

N/F
NICOLE JUNE ROBERTSON
PIN 9756-38-8750
DB 2203 PG 0952
PB 2020 PG 0250
LOT 12

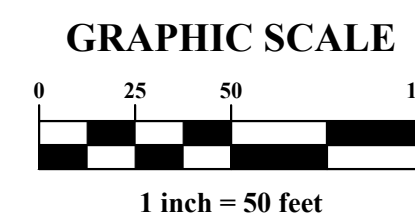
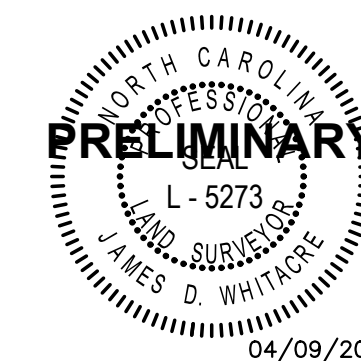
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HORIZON CUSTOM BUILDERS LLC
PIN 9756-48-3706
DB 2179 PG 0033
PB 2021 PG 0206
LOT 11A

N/F
J FULLER HOMES LLC
PIN 9756-49-2032
DB 2333 PG 0925
PB 2021 PG 0206
LOT 10A

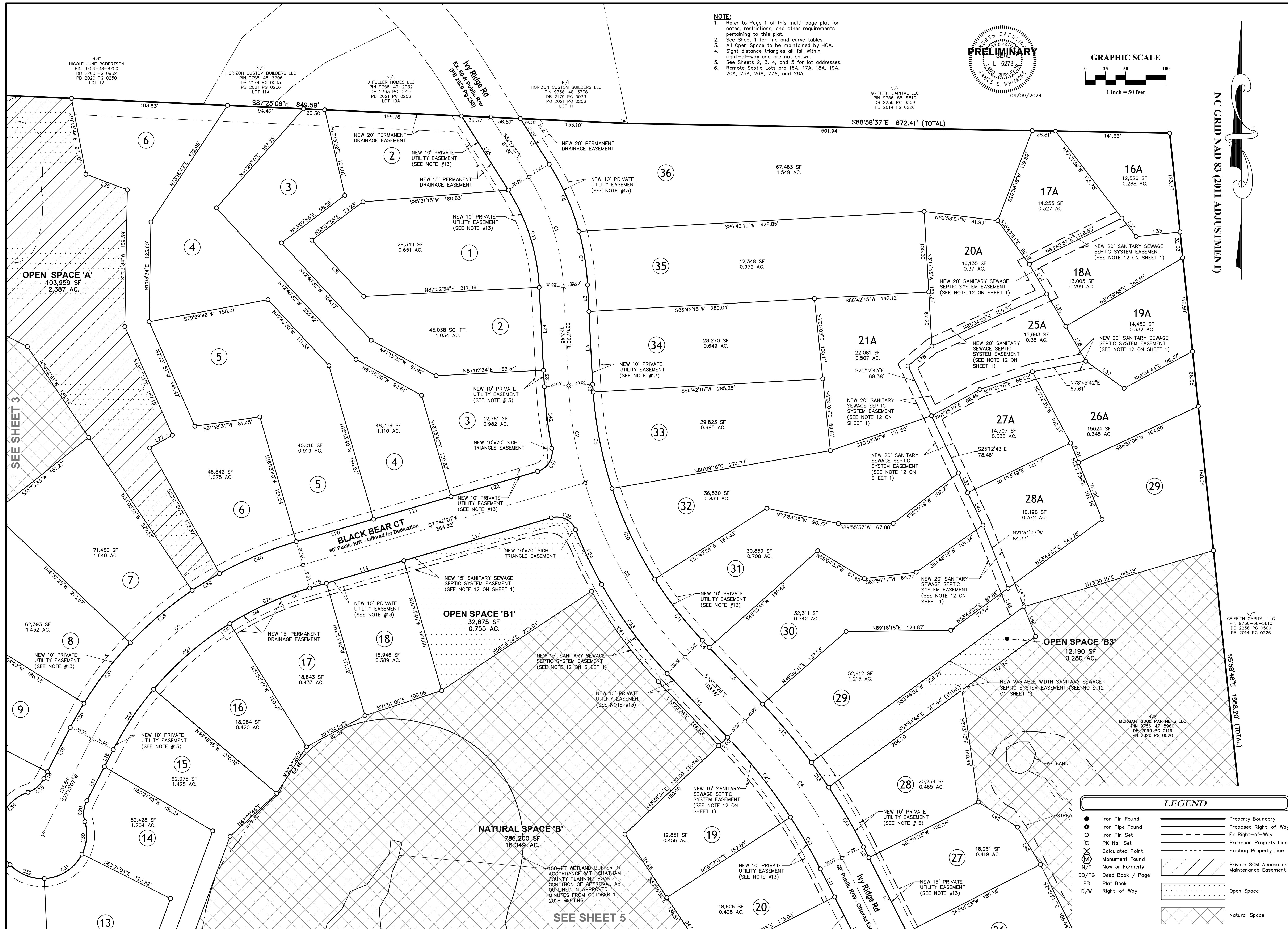
N/F
HORIZON CUSTOM BUILDERS LLC
PIN 9756-48-3706
DB 2179 PG 0033
PB 2021 PG 0206
LOT 11

