POINT
PHASES 1, 2, 6 & 9 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



N/F
QUAD TRI LLC
OLIVE, MARTHA L.
PIN: 1758726794
DB 16161, PG. 1089

N/F
SCARBORO, EDWARD W. JR
& SPENCER P.
PIN: 1758712719
DB 14-E, PG. 3861
BM 1981, PG. 993

OLD TRACT 5
2,070,193 S.F.
47.53 AC.

N/F
LYLES FAMILY LLC
PIN: 1758928330
DB 9920, PG. 1879

OLD TRACT 4
1,355,918 S.F.
31.13 AC.

OLD TRACT 3
2,284,618 S.F.
52.45 AC.

N/F
SELF, LINDA ESTELLE MERRITT
& MERRITT, JAMES FRANCIS
PIN: 1768236815
DB 16287, PG. 77
BM 1987, PG. 1948

OLD TRACT 2
518,215 S.F.
11.90 AC.

OLD TRACT 1
4,758,851 S.F.
109.25 AC.

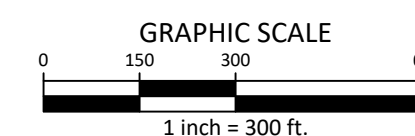
N/F
OPTIMAL DEVELOPMENT LLC
PIN: 1768337689
DB 18224, PG. 1209
BM 1985, PG. 1807

SITE AREA TABLE—RECOMBINATION

OLD TRACT 1: 4,758,851 S.F. OR 109.25 AC.
OLD TRACT 2: 518,215 S.F. OR 11.90 AC.
OLD TRACT 3: 1,355,918 S.F. OR 31.13 AC.
OLD TRACT 4: 2,284,618 S.F. OR 52.45 AC.
OLD TRACT 5: 2,070,193 S.F. OR 47.53 AC.
TOTAL 10,987,795 S.F. OR 252.25 AC.

SITE AREA TABLE—SUBDIVISION

ORIGINAL SITE AREA	252.25 ACRES
LOT AREA (266 LOTS)	39.20 ACRES
OPEN SPACE AREA (12 LOTS)	48.41 ACRES
RIGHT OF WAY AREA	22.24 ACRES
FUTURE DEVELOPMENT	142.39 ACRES
TOTAL	252.25 ACRES



REVISIONS

NO. DATE

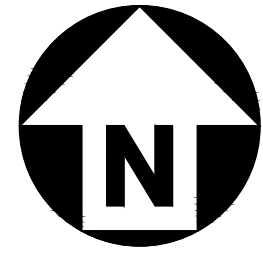
PLAN INFORMATION

PROJECT NO. AWH20000
FILENAME AWH20000-F1
CHECKED BY JBT
DRAWN BY KMM
SCALE 1"=300'
DATE 12.13.2022

SHEET

FINAL PLAT

2-12



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PHASES 1, 2, 6 & 9 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

REVISIONS

NO. DATE

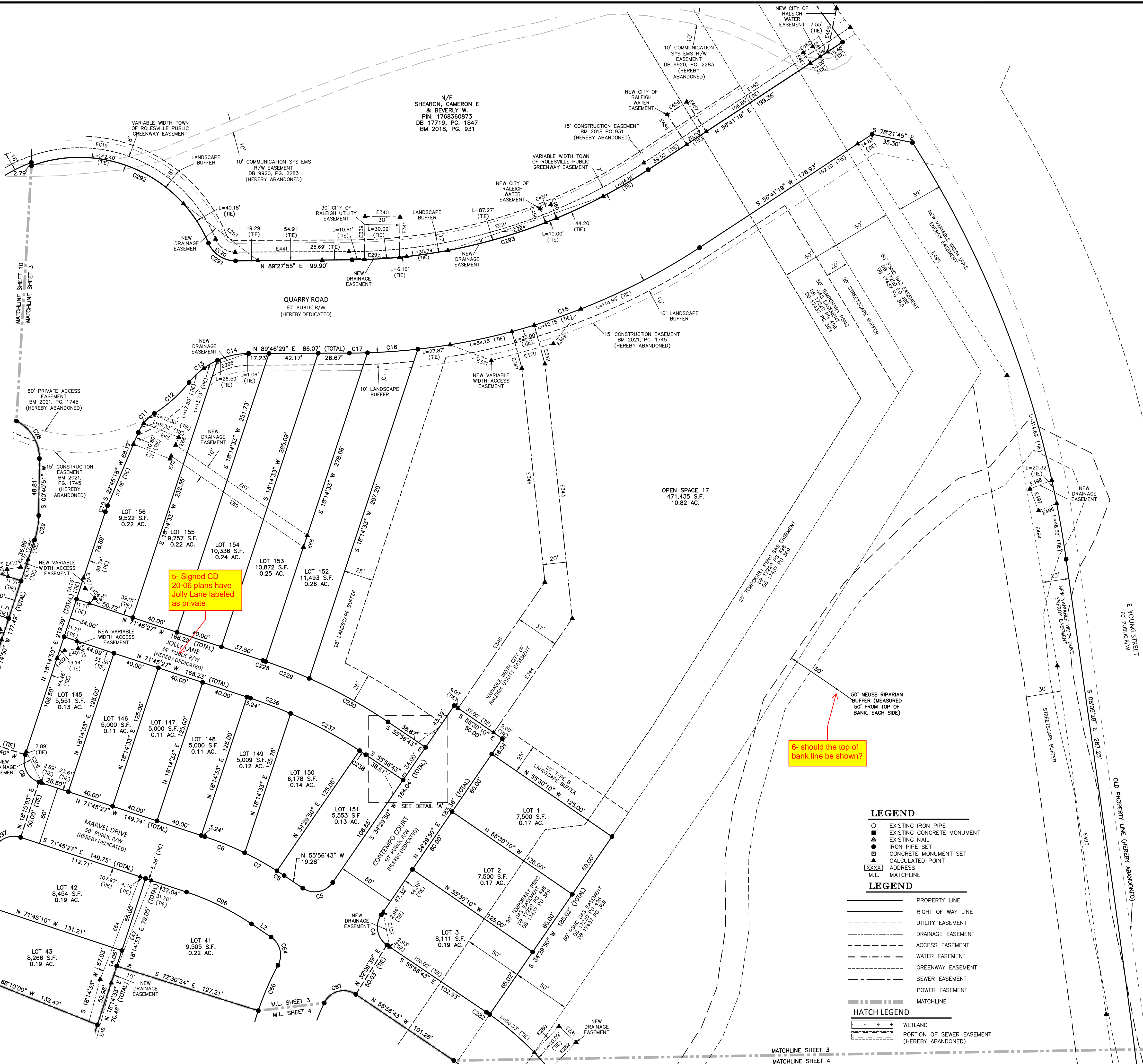
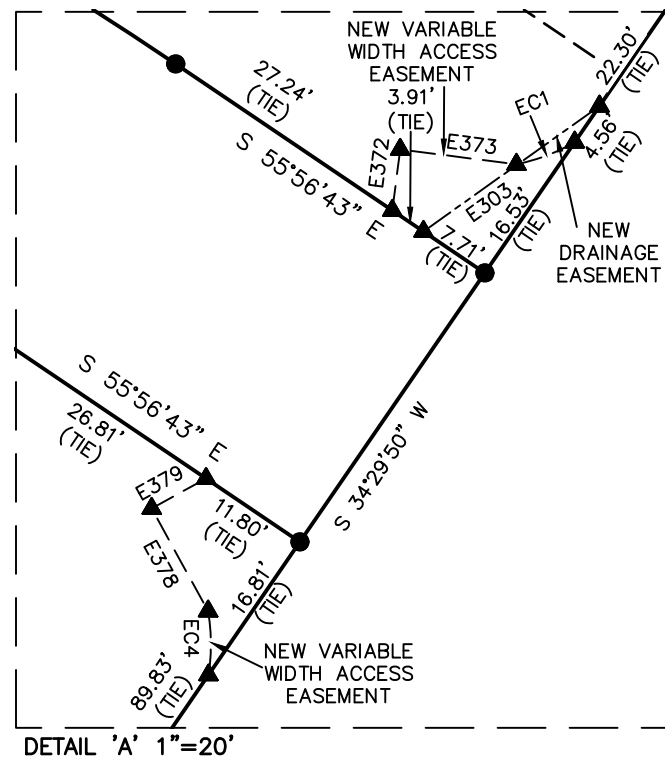
PLAN INFORMATION

