

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF ROLESVILLE 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, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER AND WATER LINES TO THE CITY OF RALEIGH PUBLIC UTILITIES AND STORM SEWER TO THE TOWN OF ROLESVILLE.

OWNER: WALLBROOK LANDCO LLC

Signed by: J. Austin Williams 7/9/2026
SIGNATURE PRINT NAME DATE

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OWNER: WALLBROOK CSTORE LLC

Signed by: J. Austin Williams 7/9/2026
SIGNATURE PRINT NAME DATE

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF ROLESVILLE, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE LDA OF THE TOWN OF ROLESVILLE FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY.

Signed by: Michele Raby 7/10/2026
LDA TOWN OF ROLESVILLE NORTH CAROLINA DATE

I, MICHELE RABY, REVIEW OFFICER OF THE TOWN OF ROLESVILLE, WAKE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Signed by: Michele Raby 7/10/2026
REVIEW OFFICER DATE

GENERAL NOTES

- A FIELD—RUN BOUNDARY SURVEY WAS PERFORMED BY JOHNSON, MIRMIRAN & THOMPSON FROM DECEMBER 2019 THROUGH MARCH 2020.
- THE SURVEY IS REFERENCED TO THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM, NAD83(2001) BASED ON FIELD TIES TO NGS MONUMENTS "TOMS" (PID EZ2419) AND "SCARBORO" (PID EZ2420).
- ALL DISTANCES ARE HORIZONTAL GROUND.
- THE SUBJECT PROPERTY IS LOCATED IN FLOOD ZONE X AS SHOWN ON THE NATIONAL FLOOD INSURANCE RATE MAP (FIRM) FOR WAKE COUNTY, NORTH CAROLINA, PANEL 1758, MAP NO. 3720175800K, WITH AN EFFECTIVE DATE OF JULY 19, 2022.
- ROLESVILLE PROJECT NUMBER: FSP—26—0003
- RELATED PROJECT NUMBERS:
 - SUP 20—02: SPECIAL USE PERMIT
 - ANX 21—06: ANNEXATION
 - PR 21—04 REVISED: INITIAL PRELIMINARY SUBDIVISION PLAT
 - MA 21—09: REZONING
 - CID 23—01: WALLBROOK ROADWAY IMPROVEMENTS (VIRGINIA WATER DRIVE & WALLBROOK DRIVE)
 - CID 23—04: WALLBROOK ROADWAY IMPROVEMENTS (VIRGINIA WATER DRIVE EXTENSION)
 - FSP 23—10: INTERMEDIATE FINAL PLAT
 - PSP 26—01: LOT 9 DIVISION

7. ZONING: GC—CZ (GENERAL COMMERCIAL)
SETBACKS: FRONT 20'
SIDE 15'
REAR 35'
CORNER 25'

8. OWNER: WALLBROOK LANDCO LLC
C/O AUSTIN WILLIAMS
3 KEEL STREET, SUITE 2
WRIGHTSVILLE BEACH, NC 28480
D.B. 18104 PG 920
PIN# 1758465891