N/F
GRIFFITH CAPITAL LLC
PIN 9756-58-5810
DB 2256 PG 0509
PB 2014 PG 0226

- NOTE:**
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 - See Sheet 1 for line and curve tables.
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 - See Sheets 2, 3, 4, and 5 for lot addresses.
 - Remote Septic Lots are 16A, 17A, 18A, 19A, 20A, 25A, 26A, 27A, and 28A.



NC GRID NAD 83 (2011 ADJUSTMENT)



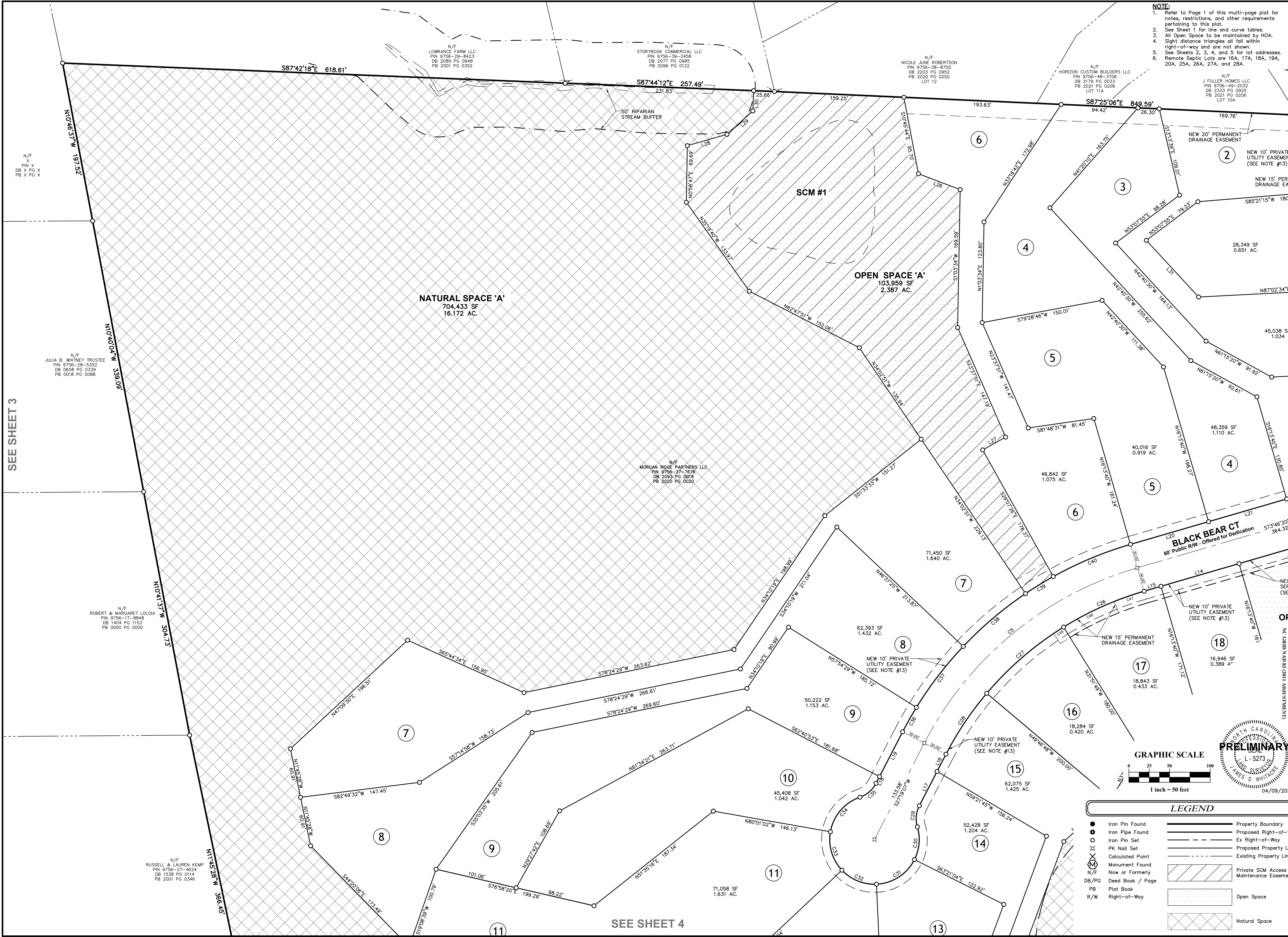
PLAN PREPARED BY:
ADVANCED CIVIL DESIGN
ENGINEERS SURVEYORS

