MAP BOOK 18 PAGE 101

FINAL PLAT OF

HANOVER PLACE

FOR ASSOCIATED DEVELOPMENT, INC.

SHEET 1 OF 3

SINGLE FAMILY RESIDENTAL DEVELOPMENT

ISLAND CREEK TOWNSHIP
DUPLIN COUNTY
NORTH CAROLINA

DATE: JULY 23, 2002

OWNER\DEVELOPER: ASSOCIATED DEVELOPMENT, INC.
209 EAST MAIN STREET
PO DRAWER 340
WALLACE, NC 28466
PHONE:(910) 285-2141

LINE	BEARING	DISTANCE
L1	N 07°54'13" W	131.34'
L2	N 26°38'51" E	108.67'
L3	N 36°59'12" E	339.15'
L4	N 64°35'32" E	218.27'
L5	N 44°31'51" E	198.22'
L6	N 51°13'25" E	187.23'
L7	N 20°01'22" E	112.77'
L8	N 37°44'52" E	283.09'
L9	N 65°04'42" E	106.79'
L10	N 05°19'39" E	80.32'
L11	N 09°01'38" W	136.49'
L12	N 13°51'03" E	73.49'
L13	N 36°27'56" W	164.59'
L14	N 71°55'16" E	49.29'
L15	S 71°19'59" W	99.41'
L16	N 17°40'01" W	21.41'
L17	N 17°40'01" W	21.16'
L18	N 17°40'01" W	20.92'
L19	S 23°07'06" E	68.50'
L20	S 23°07'06" E	68.50'
L21	S 23°07'06" E	68.50'
L22	S 18°08'06" E	3.14'
L23	S 17°34'38" E	30.00'
L24	S 17°34'38" E	30.00'
L25	S 71°51'54" W	0.06'

SITE DATA AND SETBACKS
ZONED – UNZONED
FRONT – 20 FEET
SIDE – 15 FEET
REAR – 15 FEET
(SMALLEST LOT SHOWN 18364 S.F.)

N/F DUPLIN MEMORIAL GARDENS
D.B. 796 PG. 47

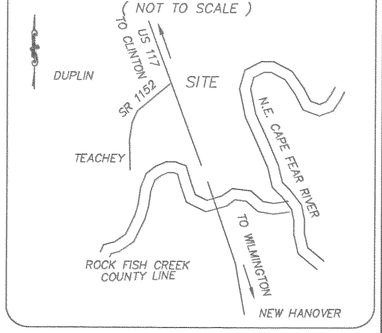
CERTIFICATE OF OWNERSHIP AND DEDICATION

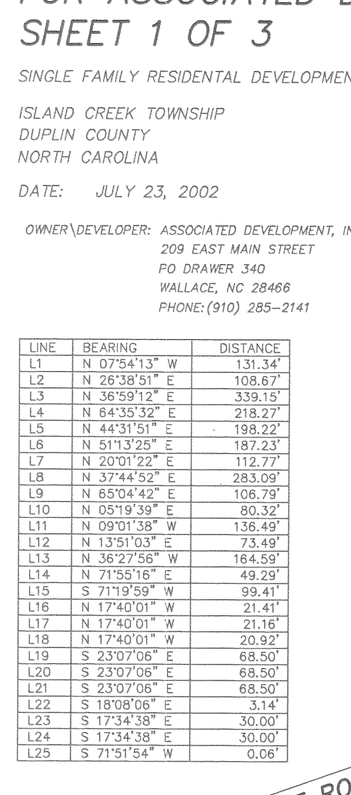
I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF DUPLIN COUNTY AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

3-10-03 DATE — Barry T. Mills OWNERS

LOCATION MAP

(NOT TO SCALE)