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CHECKED BY JBT
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SCALE 1"=40'
DATE 12.13.2022

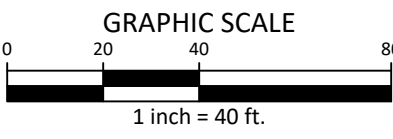
SHEET

FINAL PLAT

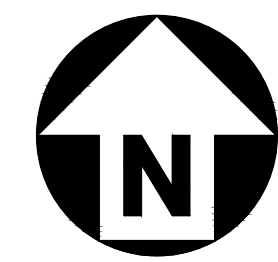
3-12



- LEGEND**
- EXISTING IRON PIPE
 - EXISTING CONCRETE MONUMENT
 - EXISTING NAIL
 - ▲ IRON PIPE SET
 - CONCRETE MONUMENT SET
 - ▲ CALCULATED POINT
 - XXXXX ADDRESS
 - M.L. MATCHLINE
- LEGEND**
- PROPERTY LINE
 - RIGHT OF WAY LINE
 - UTILITY EASEMENT
 - DRAINAGE EASEMENT
 - ACCESS EASEMENT
 - WATER EASEMENT
 - GREENWAY EASEMENT
 - SEWER EASEMENT
 - POWER EASEMENT
 - MATCHLINE
- HATCH LEGEND**
- WETLAND
 - PORTION OF SEWER EASEMENT (HEREBY ABANDONED)



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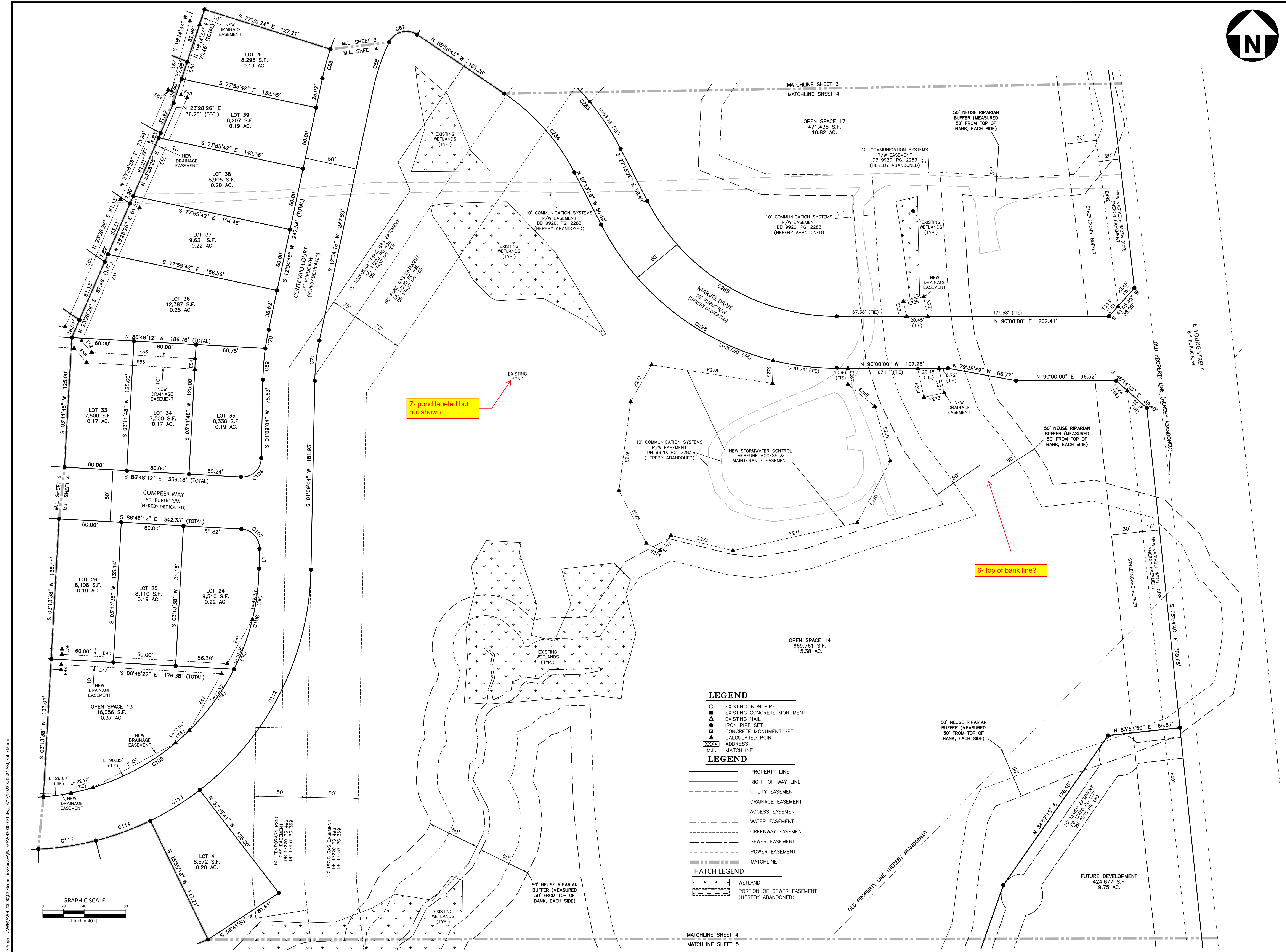
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DATE 12.13.2022

SHEET

FINAL PLAT

4-12



7- pond labeled but not shown

6- top of bank line?