PLAN PREPARED FOR:
Fuller Land & Development

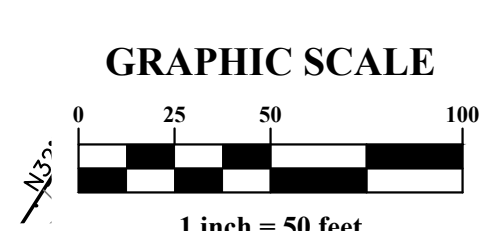
MORGAN RIDGE - PHASE 2
A CONSERVATION SUBDIVISION
FOR
FULLER LAND & DEVELOPMENT, LLC
Baldwin Township Chatham County, NC

Issue Dates:	2023-11-21 Final Plat Submittal #1
	2024-02-20 Final Plat Submittal #2
	2024-03-19 NCDOT Review
	2024-04-09 Final Plat Submittal #3
Date:	04/09/2024
Scale:	1" = 50'
Drawn By:	CMR
Checked By:	JDW
Project Number:	21-0005-770
Drawing Number:	2 / 5

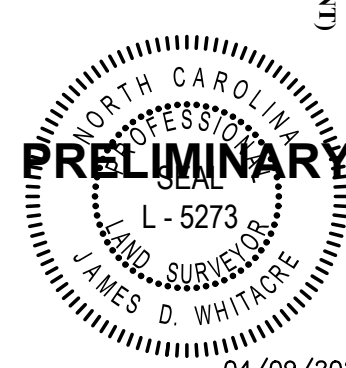
O:\21-0005-770\NCD\Production Drawings\SURVEY\0005-770\p.dwg Sheet 2 Apr 09, 2024 - 4:31:44pm crice



NOTE:
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LEGEND			
●	Iron Pin Found	—	Property Boundary
○	Iron Pipe Found	—	Proposed Right-of-Way
○	Iron Pin Set	- - -	Ex Right-of-Way
⊗	PK Nail Set	—	Proposed Property Line
⊗	Calculated Point	- - -	Existing Property Line
⊗	Monument Found	▨	Private SCM Access and Maintenance Easement
N/F	Now or Formerly	□	Open Space
DB/PG	Deed Book / Page	□	Natural Space
PB	Plat Book		
R/W	Right-of-Way		