TYPICAL LOT
UTILITY EASEMENTS

WALLACE BAPTIST TABERNACLE
DEED BOOK 754 PAGE 61

N/F CHARLES V. BROOKS III

CURVE	RADIUS	DELTA ANGLE	TANGENT	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	250.00'	05°27'05"	11.90'	23.79'	S 20°23'33" E	23.78'
C2	250.00'	04°59'00"	10.88'	21.74'	S 20°37'36" E	21.74'
C3	375.00'	90°03'22"	375.37'	589.42'	N 26°53'35" E	530.59'
C4	220.00'	05°27'05"	10.47'	20.93'	S 20°23'33" E	20.92'
C5	280.00'	04°59'00"	12.18'	24.35'	S 20°37'36" E	24.35'
C6	220.00'	04°59'00"	9.57'	19.13'	S 20°37'36" E	19.13'
C7	280.00'	05°27'05"	13.33'	26.64'	S 20°23'33" E	26.63'
C8	405.00'	01°59'09"	7.02'	14.04'	N 70°55'41" E	14.04'
C9	405.00'	14°27'09"	51.35'	102.16'	N 62°42'32" E	101.89'
C10	405.00'	14°16'56"	50.74'	100.95'	N 48°20'30" E	100.69'
C11	405.00'	17°59'23"	64.11'	127.16'	N 32°12'20" E	126.64'
C12	405.00'	41°20'45"	152.82'	292.26'	N 02°32'16" E	285.96'
C13	345.00'	29°39'52"	91.36'	178.62'	S 03°18'10" E	176.63'
C14	345.00'	42°37'00"	134.57'	256.61'	N 32°50'15" E	250.74'
C15	345.00'	17°46'30"	53.95'	107.03'	N 63°02'01" E	106.60'
C16	25.00'	49°40'47"	11.57'	21.68'	S 83°17'43" E	21.00'
C17	60.00'	60°03'53"	34.69'	62.90'	S 88°29'16" E	60.06'
C18	60.00'	79°36'54"	50.00'	83.37'	N 21°40'21" E	76.83'
C19	60.00'	62°33'24"	36.45'	65.51'	S 49°24'48" E	62.30'
C20	60.00'	77°07'23"	47.83'	80.76'	N 60°44'48" E	74.80'
C21	25.00'	34°40'42"	7.81'	15.13'	N 39°31'27" E	14.90'
C22	25.00'	15°00'06"	3.29'	6.55'	N 64°21'51" E	6.53'

NOTES
- SURVEYED JANUARY 2001 – MARCH OF 2003
- AREA COMPUTED BY COORDINATE METHOD
- ALL DISTANCES ARE HORIZONTAL
- FOR REFERENCE SEE D.B. 858 PAGE 566 AND D.B. 1324 PG. 443.
- 70.78 ACRES TOTAL, 15.90 COMMON AREA
- THIS PROPERTY IS NOT LOCATED WITHIN 2000' OF NC GRID MONUMENTS
- ALL STREETS TO MEET N.C.D.O.T. MINIMUM SUBDIVDISION STANDARDS AND ARE PUBLIC.
- IN ADDITION TO THE EASEMENTS SHOWN ON THE MAP, THE FOLLOWING ADDITIONAL EASEMENTS ARE RESERVED.
- A 10' UTILITY EASEMENT IS RESERVED ALONG THE RIGHT OF WAY OF ALL STREETS.
  A 15' UTILITY EASEMENT IS RESERVED ALONG THE REAR OF ALL LOTS.
  A 10' UTILITY EASEMENT IS RESERVED ALONG THE SIDE OF ALL LOTS.
- CENTRAL SEWER SYSTEM PROVIDED BY TOWN OF WALLACE.
- WATER PROVIDED BY DUPLIN COUNTY WATER DISTRICT "D"
- HANOVER PLACE IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA FIRM MAP # 370083-0250-B DATED JULY 4, 1989
- IRONS SET AT ALL CORNERS UNLESS OTHERWISE SHOWN
- NO 404 WETLANDS EXIST IN THIS SUBDIVISION.

