



OWNER'S CERTIFICATE
 THIS CERTIFIES AND WARRANTS THAT THE UNDERSIGNED IS (ARE) THE SOLE OWNER (S) OF THE PROPERTY SHOWN ON THIS MAP OR PLAT AND ANY ACCOMPANYING SHEETS SUBJECT TO THE EXCEPTIONS ON RECORD, HAVING ACQUIRED THE PROPERTY IN FEE SIMPLE BY DEED (S) RECORDED IN THE OFFICE OF THE REGISTER OF DEEDS OF WAKE COUNTY, NORTH CAROLINA, OR OTHERWISE, AS SHOWN BELOW AND AS SUCH, HAS (HAVE) THE RIGHT TO CONVEY THE PROPERTY IN FEE SIMPLE, AND THAT THE DEDICATOR (S) WILL WARRANT AND DEFEND THE TITLE AGAINST THE LAWFUL CLAIMS OF ALL PERSONS WHOMSOEVER UNLESS EXCEPTED HEREIN AND THAT BY SUBMISSION OF THIS PLAT OR MAP FOR APPROVAL, I (WE) DO DEDICATE TO THE CITY OF RALEIGH FOR PUBLIC USE ALL STREETS, EASEMENTS, RIGHTS-OF-WAY, PARKS AND GREENWAYS, (AS THESE INTERESTS ARE DEFINED IN THE CODE), AND AS THE SAME MAY BE SHOWN THEREON, FOR ALL LAWFUL PURPOSES TO WHICH THE CITY MAY DEVOTE OR ALLOW THE SAME TO BE USED AND UPON ACCEPTANCE THEREOF IN ACCORDANCE WITH ALL CITY POLICIES, ORDINANCES, REGULATIONS OR CONDITIONS OF THE CITY OF RALEIGH FOR THE BENEFIT OF THE PUBLIC, SAID DEDICATION SHALL BE IRREVOCABLE; PROVIDED, ANY DEDICATION OF EASEMENTS FOR STORM DRAINAGE ARE NOT MADE TO THE CITY OF RALEIGH BUT ARE IRREVOCABLY MADE TO THE SUBSEQUENT OWNERS OF ANY AND ALL PROPERTIES SHOWN HEREON FOR THEIR USE AND BENEFIT SUBJECT TO CONDITIONS OF SUBSECTIONS (B), (C), (D), AND (F) OF SECTION 1 AND SECTION 4 OF THE "CITY STORM DRAINAGE POLICY" (RESOLUTION 1970-742 AS THE SAME MAY BE FROM TIME TO TIME AMENDED).

BOOK NO. _____
 PAGE NO. _____
 Signature of Property Owner(s)

NORTH CAROLINA WAKE COUNTY
 I, RAYE W. TAYLOR, NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT ANDREW ANMONS PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING DOCUMENT, WITNESS MY HAND AND OFFICIAL SEAL THIS 22ND DAY OF July 2005
 NOTARY PUBLIC
 MY COMMISSION EXPIRES: MARCH 27, 2009



- LEGEND**
 EIP = EXISTING IRON PIPE
 ECM = EXISTING CONCRETE MONUMENT
 IPS = IRON PIPE SET
 NCM = NEW CONCRETE MONUMENT
 MH = MANHOLE
 PP = POWER POLE
 PKS = P.K. NAIL SET

- NOTES**
 1) ALL AREAS BY COORDINATE CALCULATIONS.
 2) FLOOD PLAIN INFORMATION TAKEN FROM HARE SNIPE CREEK BASIN, TRIBUTARY FOUR, CITY OF RALEIGH FLOOD STUDY.
 3) PROPERTY IS ZONED OSI CUD.
 4) PROPERTY REFERENCE BOM 1996 PG.588
 5) PIN 0787.20-81-5697

SITE DATA TABLE

TOTAL UNITS...	16
TOTAL COMMON AREA...	1.1473 AC.
(INCLUDES 0.2272 AC. IN PRIVATE ST.)	
TOTAL BLOCK AREA...	0.4756 AC.
TOTAL IN SITE.....	1.5888 AC.

"I, the undersigned Planning Director of the City of Raleigh, and Review Officer for Wake County, do hereby certify that this map or plat meets all the statutory requirements for recording, and that the City of Raleigh, as provided by its City Codes, on the 22ND day of July in the year 2005 approved this plat or map and accompanying sheets and accepted for the City of Raleigh the dedications as shown thereon, but on the further condition that the City assumes no responsibility to open or maintain the same until in the discretion and opinion of the governing body of the City of Raleigh it is in the public interest to do so.
 Signature of George B. Chapman, Planning Director/Wake County Review Officer, dated 7/24/05

"This plat or map does not require preliminary approval, and meets all statutory requirements for recording."
 Signature of George B. Chapman, Planning Director/Wake County Review Officer, dated 7/24/05

STATE OF NORTH CAROLINA WAKE COUNTY
 I, EDMUND H. DAVENPORT, DO HEREBY CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, FROM DEED DESCRIPTION RECORDED IN BOOK _____ PAGE _____; THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS 1/10,000. THAT THE BOUNDARY LINES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN REFERENCE CITED; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I, EDMUND H. DAVENPORT, PROFESSIONAL LAND SURVEYOR NO. L-2832 CERTIFY THAT THIS PLAT IS OF A SURVEY OF AN EXISTING PARCEL OR PARCELS OF LAND.
 Signature of Edmund H. Davenport, dated 7/24/05
 EDMUND H. DAVENPORT, P.L.S. L-2832



Wake County, NC 27608
 Laura M Riddick, Register Of Deeds
 Presented & Recorded 07/27/2005 12:45:21
 Book : 812000 Page : 61278

OWNER
 LEESVILLE TOWNHOMES, LLC.
 4513 CREEDMOOR ROAD SUITE 314
 RALEIGH, N.C. 27612

LINE DATA

LINE	BEARING	DISTANCE
1	N 80°25'24"W	6.57
2	N 35°26'15"W	12.79
3	S 37°36'19"W	2.73
4	S 52°23'41"E	5.23
5	S 52°23'41"E	3.60
6	N 61°40'36"W	4.07
7	S 61°40'36"E	4.86

THIS PLAT NOT TO BE RECORDED AFTER _____ DAY OF _____ 2005
 1 COPY TO BE RETAINED FOR THE CITY.
 THIS PLAT IS IN OUT OF THE CITY LIMITS.

RECORDED IN BOOK OF MAPS 2000 PAGE 1270 WAKE COUNTY REGISTRY.

SCALE: 1" = 30'

BS-104-00 S-40-99

RA033138

FLOOD PLAIN ORDINANCE
 FEMA MAPPED AREA MAP NUMBER _____
 OTHER HARE SNIPE CREEK BASIN
 APPROV. BY _____ 7/21/05

JOB # _____ BOOK # 2000

REV.	DATE	DESCRIPTION

BASS, NIXON & KENNEDY, INC.
 CONSULTING ENGINEERS
 7416 CHAPEL HILL ROAD
 RALEIGH, NORTH CAROLINA 27607
 919-851-4422 FAX 919-851-8968

SURVEYED BY	
DRAWN BY	
TGP	
CHECKED BY	
DATE	05/22/2005

FINAL PLAT
 LEESVILLE TOWNS
 PROPERTY OF: LEESVILLE TOWNHOMES, LLC.
 RALEIGH WAKE CO. N.C.

SHEET _____ OF _____