9. DEVELOPER: WALLBROOK LANDCO LLC
C/O AUSTIN WILLIAMS
3 KEEL STREET, SUITE 2
WRIGHTSVILLE BEACH, NC 28480

10. ENGINEER: ARK CONSULTING GROUP, PLLC
925—A CONFERENCE DRIVE
GREENVILLE, NC 27858
(252) 558—0888

11. RIGHT—OF—WAY RESERVATION (0.3212 ACRES) PER B.M. 2024 PG 1691—1692 IS HEREBY DEDICATED TO THE TOWN OF ROLESVILLE.

12. LINEAR LENGTH OF NEW PUBLIC RIGHT—OF—WAY BEING DEDICATED: 208'

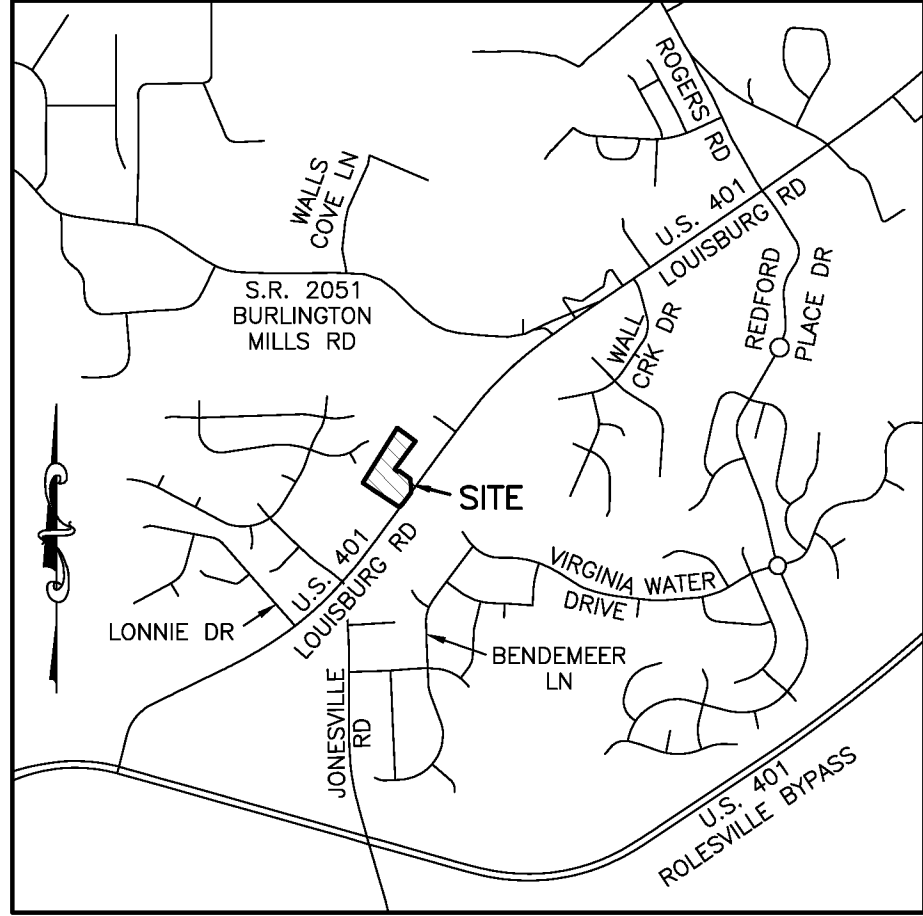
13. AREAS CALCULATED BY COORDINATE METHOD.

SURVEYOR'S CERTIFICATE

I, DANIEL E. SCHILLING, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION BASED ON THE DEED DESCRIPTION RECORDED IN BOOK 18104, PAGE 920, WAKE COUNTY REGISTRY; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN THE REFERENCES SHOWN HEREON; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED IS 1:34,300; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47—30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 9TH DAY OF JULY, A.D., 2026.

I, DANIEL E. SCHILLING, FURTHER CERTIFY 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.

Signed by: Daniel E. Schilling 7/9/2026
, PLS #L—5440



VICINITY MAP
SCALE: 1"=2000'

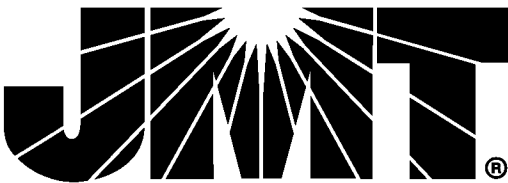
REFERENCES

D.B. 18104 PG 920
D.B. 18992 PG 406
B.M. 2023 PG 1603—1604
B.M. 1996 PG 187

AREA TABULATION

	AREA (AC.)	MAX. BUA (85%)	PLANNED USE
LOT 9A	0.8954	0.76 AC.	COMMERCIAL
LOT 9B	1.0807	0.92 AC.	COMMERCIAL
LOT 10	3.1289	2.66 AC.	COMMERCIAL