LEGEND

- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- EXISTING NAIL
- ▲ IRON PIPE SET
- CONCRETE MONUMENT SET
- ▲ CALCULATED POINT
- XXXXX ADDRESS
- M.L. MATCHLINE

LEGEND

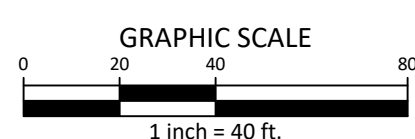
- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- DRAINAGE EASEMENT
- ACCESS EASEMENT
- WATER EASEMENT
- GREENWAY EASEMENT
- SEWER EASEMENT
- POWER EASEMENT
- MATCHLINE

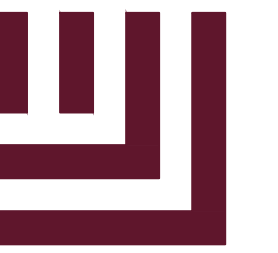
HATCH LEGEND

- WETLAND
- PORTION OF SEWER EASEMENT (HEREBY ABANDONED)

MATCHLINE SHEET 4
MATCHLINE SHEET 5

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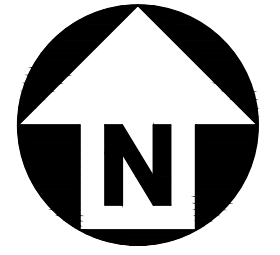
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WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

11- graphic scale?



LEGEND

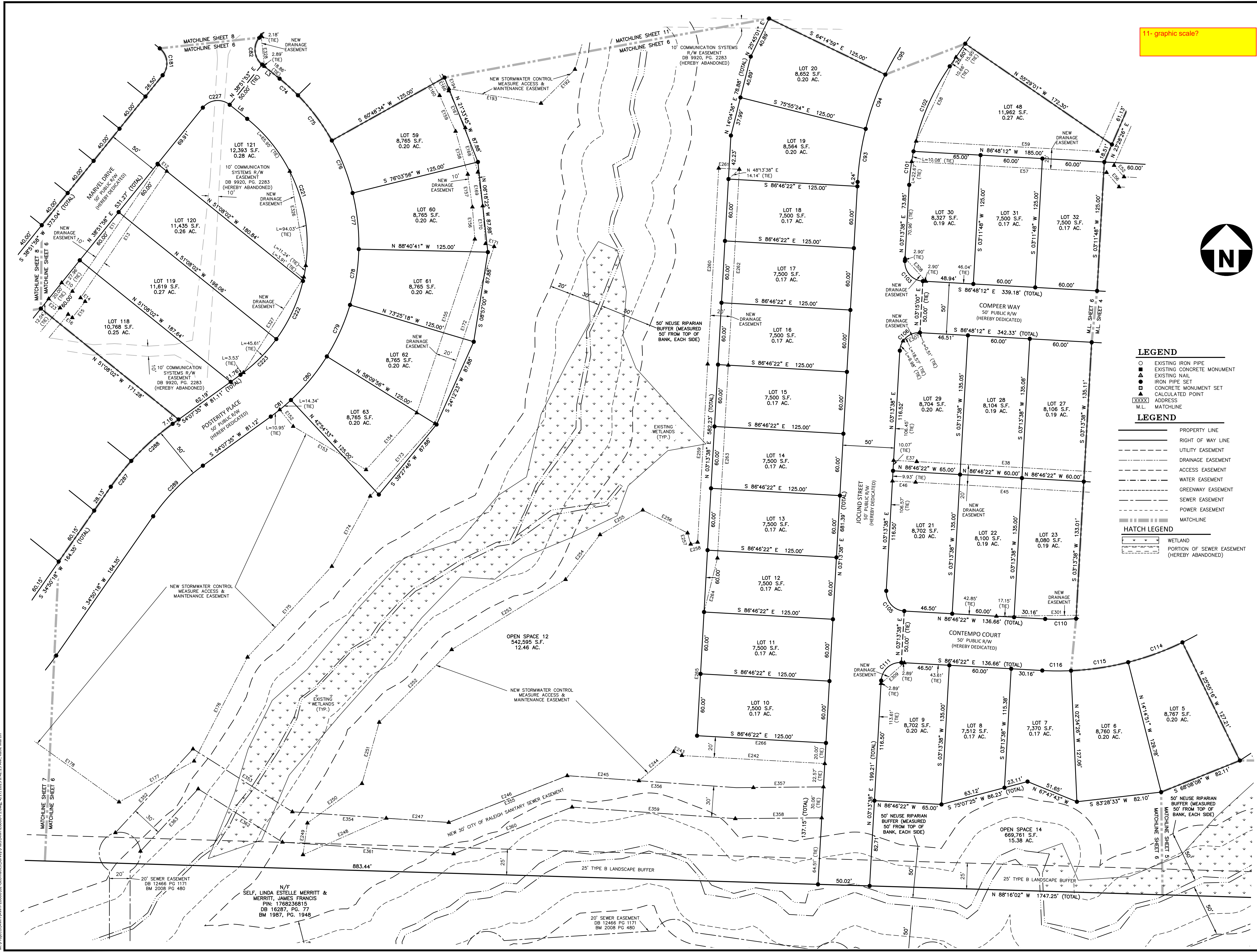
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- EXISTING CONCRETE MONUMENT
- ⊙ EXISTING NAIL
- ⊠ IRON PIPE SET
- ⊡ CONCRETE MONUMENT SET
- ⊛ CALCULATED POINT
- XXXX ADDRESS
- M.L. MATCHLINE

LEGEND

- PROPERTY LINE
- RIGHT OF WAY LINE
- UTILITY EASEMENT
- - - DRAINAGE EASEMENT
- - - ACCESS EASEMENT
- - - WATER EASEMENT
- - - GREENWAY EASEMENT
- - - SEWER EASEMENT
- - - POWER EASEMENT
- - - MATCHLINE

HATCH LEGEND

- [Hatched] WETLAND
- [Hatched] PORTION OF SEWER EASEMENT (HEREBY ABANDONED)



REVISIONS

NO.	DATE

PLAN INFORMATION

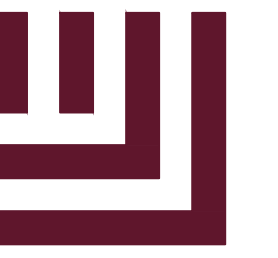
PROJECT NO.	AWH20000
FILENAME	AWH20000-F1
CHECKED BY	JBT
DRAWN BY	KMM
SCALE	1"=40'
DATE	12.13.2022