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Only copies from the original of this document, marked with an original signature and original seal of the surveyor shall be considered to be valid and true copies.

100' 50' 0 100'
SCALE IN FEET
SCALE: 1 INCH = 100 FEET

CERTIFICATE OF ACCURACY AND MAPPING

I, JOHN H. JERNIGAN, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED AS NOTED HEREON); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND AS NOTED HEREON; THAT THE RATIO OF PERCISION AS CALCULATED IS 1: 15,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 10th DAY OF MARCH 2003 A.D.

John H. Jernigan 3.10.03
JOHN H. JERNIGAN PLS L-3829

I CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND IN DUPLIN CO. THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

John H. Jernigan 3.10.03
JOHN H. JERNIGAN PLS L-3829

CERTIFICATE OF REGISTRATION BY REGISTER OF DEEDS

NORTH CAROLINA DUPLIN COUNTY

FILED FOR REGISTRATION THIS 25 DAY OF March 2003 AT 11:11 O'CLOCK AM AND DULY RECORDED IN MAP BOOK 18 PAGE 101, 102, 103

BY: Davis H. Brinson, Register of Deeds
By June H Mobley Asst.

STATE OF NORTH CAROLINA
COUNTY OF DUPLIN

I, Gara M. Rose REVIEW OFFICER OF DUPLIN COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

3-25-03 DATE — Gara M. Rose by Susan Thames REVIEW OFFICER

CERTIFICATE OF APPROVAL FOR RECORDING

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

3-11-03 DATE — SUBDIVISION ADMINISTRATOR, DUPLIN COUNTY

CERTIFICATE OF PROPOSED SUBDIVISION ROAD CONSTRUCTION STANDARDS

I HEREBY CERTIFY THAT THE STREETS INDICATED ON THIS PLAT HAVE BEEN DESIGNED IN AN ACCEPTABLE MANNER ACCORDING TO THE CURRENT NORTH CAROLINA DEPARTMENT OF TRANSPORTATION MINIMUM CONSTRUCTION STANDARDS FOR SUBDIVISION ROADS.

17 March 03 DATE — DISTRICT ENGINEER

CERTIFICATE OF REGISTRATION/DISCLOSURE FOR HOMEOWNERS ASSOCIATION COVENANT CONDITIONS AND RESTRICTIONS BY REGISTER OF DEEDS

NORTH CAROLINA, ~~NEW HANOVER~~ Duplin COUNTY

HOMEOWNERS ASSOCIATION COVENANT, CONDITIONS, AND RESTRICTIONS FILED FOR REGISTRATION ON THE 25 DAY OF March, 2003 AT 11:11 (A.M.) / (P.M.) AND DULY RECORDED IN ~~DEED~~ Deed BOOK ~~754~~ 1427 AT PAGE 374

REGISTER OF DEEDS: Davis H. Brinson
By June H Mobley, Asst.

ASSOCIATED DEVELOPMENT, INC. IN RECORDING THE PLAT OF HAOVER PLACE HAS DESIGNATED CERTAIN AREAS OF LAND AS COMMON AREA INTENDED FOR USE BY THE HOMEOWNERS IN HANOVER PLACE FOR RECREATION AND OTHER RELATED ACTIVITIES. THE DESIGNATED AREAS ARE NOT DEDICATED HEREBY FOR USE BY THE GENERAL PUBLIC BUT ARE DEDICATED TO THE COMMON USE AND ENJOYMENT OF THE HOMEOWNERS IN HANOVER PLACE AS MORE FULLY PROVIDED IN THE DECLARATION OF CONVENANTS, CONDITIONS AND RESTRICTIONS APPLICABLE TO HANOVER PLACE DATED 3-10-03