TOTAL: 5.1050 4.34 AC.
(0.3212 ACRE RIGHT—OF—WAY DEDICATION IS NOT A PART OF TRACT 'A')



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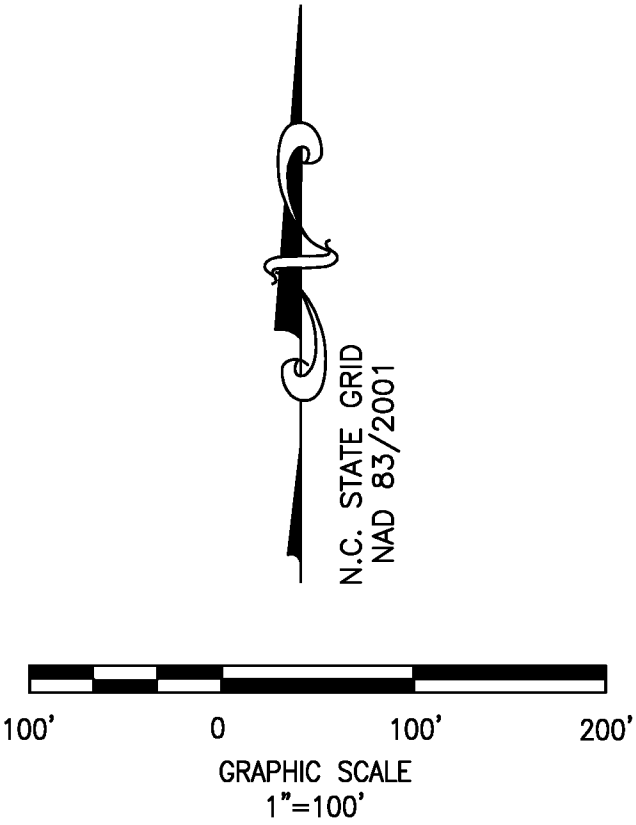
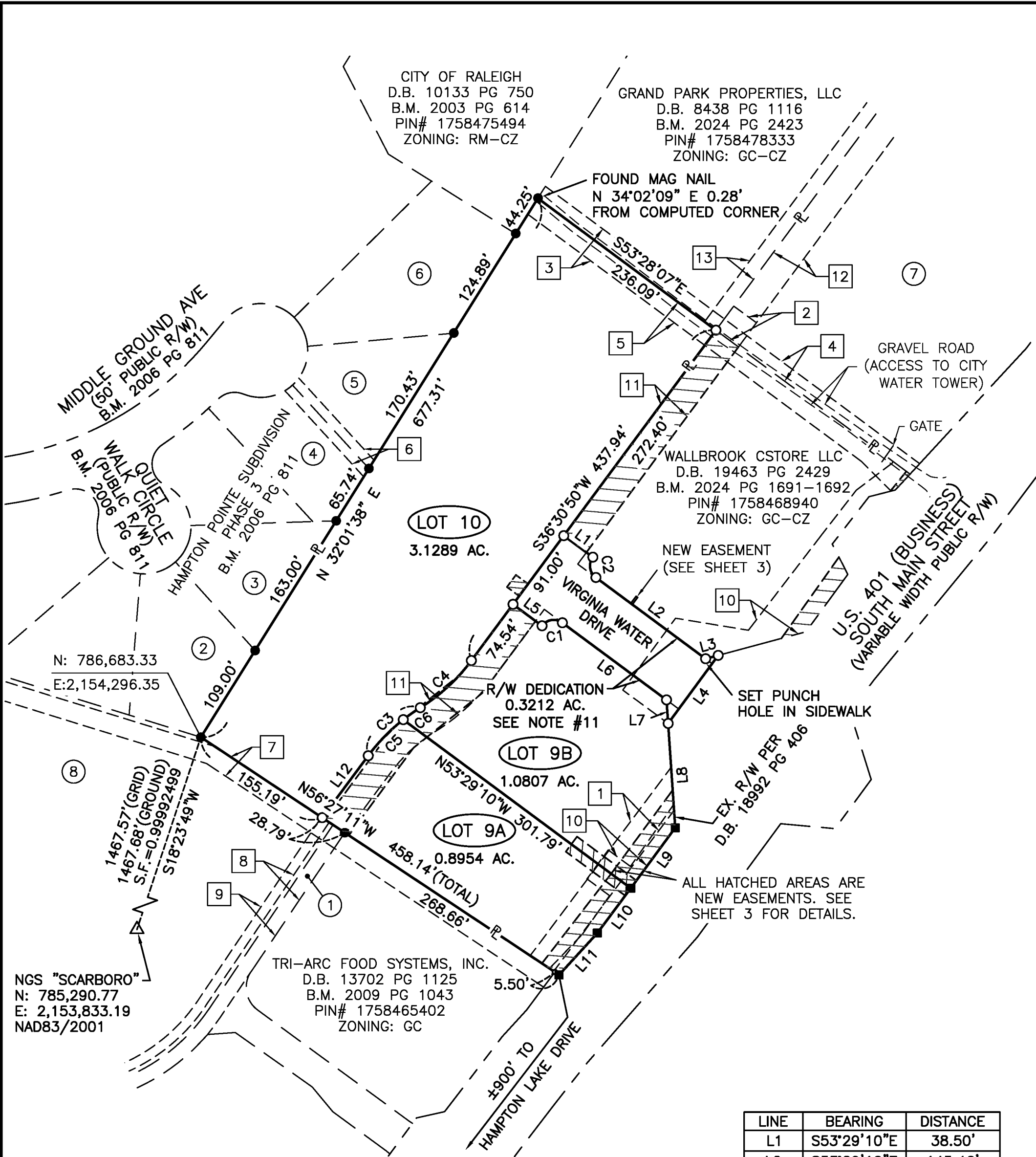
REVISION #	DATE	REASON FOR REVISION
1	03—11—2026	PER TOWN COMMENTS
2	05—20—2026	DIVDED LOT 9, ADDED EASEMENTS

