

- NOTES:**
- 1) THE DESIGNATION NOTED OVER WATER, SANITARY SEWER, GAS OR ELECTRIC LINES ARE LINES ARE FOR THE PURPOSE OF ESTABLISHING THE WIDTH OF SAID EASEMENTS. THE EASEMENTS SHOWN ARE NOT EXCLUSIVE AND WILL PERMIT THE FUTURE INSTALLATION OF WATER, SANITARY SEWER, GAS AND ELECTRIC LINES WITHIN THOSE DESIGNED WIDTHS.
 - 2) THIS PROPERTY IS NOT LOCATED WITHIN A 100 YEAR FLOOD PLAIN AS PER FEMA PANEL NUMBER 372046900U, DATED JULY 7, 2014.
 - 3) 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 ENJOACH WITHIN ANY DEDICATED EASEMENT WITHOUT PRIOR WRITTEN APPROVAL OF THE CITY OF GREENVILLE.
 - 4) MAINTENANCE OF COMMON AREAS (STORM WATER DETENTION POND, LANDSCAPE BERM, MASTER MAIL BOXES ETC.) ARE MAINTAINED BY THE HOME OWNERS ASSOCIATION.
 - 5) ALL EASEMENTS ARE CENTERED ON UTILITIES AS INSTALLED.
 - 6) LOT 12 OF TABERNA PHASE 1, SECTION 1 IS REVISED DUE TO THE CHANGE IN THE RIGHT OF WAY OF JOSH COURT.

CURVE NUMBER	CURVE RADIUS	CURVE LENGTH	CHORD BEARING	CHORD LENGTH
C-1	39.00'	27.07'	S 89°33'12"W	26.53'
C-2	111.00'	8.86'	S 83°08'49"W	8.89'
C-3	25.00'	37.07'	N 58°40'12"W	33.76'
C-4	675.00'	38.45'	N 12°33'40"W	38.44'
C-5	875.00'	86.43'	N 07°18'40"W	86.33'
C-6	775.00'	17.70'	N 04°14'56"W	17.78'
C-7	775.00'	78.90'	N 07°44'56"W	76.87'
C-8	25.00'	17.36'	N 09°18'28"E	17.02'
C-9	25.00'	6.52'	N 36°38'42"E	5.91'
C-10	59.50'	78.23'	N 05°22'50"E	71.12'
C-11	59.50'	56.30'	N 58°28'45"W	54.22'
C-12	59.50'	56.30'	S 71°13'22"W	54.22'
C-13	59.50'	54.97'	S 13°47'14"W	53.03'
C-14	59.50'	54.89'	S 30°00'37"E	52.79'
C-15	25.00'	23.85'	S 37°33'24"E	23.05'
C-16	725.00'	19.60'	S 06°40'07"E	19.80'
C-17	725.00'	87.07'	S 06°14'37"E	87.05'
C-18	725.00'	11.44'	S 04°02'42"E	11.44'
C-19	725.00'	79.11'	S 07°37'23"E	79.07'
C-20	725.00'	43.58'	S 12°29'16"E	43.57'
C-21	25.00'	33.87'	S 24°22'16"W	31.18'
C-22	200.00'	66.06'	S 53°30'18"W	65.70'
C-23	200.00'	26.29'	S 40°17'01"W	26.23'
C-24	150.00'	73.55'	S 60°34'16"W	72.81'
C-25	150.00'	54.52'	S 75°01'46"W	54.22'
C-26	200.00'	51.29'	N 78°05'47"E	51.14'
C-27	200.00'	71.11'	N 60°33'56"E	70.74'
C-28	200.00'	48.37'	N 43°27'07"E	48.28'
C-29	150.00'	118.53'	N 58°46'50"E	113.83'
C-30	89.00'	13.92'	N 80°31'03"E	13.91'
C-31	111.00'	8.83'	N 87°43'11"E	8.83'
C-32	39.00'	27.73'	S 74°11'16"E	27.15'