LEGEND

E.I.P. = EXISTING IRON PIPE
E.I. = EXISTING IRON
E.C.M. = EXISTING CONCRETE MONUMENT
R\W = RIGHT OF WAY
C.P. = COMPUTED POINT
P.A.E. = PEDESTRIAN ACCESS EASEMENT
D.E. = DRAINAGE EASEMENT
U.E. = UTILITY EASEMENT
S.E. = SIGHT EASEMENT

HANOVER DESIGN SERVICES, P.A.
LAND SURVEYORS ENGINEERS LAND PLANNERS
319 WALNUT STREET
WILMINGTON, N.C. 28401
PHONE: (910) 343-8002
FAX: (910) 343-9941
EMAIL kwayne@hdsilm.com

9359SEC1A-01KNW

MAP BOOK 18 PAGE 102

FINAL PLAT OF

HANOVER PLACE

FOR ASSOCIATED DEVELOPMENT, INC.

SHEET 2 OF 3

SINGLE FAMILY RESIDENTAL DEVELOPMENT

ISLAND CREEK TOWNSHIP
DUPLIN COUNTY
NORTH CAROLINA

DATE: FEBRUARY 28, 2002

OWNER\DEVELOPER: ASSOCIATED DEVELOPMENT
209 EAST MAIN STREET
PO DRAWER 340
WALLACE, NC 28466
PHONE:(910) 285-2141

CURVE	RADIUS	DELTA ANGLE	TANGENT	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	250.00'	05°27'05"	11.90'	23.79'	S 20°23'33" E	23.78'
C2	250.00'	04°59'00"	10.88'	21.74'	S 20°37'36" E	21.74'
C3	375.00'	90°03'22"	375.37'	589.42'	N 26°53'35" E	530.59'
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C5	280.00'	04°59'00"	12.18'	24.35'	S 20°37'36" E	24.35'
C6	220.00'	04°59'00"	9.57'	19.13'	S 20°37'36" E	19.13'
C7	280.00'	05°27'05"	13.33'	26.64'	S 20°23'33" E	26.63'
C8	405.00'	01°59'09"	7.02'	14.04'	N 70°55'41" E	14.04'
C9	405.00'	14°27'09"	51.35'	102.16'	N 62°42'32" E	101.89'
C10	405.00'	14°16'56"	50.74'	100.95'	N 48°20'30" E	100.69'
C11	405.00'	17°59'23"	64.11'	127.16'	N 32°12'20" E	126.64'
C12	405.00'	41°20'45"	152.82'	292.26'	N 02°32'16" E	285.96' TOTAL
C13	345.00'	29°39'52"	91.36'	178.62'	S 03°18'10" E	176.63'
C14	345.00'	42°37'00"	134.57'	256.61'	N 32°50'15" E	250.74'
C15	345.00'	17°46'30"	53.95'	107.03'	N 63°02'01" E	106.60'
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C21	25.00'	34°40'42"	7.81'	15.13'	N 39°31'27" E	14.90'
C22	25.00'	15°00'06"	3.29'	6.55'	N 64°21'51" E	6.53'
C23	405.00'	04°14'42"	15.01'	30.01'	N 06°40'34" E	30.00'
C24	405.00'	14°24'44"	51.21'	101.87'	N 16°00'17" E	101.61'

LINE	BEARING	DISTANCE
L1	N 07°54'13" W	131.34'
L2	N 26°38'51" E	108.67'
L3	N 36°59'12" E	339.15'
L4	N 64°35'32" E	218.27'
L5	N 44°31'51" E	198.22'
L6	N 51°13'25" E	187.23'
L7	N 20°01'22" E	112.77'
L8	N 37°44'52" E	283.09'
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L12	N 13°51'03" E	73.49'
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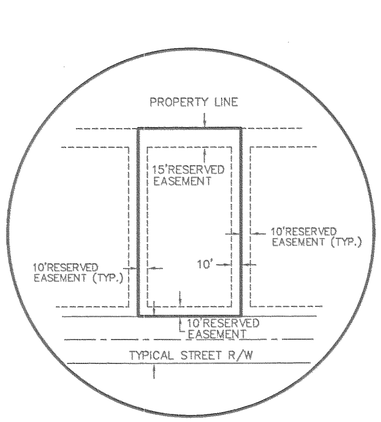
L25	S 71°51'54" W	0.06'
L26	S 83°19'26" E	40.28'
L27	S 06°40'34" W	30.00'
L28	N 83°19'26" W	40.28'