FINAL SUBDIVISION PLAT
WALLBROOK — PARIS TRACT
A DIVISION OF TRACT 'A' OF THE INTERMEDIATE SUBDIVISION
PLAT RECORDED IN B.M. 2023 PG 1603—1604
TOWN OF ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

DRAWN BY: JSZ	CASE #: FSP—26—0003	
CHECKED BY: DES	CONTRACT#:	JMT#: 26—00360—001
PLAT DATE: 01/28/2026	SCALE: 1"=100'	SHEET 1 OF 3

FSP—26—0003 Submitted electronically by "Alexander Ricks PLLC" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Wake County Register of Deeds.





EXISTING EASEMENTS

- 1 30' EASEMENT TO WAKE ELECTRIC MEMBERSHIP CORP. D.B. 3868 PG 917
- 2 30' CITY OF RALEIGH SANITARY SEWER EASEMENT B.M. 2024 PG 2423
- 3 INGRESS/EGRESS EASEMENT D.B. 10105 PG 778
- 4 15' UTILITY EASEMENT B.M. 2003 PG 614
- 5 20' UTILITY EASEMENT B.M. 2003 PG 614
- 6 20' DRAINAGE EASEMENT B.M. 2006 PG 811
- 7 20' CITY OF RALEIGH SEWER EASEMENT B.M. 2004 PG 342-344
- 8 20' CITY OF RALEIGH SEWER EASEMENT B.M. 2009 PG 1043
- 9 30' CROSS ACCESS EASEMENT B.M. 2009 PG 1043
- 10 TEMPORARY CONSTRUCTION EASEMENT TO DEPARTMENT OF TRANSPORTATION D.B. 18992 PG 406
- 11 APPROX. LOCATION OF CROSS ACCESS EASEMENT D.B. 18988 PG 1102
- 12 20' CROSS ACCESS EASEMENT B.M. 2024 PG 2423
- 13 15' GREENWAY EASEMENT B.M. 2024 PG 2423