SHEET

FINAL PLAT

6-12

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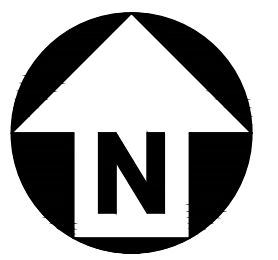
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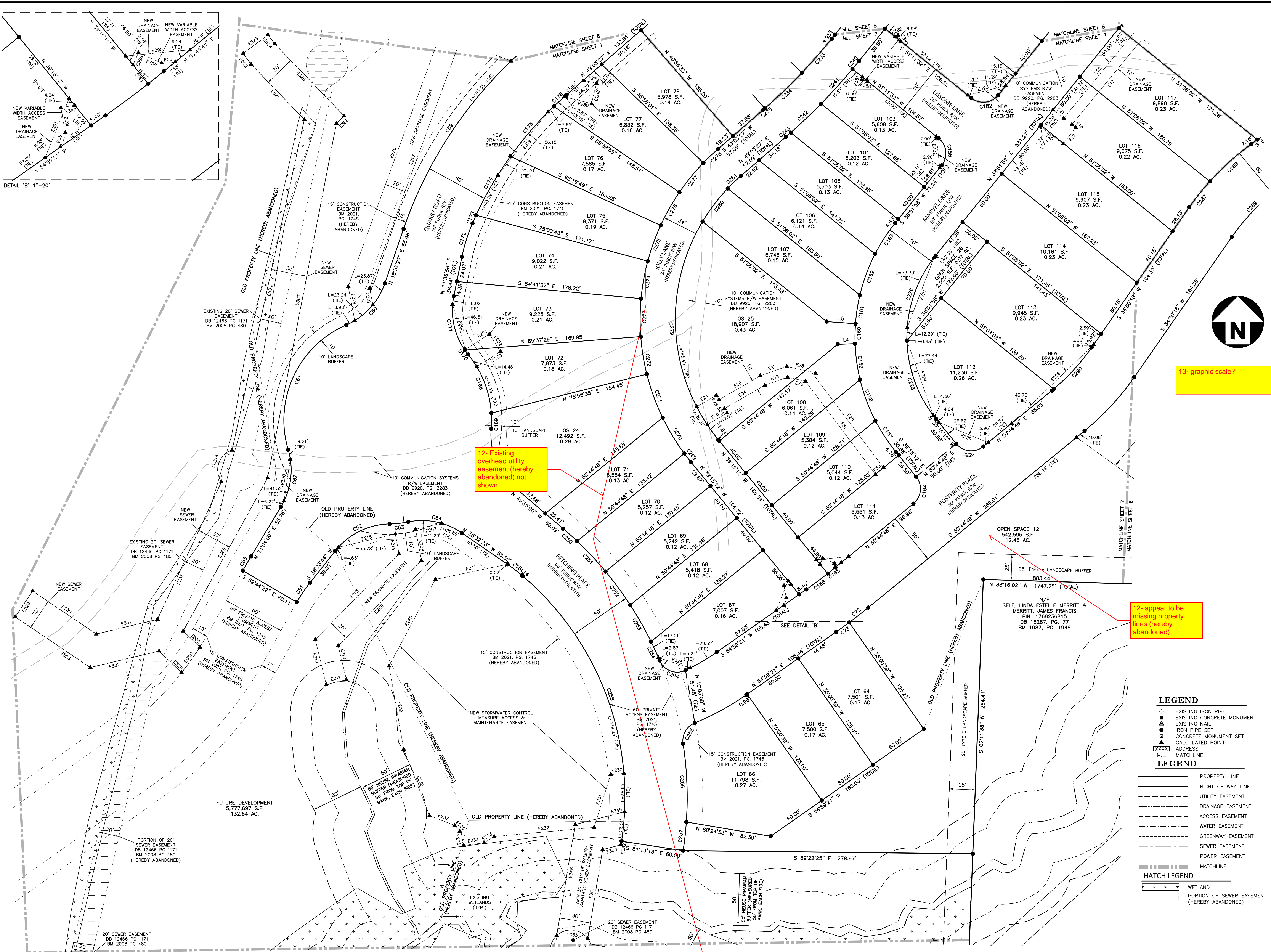
THE POINT
PHASES 1, 2, 6 & 9 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA



13- graphic scale?

12- appear to be missing property lines (hereby abandoned)

12- Existing overhead utility easement (hereby abandoned) not shown



- LEGEND**
- EXISTING IRON PIPE
 - EXISTING CONCRETE MONUMENT
 - ▲ EXISTING NAIL
 - IRON PIPE SET
 - CONCRETE MONUMENT SET
 - ▲ CALCULATED POINT
 - XXXX ADDRESS
 - M.L. MATCHLINE
- LEGEND**
- PROPERTY LINE
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 - POWER EASEMENT
 - MATCHLINE
- HATCH LEGEND**
- WETLAND
 - PORTION OF SEWER EASEMENT (HEREBY ABANDONED)

REVISIONS

NO. DATE

PLAN INFORMATION

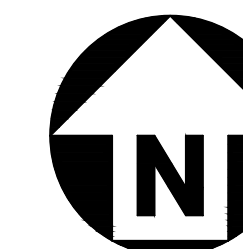
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DATE 12.13.2022