TYPICAL LOT
UTILITY EASEMENTS

** SEE SHEEET 1 OF 3 FOR CERTIFICATES

NOTES

- SURVEYED JANUARY 2001 – MARCH OF 2003
- AREA COMPUTED BY COORDINATE METHOD
- ALL DISTANCES ARE HORIZONTAL
- FOR REFERENCE SEE D.B. 858 PAGE 566 AND D.B. 1324 PG. 449.
- 70.78 ACRES TOTAL, 15.9 COMMON AREA
- THIS PROPERTY IS NOT LOCATED WITHIN 2000' OF NC GRID MONUMENTS
- ALL STREETS TO MEET N.C.D.O.T. MINIMUM SUBDIVDISION STANDARDS AND ARE PUBLIC.
- A 10' UTILITY EASEMENT IS RESERVED ALONG THE RIGHT OF WAY OF ALL STREETS.
  A 15' UTILITY EASEMENT IS RESERVED ALONG THE REAR OF ALL LOTS.
  A 10' UTILITY EASEMENT IS RESERVED ALONG THE SIDE OF ALL LOTS.
- CENTRAL SEWER SYSTEM PROVIDED BY TOWN OF WALLACE.
- WATER PROVIDED BY DUPLIN COUNTY WATER DISTRICT "D"
- HANOVER PLACE IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA
  FIRM MAP # 370083-0250-B DATED JULY 4, 1989
- IRONS SET AT ALL CORNERS UNLESS OTHERWISE SHOWN