ADJOINING PROPERTY OWNERS

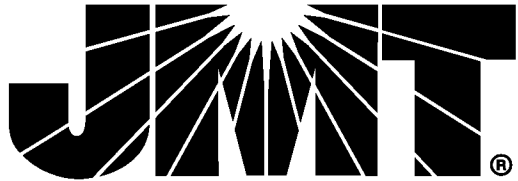
- 1 HAMPTON POINTE ASSOCIATES, LLC D.B. 10051 PG 530 B.M. 2022 PG 1722 PIN# 1758461044 ZONING: GC
- 2 FLORA A. DIAZ & HEIDY J. GARCIA D.B. 20146 PG 2753 B.M. 2006 PG 811 PIN# 1758462777 ZONING: RM-CZ
- 3 GLENN E. CRUICKSHANK & KRISTEN L. CRUICKSHANK D.B. 12952 PG 1672 B.M. 2006 PG 811 PIN# 1758463846 ZONING: RM-CZ
- 4 AMBOKA BUMBA & ANNIE MANTINGU BUMBA D.B. 12725 PG 1212 B.M. 2006 PG 811 PIN# 1758463999 ZONING: RM-CZ
- 5 ERIKA JOAN FUHRER & JOHN WILLIAM DE PIERRO D.B. 19867 PG 1614 B.M. 2006 PG 811 PIN# 1758474075 ZONING: RM-CZ
- 6 JORGE ROMERO PEREZ D.B. 19487 PG 1394 B.M. 2006 PG 811 PIN# 1758475117 ZONING: RM-CZ
- 7 GRAND PARK PROPERTIES, LLC D.B. 8438 PG 1116 B.M. 2024 PG 2423 PIN# 1758570146 ZONING: GC-CZ
- 8 CHARTER DEVELOPMENT COMPANY, L.L.C. D.B. 16960 PG 2285 B.M. 2017 PG 2265-2267 PIN# 1758369359 ZONING: GC

LEGEND

- = FOUND IRON PIPE (UNLESS OTHERWISE NOTED)
- = SET IRON PIN (UNLESS OTHERWISE NOTED)
- = FOUND RIGHT-OF-WAY MONUMENT
- = DIMENSION POINT (NOTHING SET)
- ① = KEYNOTE - SEE PROPERTY OWNER TABLE
- 1 = KEYNOTE - SEE EXISTING EASEMENT TABLE
- ▨ = NEW EASEMENT - SEE SHEET 3
- P = PROPERTY LINE
- R/W = RIGHT-OF-WAY
- = SUBJECT PARCEL PROPERTY LINE
- - - = RIGHT-OF-WAY LINE
- - - = ADJOINING PROPERTY LINE (NOT SURVEYED)
- - - = EASEMENT LINE

LINE	BEARING	DISTANCE
L1	S53°29'10"E	38.50'
L2	S53°29'10"E	145.46'
L3	N74°59'26"E	13.90'
L4	S36°20'17"W	90.00'
L5	S53°29'10"E	38.50'
L6	S53°29'10"E	138.09'
L7	S03°55'42"E	25.12'
L8	S03°55'42"E	111.40'
L9	S36°20'17"W	80.00'
L10	S36°41'55"W	59.58'
L11	S42°28'55"W	60.39'
L12	N36°33'58"E	82.23'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	15.50'	24.35'	21.92'	N81°30'50"E	90°00'00"
C2	15.50'	24.35'	21.92'	N08°29'10"W	90°00'00"
C3	202.00'	75.90'	75.46'	S47°19'52"W	21°31'47"
C4	198.00'	74.58'	74.14'	S47°18'17"W	21°34'55"
C5	202.00'	53.73'	53.57'	N44°11'10"E	15°14'25"
C6	202.00'	22.17'	22.16'	N54°57'04"E	6°17'23"