SHEET

FINAL PLAT

7-12

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RALEIGH, NC 27609
PHONE: 919.232.3695
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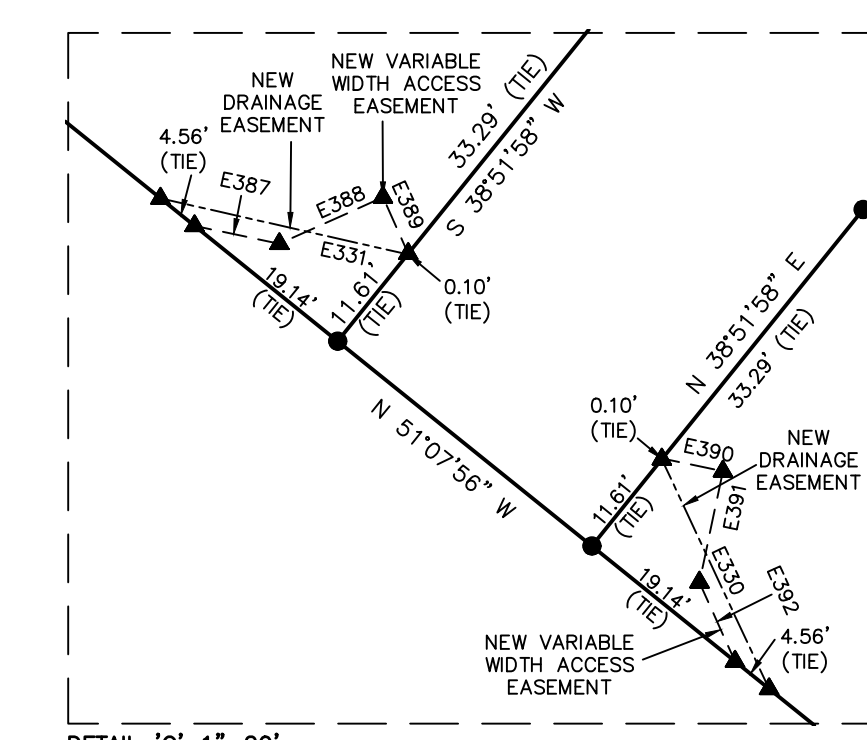
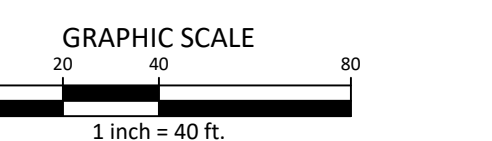
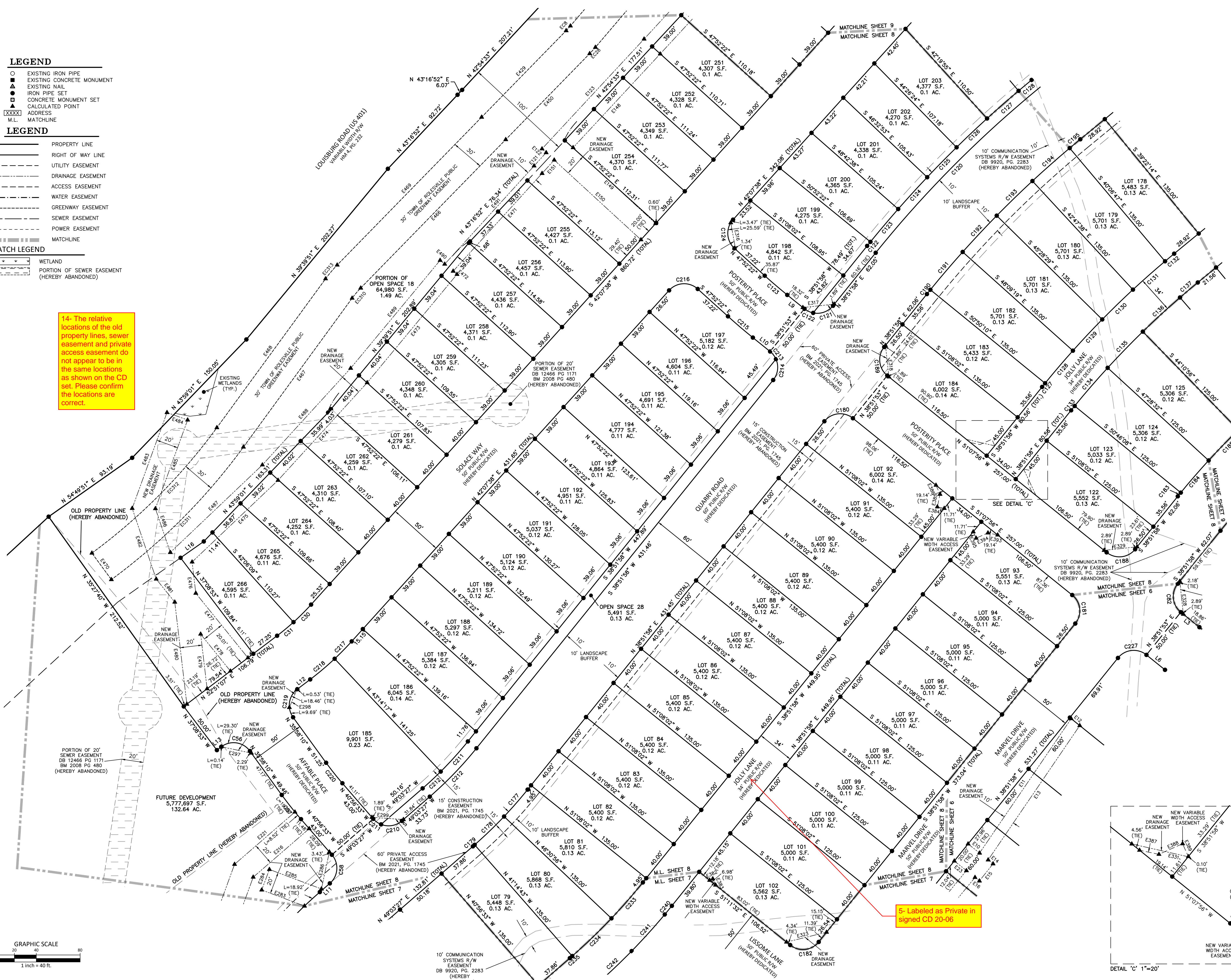
THE POINT
PHASES 1, 2, 6 & 9 SUBDIVISION PLAT
EAST YOUNG STREET
WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

- LEGEND**
- EXISTING IRON PIPE
 - EXISTING CONCRETE MONUMENT
 - ▲ EXISTING NAIL
 - IRON PIPE SET
 - CONCRETE MONUMENT SET
 - ▲ CALCULATED POINT
 - XXXX ADDRESS
 - M.L. MATCHLINE

- LEGEND**
- PROPERTY LINE
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 - - - GREENWAY EASEMENT
 - - - SEWER EASEMENT
 - - - POWER EASEMENT
 - - - MATCHLINE

- HATCH LEGEND**
- WETLAND
 - PORTION OF SEWER EASEMENT (HEREBY ABANDONED)

14- The relative locations of the old property lines, sewer easement and private access easement do not appear to be in the same locations as shown on the CD set. Please confirm the locations are correct.



REVISIONS

NO. DATE

PLAN INFORMATION

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FILENAME AWH20000-F1
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DATE 12.13.2022

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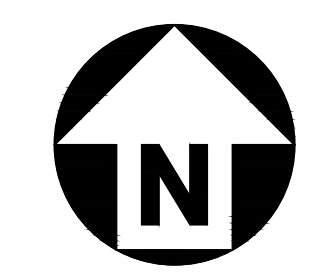
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SCALE 1"=40'
DATE 12.13.2022