SEE SHEET 3

SEE SHEET 4

SEE SHEET 2

PLAN PREPARED BY: **ADVANCED CIVIL DESIGN ENGINEERS SURVEYORS**

PLAN PREPARED FOR: **Fuller Land & Development**

MORGAN RIDGE - PHASE 2
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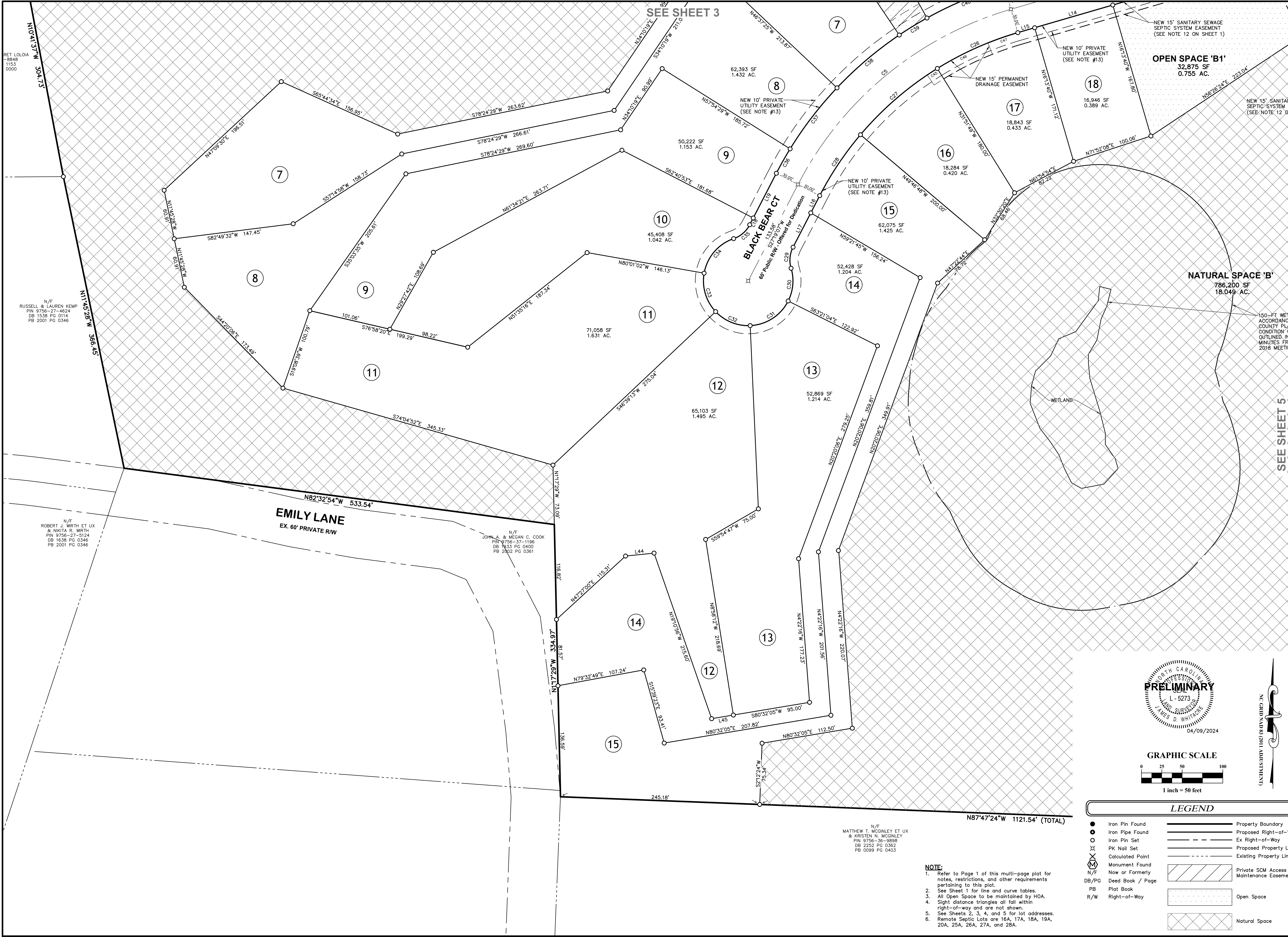
Date: 04/09/2024
Scale: 1" = 50'