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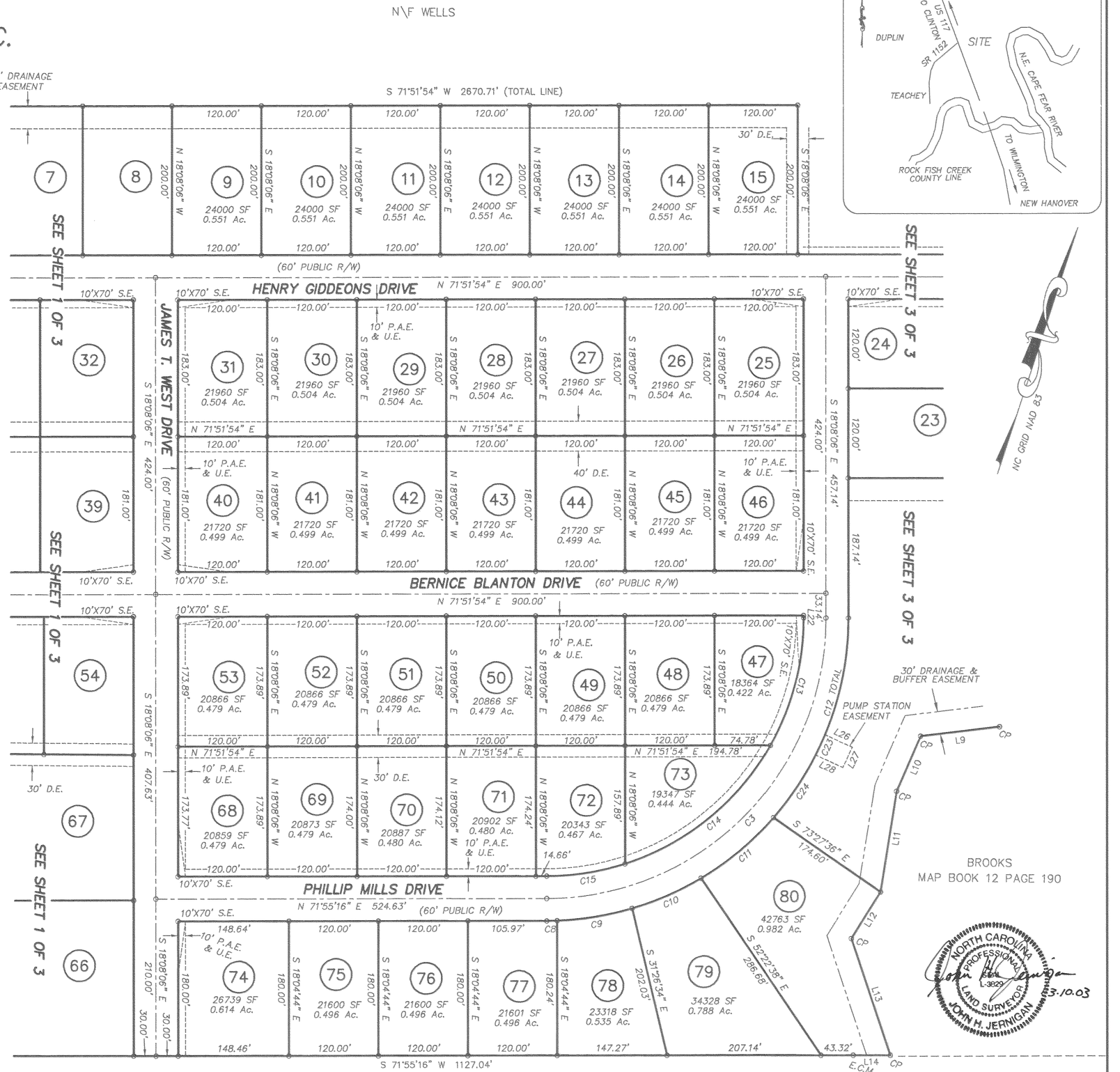

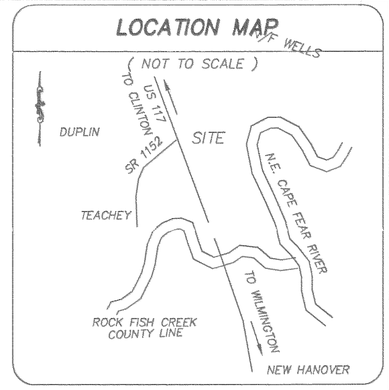

LEGEND

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U.E. = UTILITY EASEMENT
S.E. = SIGHT EASEMENT
P.A.E. = PEDESTRIAN ACCESS EASEMENT

100' 50' 0 100'
SCALE IN FEET
1" = 100 FT.

NORTH CAROLINA PROFESSIONAL LAND SURVEYOR L-3923 JOHN H. JERNIGAN 3.10.03

HANOVER DESIGN SERVICES, P.A.
LAND SURVEYORS ENGINEERS LAND PLANNERS
319 WALNUT STREET
WILMINGTON, N.C. 28401
PHONE: (910) 343-8002
FAX: (910) 343-9941
EMAIL kwayne@hdsilm.com
9359SEC1B-01KNW

MAP BOOK 18 PAGE 103

FINAL PLAT OF

HANOVER PLACE

FOR ASSOCIATED DEVELOPMENT, INC.