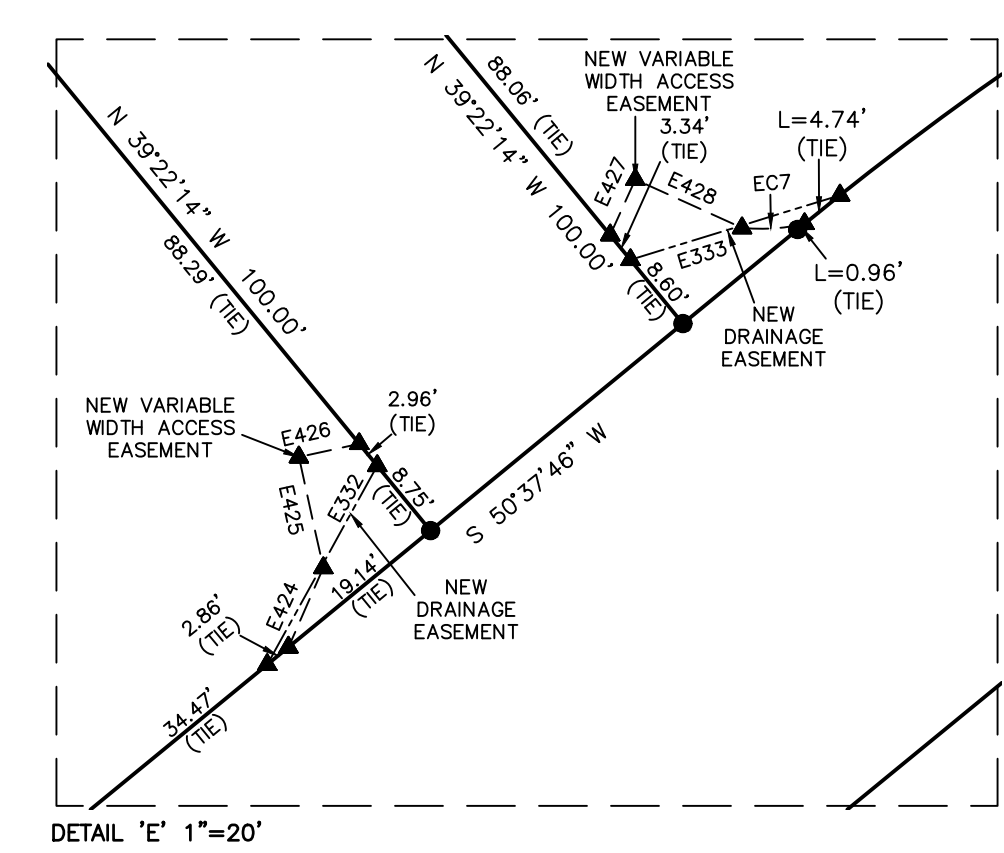
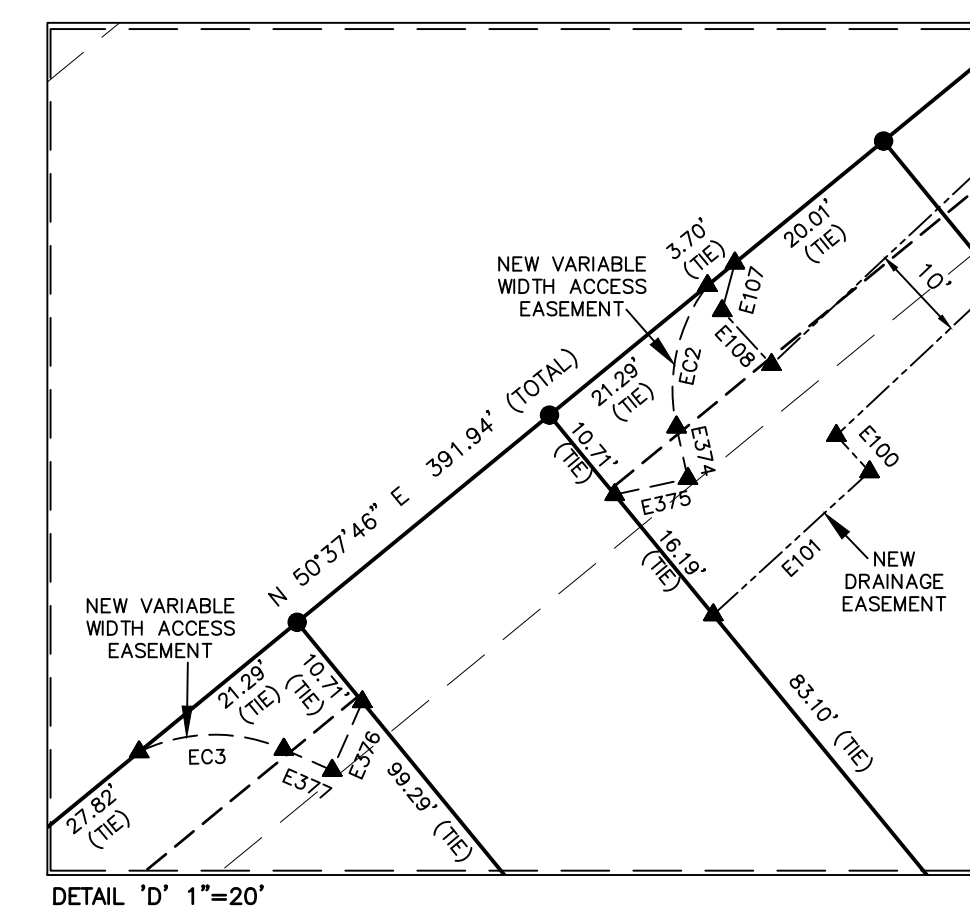
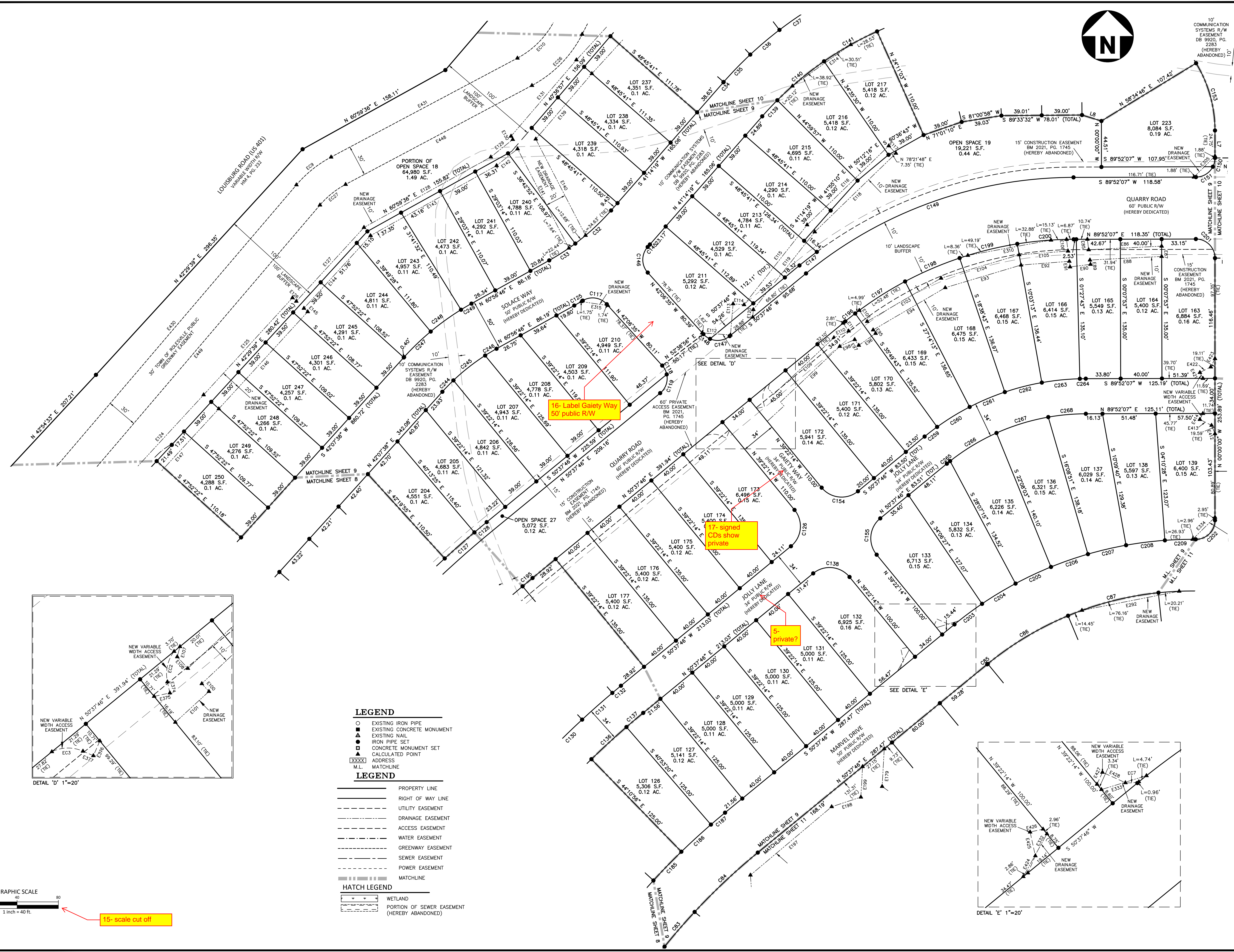
SHEET