Drawn By: CMR Checked By: JDW

Project Number: 21-0005-770

Drawing Number: 3 / 5

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RET LOLLOIA
884B
1153
0000

N/F
RUSSELL & LAUREN KEMP
PIN 9756-27-4624
DB 1538 PG 0114
PB 2001 PG 0346

N/F
ROBERT J. WIRTH ET UX
& NIKITA R. WIRTH
PIN 9756-27-5124
DB 1638 PG 0346
PB 2001 PG 0346

N/F
JOHN A. & MEGAN C. COOK
PIN 9756-37-1196
DB 1633 PG 0400
PB 2002 PG 0361

N/F
MATTHEW T. MCGINLEY ET UX
& KRISTEN N. MCGINLEY
PIN 9756-36-0988
DB 2252 PG 0362
PB 0099 PG 0403

SEE SHEET 3

SEE SHEET 5

NEW 15' SANITARY SEWAGE SEPTIC SYSTEM EASEMENT (SEE NOTE 12 ON SHEET 1)

NEW 10' PRIVATE UTILITY EASEMENT (SEE NOTE #13)

NEW 15' PERMANENT DRAINAGE EASEMENT

NEW 10' PRIVATE UTILITY EASEMENT (SEE NOTE #13)

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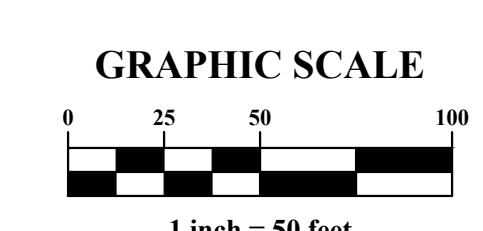
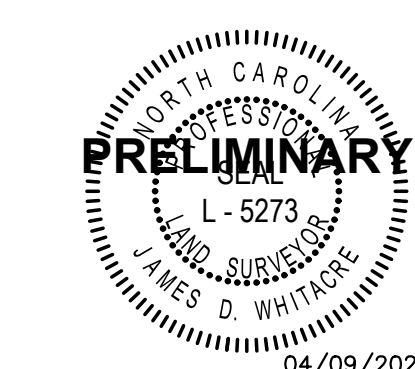
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NEW 10' PRIVATE UTILITY EASEMENT (SEE NOTE #13)

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NEW 10' PRIVATE UTILITY EASEMENT (SEE NOTE #13)

150'-FT WET ACCORDANCE COUNTY PLANNING COMMISSION OUTLINED IN MINUTES FRI 2018 MEETIN



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PLAN PREPARED BY:
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 ENGINEERS SURVEYORS
 51 Kimmage Drive, Suite 102
 Cary, North Carolina 27511
 PH 919-481-6990
 FAX 919-336-5127