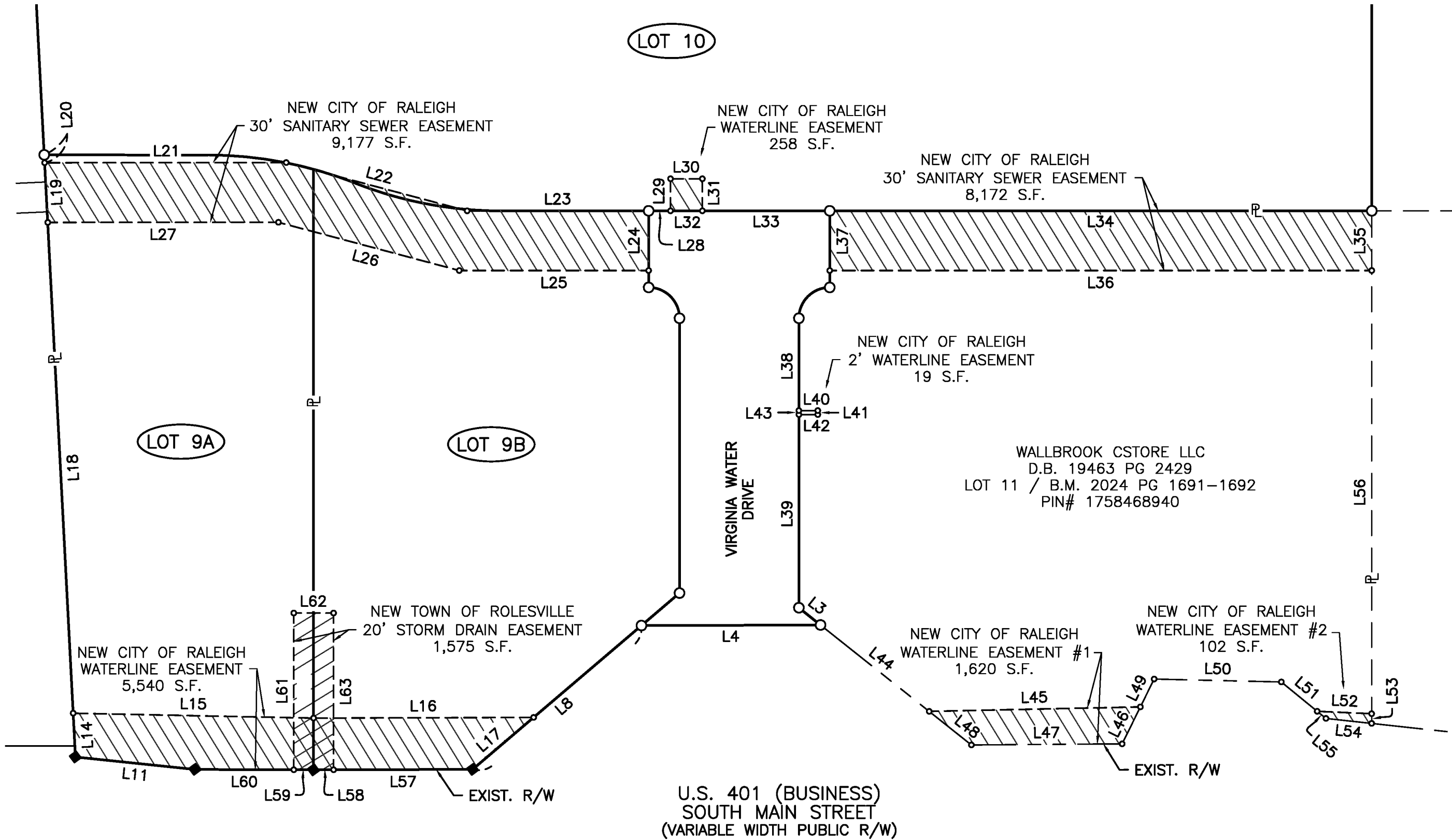
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REVISION #	DATE	REASON FOR REVISION
1	03-11-2026	PER TOWN COMMENTS
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TOWN OF ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