FINAL PLAT

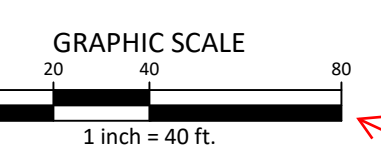
9-12



10'
COMMUNICATION
SYSTEMS R/W
EASEMENT
DB 9920, PG.
2283
(HEREBY
ABANDONED)
10'



- LEGEND**
- EXISTING IRON PIPE
 - EXISTING CONCRETE MONUMENT
 - ▲ EXISTING NAIL
 - IRON PIPE SET
 - CONCRETE MONUMENT SET
 - ▲ CALCULATED POINT
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 - SEWER EASEMENT
 - POWER EASEMENT
 - MATCHLINE
- HATCH LEGEND**
- WETLAND
 - PORTION OF SEWER EASEMENT (HEREBY ABANDONED)



15- scale cut off

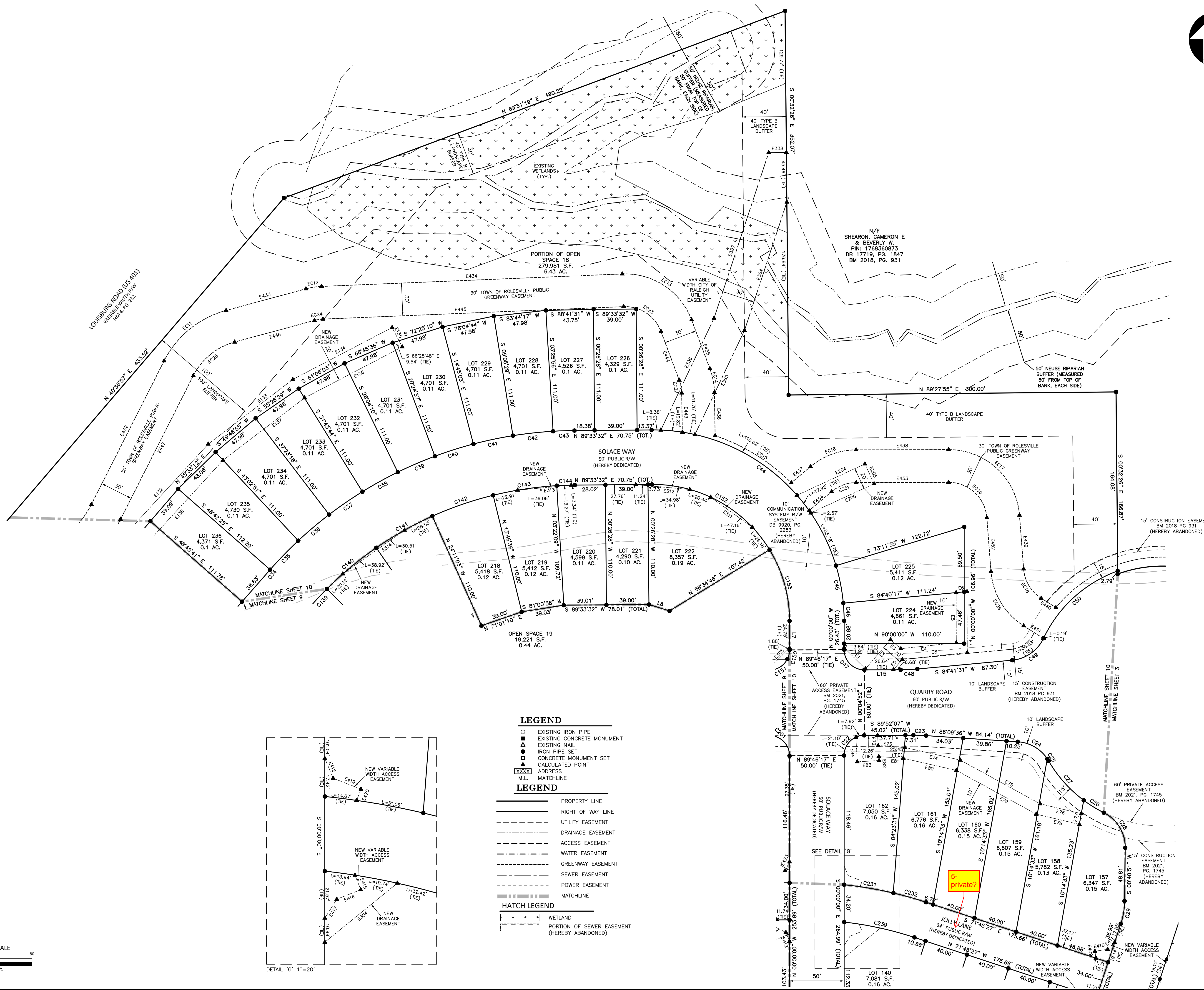
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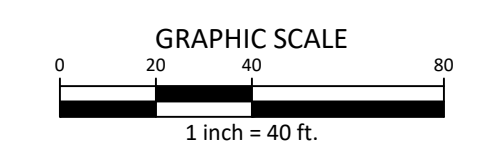
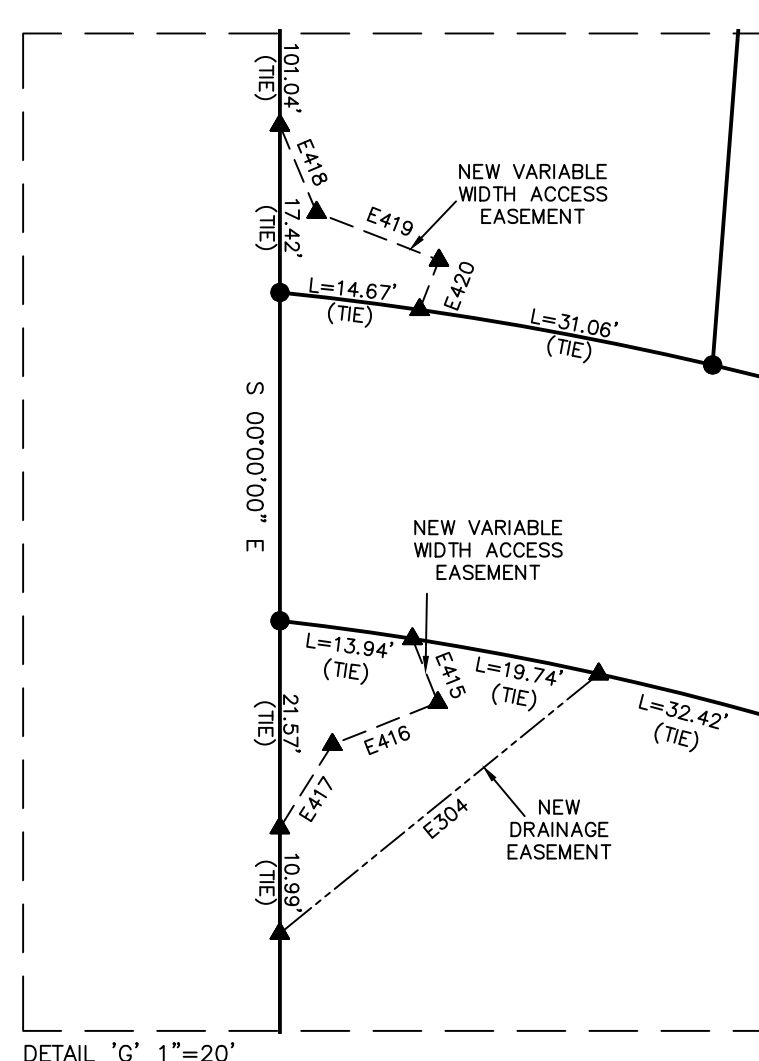
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- EXISTING IRON PIPE
 - EXISTING CONCRETE MONUMENT
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- HATCH LEGEND**
- [Hatched Box] WETLAND
 - [Hatched Box] PORTION OF SEWER EASEMENT (HEREBY ABANDONED)