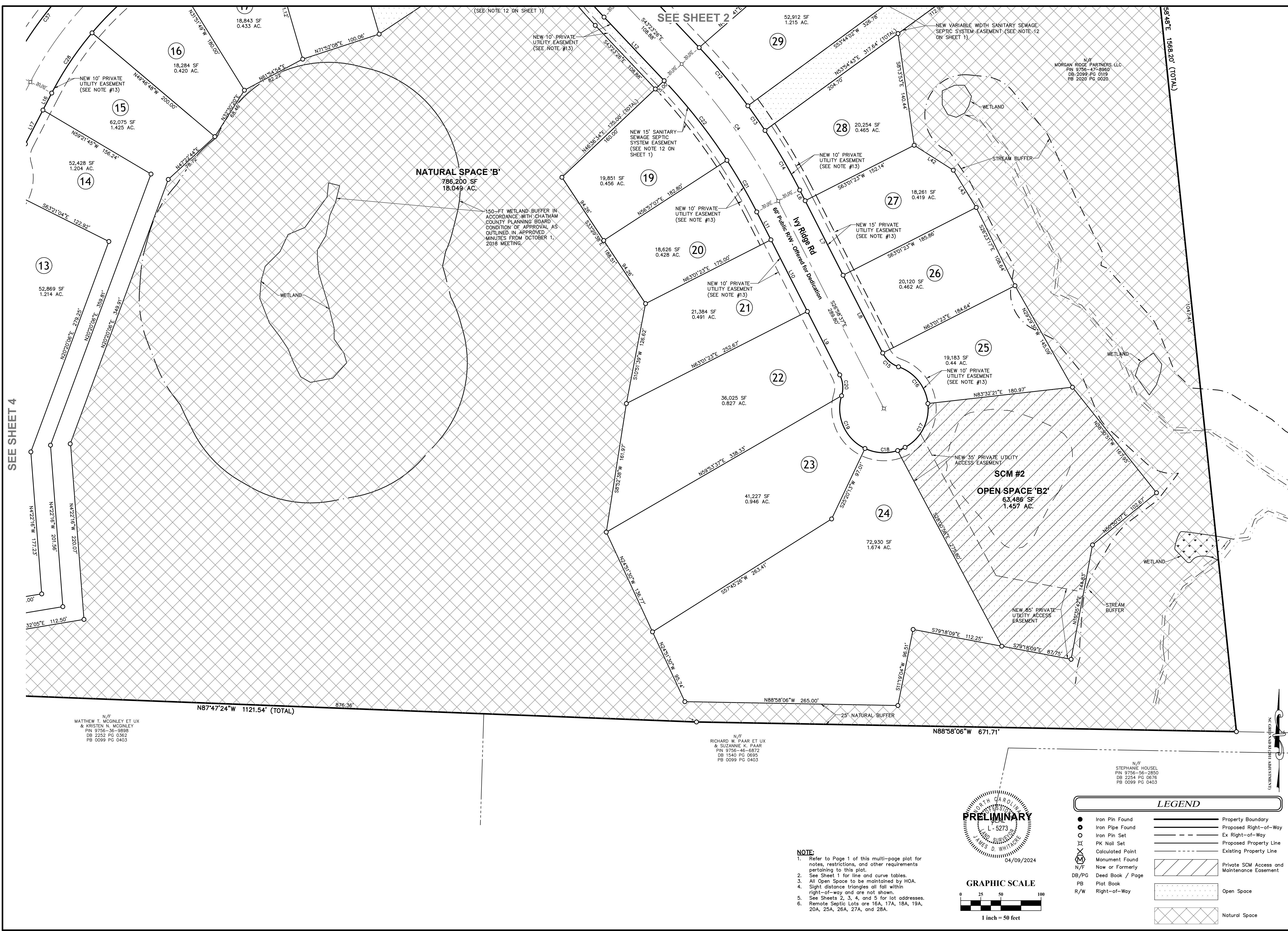
PLAN PREPARED FOR:
Fuller Land & Development

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	2024-04-09 Final Plat Submittal #3	Checked By: JDW
		Project Number: 21-0005-770
		Drawing Number: 4 / 5

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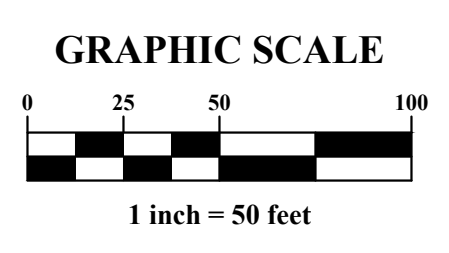
SEE SHEET 4



N/F
MATTHEW T. MCGINLEY ET UX
& KRISTEN N. MCGINLEY
PIN 9756-36-9899
DB 2252 PG 0362
PB 0099 PG 0403

N/F
RICHARD W. PAAR ET UX
& SUZANNE K. PAAR
PIN 9756-46-6872
DB 1540 PG 0695
PB 0099 PG 0403

N/F
STEPHANIE HOUSEL
PIN 9756-56-2850
DB 2254 PG 0676
PB 0099 PG 0403



- NOTE:**
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R/W	Right-of-Way		

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 51 Kilmorye Drive, Suite 102
 Cary, North Carolina 27511
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5 / 5