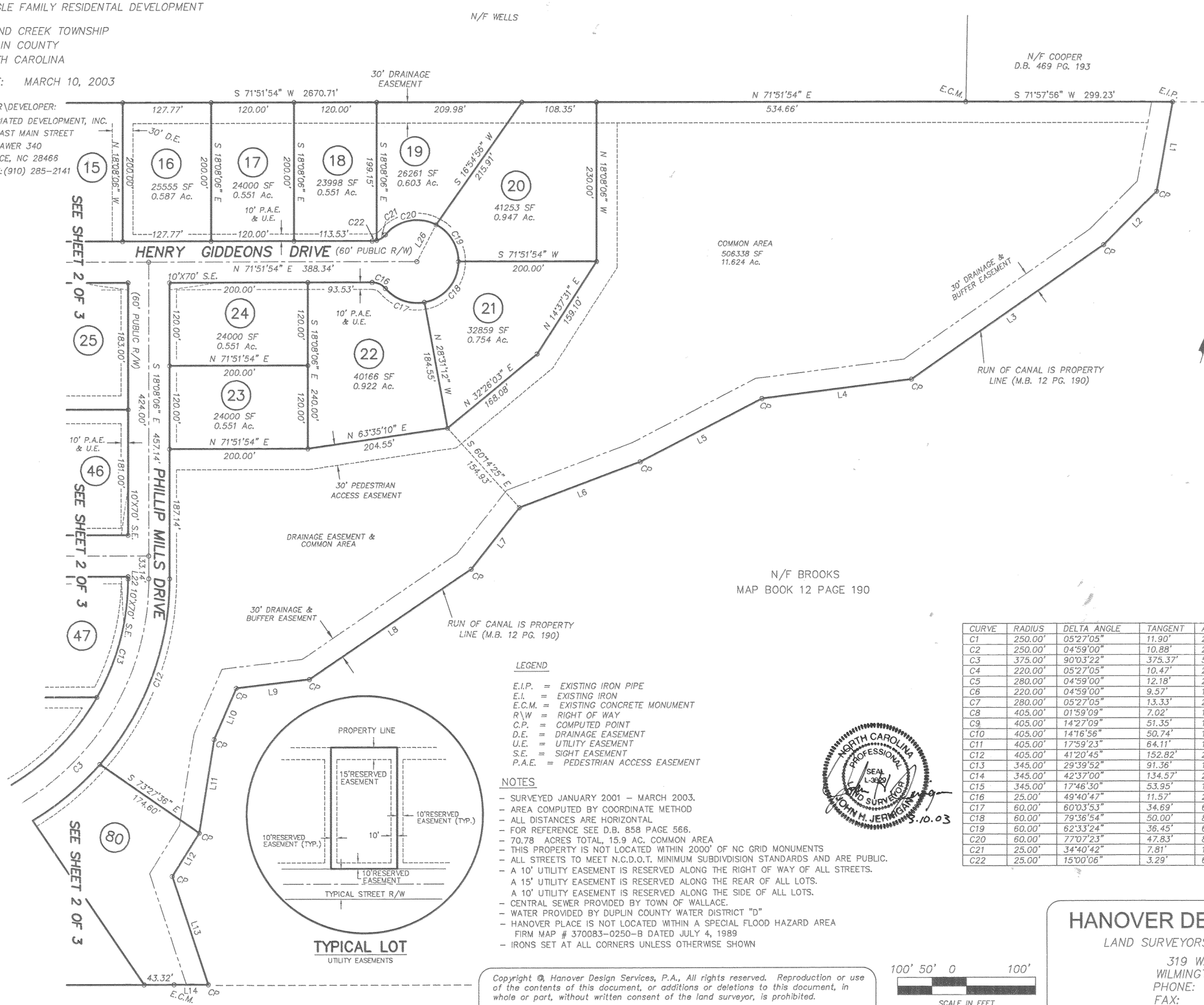
SHEET 3 OF 3

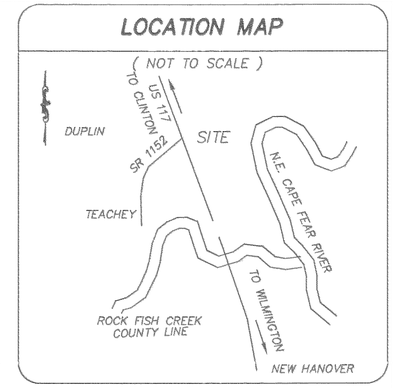
SINGLE FAMILY RESIDENTAL DEVELOPMENT

ISLAND CREEK TOWNSHIP
DUPLIN COUNTY
NORTH CAROLINA

DATE: MARCH 10, 2003

OWNER\DEVELOPER:
ASSOCIATED DEVELOPMENT, INC.
209 EAST MAIN STREET
PO DRAWER 340
WALLACE, NC 28466
PHONE: (910) 285-2141





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L23	S 17°34'38" E	30.00'
L24	S 17°34'38" E	30.00'
L25	S 71°51'54" W	0.06'
L26	N 09°18'30" E	60.00'

CURVE	RADIUS	DELTA ANGLE	TANGENT	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	250.00'	05°27'05"	11.90'	23.79'	S 20°23'33" E	23.78'
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C12	405.00'	41°20'45"	152.82'	292.26'	N 02°32'16" E	285.96'
C13	345.00'	29°39'52"	91.36'	178.62'	S 03°18'10" E	176.63'
C14	345.00'	42°37'00"	134.57'	256.61'	N 32°50'15" E	250.74'
C15	345.00'	17°46'30"	53.95'	107.03'	N 63°02'01" E	106.60'
C16	25.00'	49°40'47"	11.57'	21.68'	S 83°17'43" E	21.00'
C17	60.00'	60°03'53"	34.69'	62.90'	S 88°29'16" E	60.06'
C18	60.00'	79°36'54"	50.00'	83.37'	N 21°40'21" E	76.83'
C19	60.00'	62°33'24"	36.45'	65.51'	S 49°24'48" E	62.30'
C20	60.00'	77°07'23"	47.83'	80.76'	N 60°44'48" E	74.80'
C21	25.00'	34°40'42"	7.81'	15.13'	N 39°31'27" E	14.90'