SITE DATA

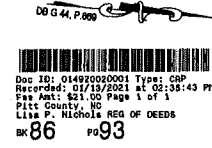
AREA IN TOTAL TRACT.....13.9772 ACRES

NUMBER OF LOTS CREATED.....29

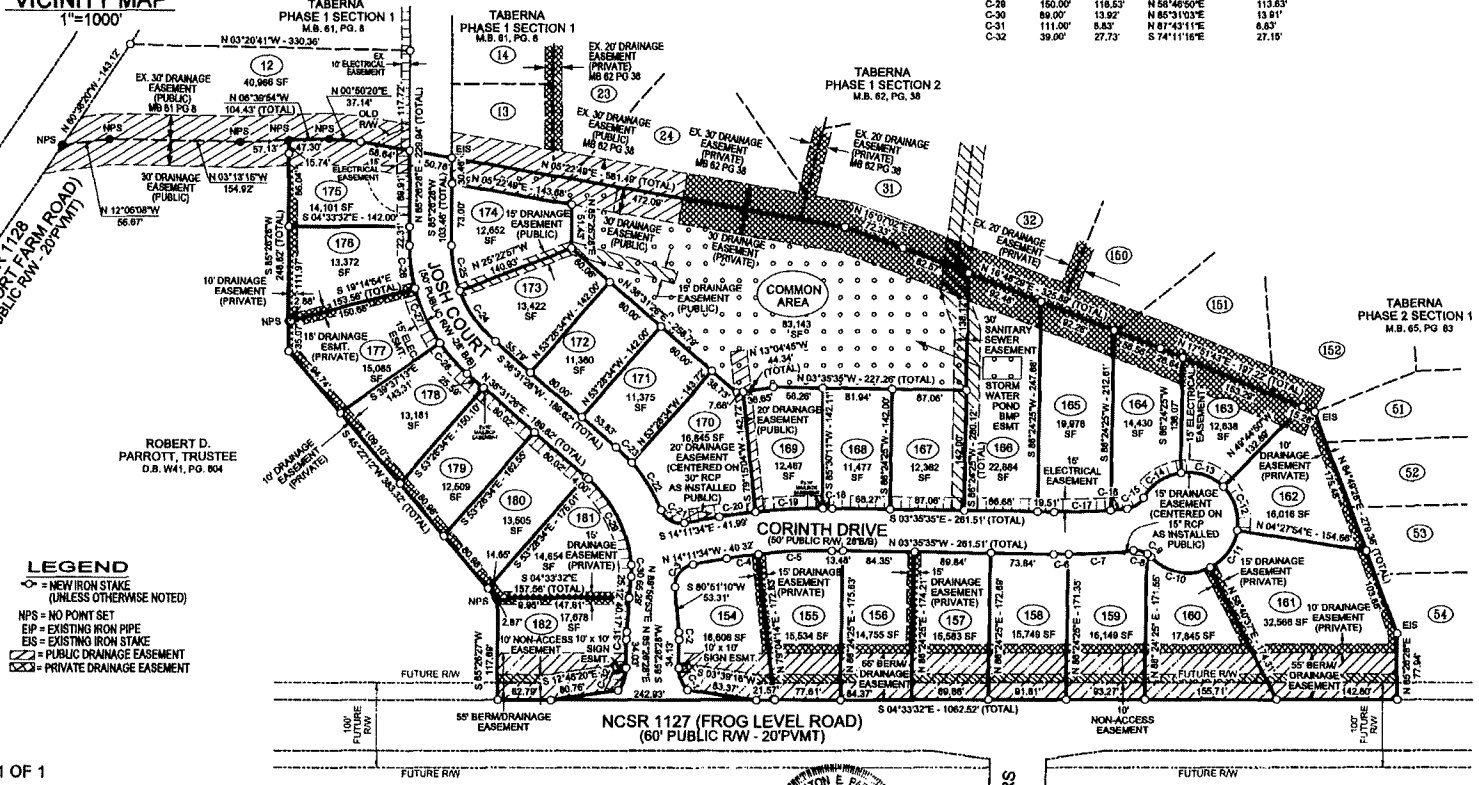
AREA IN COMMON AREA.....1.9087 ACRES

AREA IN PARKS, RECREATION AND THE LIKE.....0.00 ACRES

PARCEL NUMBER.....10440



VICINITY MAP
1"=1000'