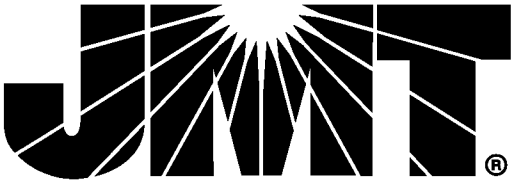
DRAWN BY: JSZ	CASE #: FSP-26-0003
CHECKED BY: DES	CONTRACT#: JMT#: 26-00360-001
PLAT DATE: 01/28/2026	SCALE: 1"=100' SHEET 2 OF 3

FSP-26-0003



LINE	BEARING	DISTANCE
L3	N74°59'26"E	13.90'
L4	S36°20'17"W	90.00'
L8	S03°55'42"E	111.40'
L11	S42°28'55"W	60.39'
L14	N56°27'11"W	22.00'
L15	N37°40'19"E	120.81'
L16	N36°20'17"E	110.61'
L17	S03°55'42"E	40.23'
L18	N56°27'11"W	246.95'
L19	N56°27'11"W	30.04'
L20	N56°27'11"W	3.96'
L21	N36°29'00"E	121.40'
L22	N51°26'20"E	94.08'
L23	N36°30'50"E	91.21'
L24	S53°29'10"E	30.00'
L25	S36°30'50"W	95.14'
L26	S51°26'20"W	94.08'
L27	S36°29'00"W	115.92'
L28	N36°30'50"E	11.00'
L29	N53°29'10"W	16.10'
L30	N36°30'50"E	16.00'
L31	S53°29'10"E	16.10'
L32	S36°30'50"W	16.00'
L33	N36°30'50"E	64.00'
L34	N36°30'50"E	272.40'
L35	S53°28'07"E	30.00'
L36	S36°30'50"W	272.39'

LINE	BEARING	DISTANCE
L37	N53°29'10"W	30.00'
L38	S53°29'10"E	46.39'
L39	S53°29'10"E	97.08'
L40	N36°30'50"E	9.50'
L41	S53°29'10"E	2.00'
L42	S36°30'50"W	9.50'
L43	N53°29'10"W	2.00'
L44	N74°59'26"E	69.75'
L45	N35°18'23"E	106.18'
L46	S27°10'50"E	20.71'
L47	S36°06'10"W	75.75'
L48	S74°59'26"W	27.12'
L49	N27°10'50"W	15.60'
L50	N37°49'21"E	63.91'
L51	N75°45'31"E	23.28'
L52	N39°03'50"E	27.38'
L53	S53°28'07"E	4.87'
L54	S42°44'43"W	23.10'
L55	S75°45'31"W	5.66'
L56	N53°28'07"W	222.69'
L57	S36°20'17"W	69.91'
L58	S36°20'17"W	10.09'
L59	S36°41'55"W	9.91'
L60	S36°41'55"W	49.67'
L61	N53°29'10"W	78.75'
L62	N36°30'50"E	20.00'
L63	S53°29'10"E	78.75'



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TOWN OF ROLESVILLE, WAKE COUNTY, NORTH CAROLINA

DRAWN BY: JSZ	CASE #: FSP-26-0003	
CHECKED BY: DES	CONTRACT#:	JMT#: 26-00360-001
PLAT DATE: 01/28/2026	SCALE: 1"=50'	SHEET 3 OF 3