C22	25.00'	15°00'06"	3.29'	6.55'	N 64°21'51" E	6.53'

TYPICAL LOT
UTILITY EASEMENTS

LEGEND

E.I.P. = EXISTING IRON PIPE
E.I. = EXISTING IRON
E.C.M. = EXISTING CONCRETE MONUMENT
R\W = RIGHT OF WAY
C.P. = COMPUTED POINT
D.E. = DRAINAGE EASEMENT
U.E. = UTILITY EASEMENT
S.E. = SIGHT EASEMENT
P.A.E. = PEDESTRIAN ACCESS EASEMENT

NOTES

- SURVEYED JANUARY 2001 – MARCH 2003.
- AREA COMPUTED BY COORDINATE METHOD
- ALL DISTANCES ARE HORIZONTAL
- FOR REFERENCE SEE D.B. 858 PAGE 566.
- 70.78 ACRES TOTAL, 15.9 AC. COMMON AREA
- THIS PROPERTY IS NOT LOCATED WITHIN 2000' OF NC GRID MONUMENTS
- ALL STREETS TO MEET N.C.D.O.T. MINIMUM SUBDIVDISION STANDARDS AND ARE PUBLIC.
- A 10' UTILITY EASEMENT IS RESERVED ALONG THE RIGHT OF WAY OF ALL STREETS.
  A 15' UTILITY EASEMENT IS RESERVED ALONG THE REAR OF ALL LOTS.
  A 10' UTILITY EASEMENT IS RESERVED ALONG THE SIDE OF ALL LOTS.
- CENTRAL SEWER PROVIDED BY TOWN OF WALLACE.
- WATER PROVIDED BY DUPLIN COUNTY WATER DISTRICT "D"
- HANOVER PLACE IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA FIRM MAP # 370083-0250-B DATED JULY 4, 1989
- IRONS SET AT ALL CORNERS UNLESS OTHERWISE SHOWN

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100' 50' 0 100'
SCALE IN FEET
1" = 100 FT.

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