- LEGEND**
- ◊ = NEW IRON STAKE (UNLESS OTHERWISE NOTED)
 - NPS = NO POINT SET
 - EP = EXISTING IRON PIPE
 - ES = EXISTING IRON STAKE
 - ▨ = PUBLIC DRAINAGE EASEMENT
 - ▩ = PRIVATE DRAINAGE EASEMENT



I HEREBY CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES SUBDIVISIONS

CARLTON E. PARKER

I, CARLTON E. PARKER CERTIFY THAT THIS MAP WAS DRAWN BY ME OR UNDER MY SUPERVISION FROM AN ACTUAL SURVEY BY ME OR UNDER MY SUPERVISION, THAT THE RATIO OF PRECISION AS CALCULATED IS 1:110,000; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION AS SHOWN ON PLAT, THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS

13th DAY OF JANUARY 2021

CARLTON E. PARKER L-2980

SHEET 1 OF 1

MAP FOR RECORD

TABERNA - PHASE 4 AND REVISION OF LOT 12

REFERENCE DEED BOOK W41, PAGE 804, OF THE PITT COUNTY REGISTRY

GREENVILLE WINTERVILLE TOWNSHIP PITT COUNTY NORTH CAROLINA



OWNER: PHASE 4 HART TRUST C/O ROBERT D. PARROTT, TRUSTEE
ADDRESS: 1003 RED BANKS ROAD GREENVILLE, NC 27858
PHONE: (252) 531-5824

OWNER: LOT 12 JAMES R. & KIM L. KIEFFER
ADDRESS: 1101 JOSH COURT GREENVILLE, NC 27834
PHONE: (252) 756-8628

SOURCE OF TITLE
THIS IS TO CERTIFY THAT THE LAST INSTRUMENT(S) IN THE CHAIN OF TITLES OF THIS PROPERTY AS RECORDED IN THE PITT COUNTY REGISTRY AT GREENVILLE, NORTH CAROLINA IS:

DEED BOOK W41, PAGE 804

DEED BOOK _____, PAGE _____

NC REGISTRATION NUMBER L-2980

OWNER'S STATEMENT
I, THE UNDERSIGNED, HEREBY CERTIFY THAT THIS SUBDIVISION IS MADE AS SHOWN ON THIS PLAT AND THAT I AM THE OWNER OF THE SAME.

OWNER SWORN AND SUBSCRIBED BEFORE ME THIS 13th DAY OF JANUARY 2021.

NOTARY PUBLIC
MY COMMISSION EXPIRES: 1/18/22

APPROVAL
THIS FINAL PLAT NUMBER 20-41 WAS APPROVED BY THE SUBDIVISION REVIEW BOARD IN ACCORDANCE WITH TITLE 9, CHAPTER 5 OF THE GREENVILLE CITY CODE ON THE 13 DAY OF JANUARY 2021.

SIGNED: Charitae Gooby
CITY PLANNER

DEDICATION
THE UNDERSIGNED HEREBY ACKNOWLEDGE(S) THIS PLAT AND ALLOTMENT TO BE HIS FREE ACT AND AND DEED, AND HEREBY DEDICATES TO PUBLIC USE AS STREETS, PARKS, PLAYGROUNDS, OPEN SPACES AND EASEMENTS FOREVER, ALL AREAS AS SHOWN OR AS INDICATED ON THIS PLAT.

SIGNED: Charitae Gooby
ATTEST: _____

MALPASS & ASSOCIATES
INC LICENSE NUMBER C-1286
1645 E. ARLINGTON BLVD., SUITE D GREENVILLE, N.C. 27858
(252) 756-1780

SURVEYED, CEP APPROVED CEP
DRAWN: WCO DATE: 12/18/20
CHECKED: CEP SCALE: 1"=100'

PROJECT NO. P-347, DRAWING NO. P347MFRPH4.DGN