REVISIONS

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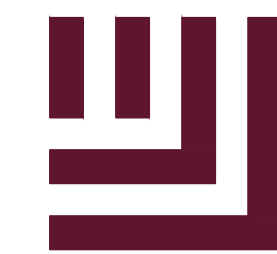
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18- north arrow? graphic scale?



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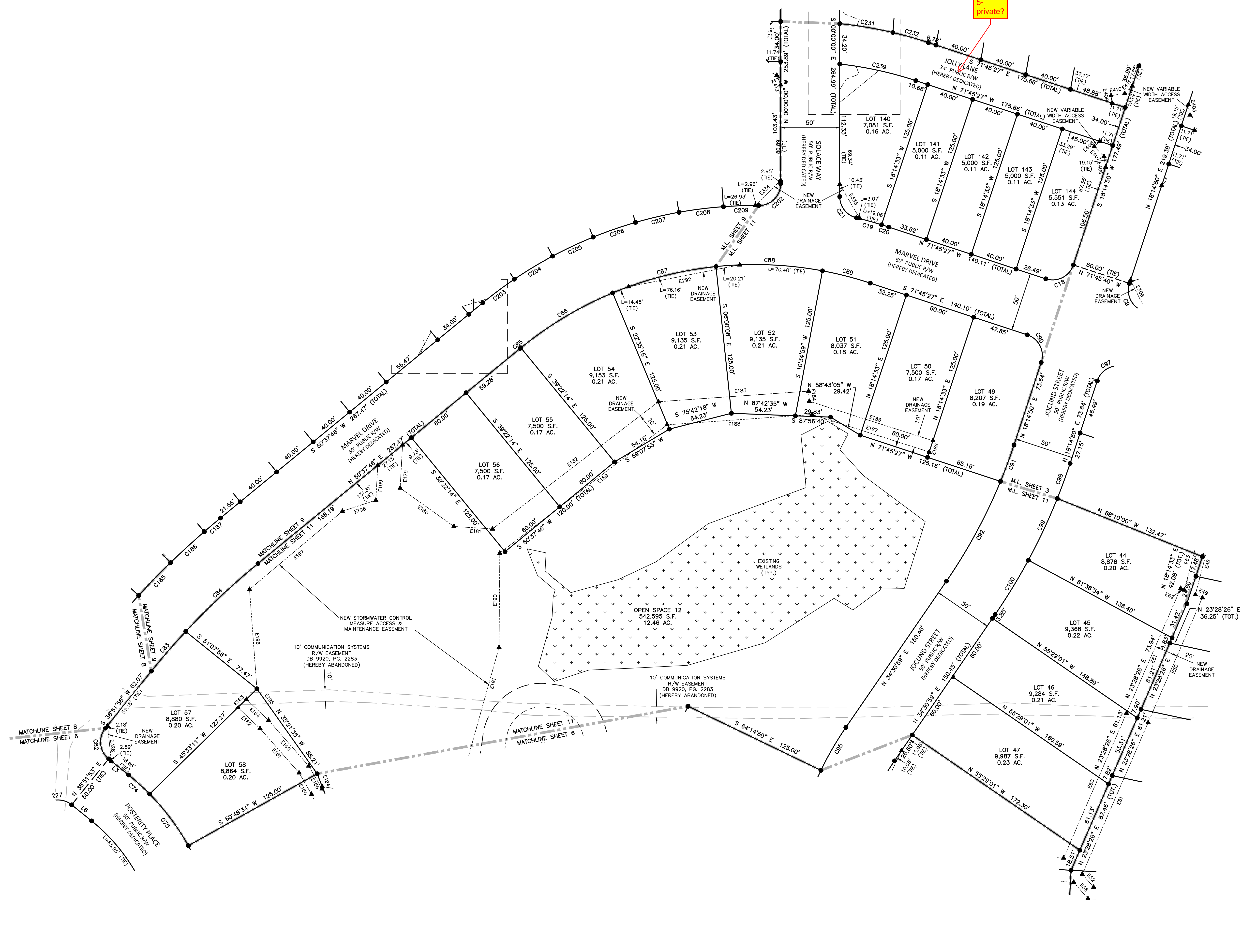
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LEGEND

- EXISTING IRON PIPE
- EXISTING CONCRETE MONUMENT
- ▲ EXISTING NAIL
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- XXXXX ADDRESS
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HATCH LEGEND

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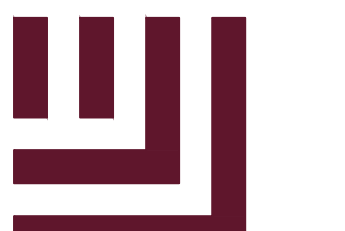
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FINAL PLAT

11-12

M:\Projects\AWH\AWH-20000\02-Geomatics\Survey\Phase\AWH20000-F1.dwg, 4/17/2023 8:42:51 AM, Katie Martin



McAdams

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THE POINT PHASES 1, 2, 6 & 9 SUBDIVISION PLAT EAST YOUNG STREET WAKE FOREST TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

Table with columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains curve data for curves C1 through C138.

Table with columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains curve data for curves C139 through C295.

Table with columns: CURVE, RADIUS, ARC LENGTH, CHORD BEARING, CHORD LENGTH. Contains curve data for curves C296 through C450.

Table with columns: LINE, BEARING, DISTANCE. Contains line data for lines E1 through E138.

Table with columns: LINE, BEARING, DISTANCE. Contains line data for lines E139 through E295.

Table with columns: LINE, BEARING, DISTANCE. Contains line data for lines E296 through E450.

REVISIONS

Table with columns: NO., DATE. Contains revision information.

PLAN INFORMATION

PROJECT NO. AWH20000 FILENAME AWH20000-F1 CHECKED BY JBT DRAWN BY KMM SCALE 1"=40' DATE 12.13.2022 SHEET

FINAL PLAT

12-12