

PETITION FOR VOLUNTARY ANNEXATION

Application #: 709

Submittal Date: 3/5/2021

COMPLETE IF IN A LIMITED LIABILITY COMPANY

In witness whereof, MFW Investments, LLC a limited liability company, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the 17th day of February, 2021.

Name of Limited Liability Company MFW Investments, LLC

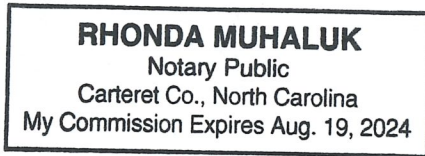
By: [Signature]
Signature of Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, Rhonda Muhaluk, a Notary Public for the above State and County, this the 17th day of February, 2021.

[Signature]
Notary Public

SEAL



My Commission Expires: Aug. 19, 2024

COMPLETE IF IN A PARTNERSHIP

In witness whereof, _____, a partnership, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the ____ day of _____, 20____.

Name of Partnership _____

By: _____
Signature of General Partner

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, _____, a Notary Public for the above State and County, this the _____ day of _____, 20____.

Notary Public

SEAL

My Commission Expires: _____

PETITION FOR VOLUNTARY ANNEXATION

This document is a public record under the North Carolina Public Records Act and may be published on the Town's website or disclosed to third parties.

Application #:	<u>709</u>	Submittal Date:	<u>3/5/2021</u>
Fee Paid	<u>\$</u>	Check #	<u></u>

TO THE TOWN COUNCIL APEX, NORTH CAROLINA

1. We, the undersigned owners of real property, respectfully request that the area described in Part 4 below be annexed to the Town of Apex, Wake County, North Carolina.
2. The area to be annexed is contiguous, non-contiguous (satellite) to the Town of Apex, North Carolina and the boundaries are as contained in the metes and bounds description attached hereto.
3. If contiguous, this annexation will include all intervening rights-of-way for streets, railroads, and other areas as stated in G.S. 160A-31(f), unless otherwise stated in the annexation amendment.

OWNER INFORMATION

<u>Trinity Apex North 100, LLC</u> Owner Name (Please Print)	<u>PIN 0751-32-3228 (portion)</u> Property PIN or Deed Book & Page #
<u>919-356-7272</u> Phone	<u>CHETMANN@gmail.com</u> E-mail Address
<u>CHET MANN</u> Owner Name (Please Print)	<u>0751323228</u> Property PIN or Deed Book & Page #
<u>919-777-0114</u> Phone	<u></u> E-mail Address
<u></u> Owner Name (Please Print)	<u></u> Property PIN or Deed Book & Page #
<u></u> Phone	<u></u> E-mail Address

SURVEYOR INFORMATION

Surveyor: Bateman Civil Survey Company

Phone: (919) 577-1080 Fax: (919) 577-1081

E-mail Address: heath@batemancivilsurvey.com

ANNEXATION SUMMARY CHART

Property Information		Reason(s) for annexation (select all that apply)	
Total Acreage to be annexed:	<u>0.332 acres</u>	Need water service due to well failure	<input type="checkbox"/>
Population of acreage to be annexed:	<u>0</u>	Need sewer service due to septic system failure	<input type="checkbox"/>
Existing # of housing units:	<u>0</u>	Water service (new construction)	<input type="checkbox"/>
Proposed # of housing units:	<u>0</u>	Sewer service (new construction)	<input type="checkbox"/>
Zoning District*:	<u>LI-CZ</u>	Receive Town Services	<input checked="" type="checkbox"/>

*If the property to be annexed is not within the Town of Apex's Extraterritorial Jurisdiction, the applicant must also submit a rezoning application with the petition for voluntary annexation to establish an Apex zoning designation. Please contact the Planning Department for questions.

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Application #: 709

Submittal Date: 3/5/2021

COMPLETE IF IN A LIMITED LIABILITY COMPANY

In witness whereof, Trinity Apex North 100 LLC a limited liability company, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the 24 day of February, 2021.

Name of Limited Liability Company Trinity Apex North 100, LLC

By: [Signature]
Signature of Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, Andrea T. Waters a Notary Public for the above State and County, this the 24 day of February, 2021.

Andrea T. Waters
Notary Public

SEAL



My Commission Expires: 1/22/2024

COMPLETE IF IN A PARTNERSHIP

In witness whereof, _____, a partnership, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the _____ day of _____, 20____.

Name of Partnership _____

By: _____
Signature of General Partner

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, _____, a Notary Public for the above State and County, this the _____ day of _____, 20____.

Notary Public

SEAL

My Commission Expires: _____

PETITION FOR VOLUNTARY ANNEXATION

Application #: 709

Submittal Date: 3/5/2021

COMPLETE IF IN A LIMITED LIABILITY COMPANY

In witness whereof, Horton Park MF LLC a limited liability company, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the 23 day of February, 2021.

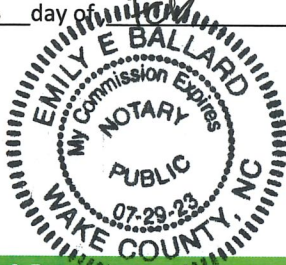
Name of Limited Liability Company Horton Park MF LLC

By: Thomas J. Drake
Signature of Member/Manager

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, Emily E. Ballard, a Notary Public for the above State and County, this the 23 day of February, 2021.

SEAL



Emily E. Ballard
Notary Public

My Commission Expires: 7.29.23

COMPLETE IF IN A PARTNERSHIP

In witness whereof, _____, a partnership, caused this instrument to be executed in its name by a member/manager pursuant to authority duly given, this the ____ day of _____, 20____.

Name of Partnership _____

By: _____
Signature of General Partner

STATE OF NORTH CAROLINA
COUNTY OF WAKE

Sworn and subscribed before me, _____, a Notary Public for the above State and County, this the ____ day of _____, 20____.

SEAL

Notary Public

My Commission Expires: _____



Bateman Civil Survey Company, PC
2524 Reliance Avenue
Apex, NC 27539

Phone: (919) 577-1080
Fax: (919) 577-1081
info@batemancivilsurvey.com

Annexation Legal Description for REID# 0463860

All that certain parcels of land, situated in Apex, Wake County, North Carolina, being known as REID# 0463860, Wake County Records, and being more particularly described as follows:

Beginning at a point on the North East property of MFW Investments LLC (REID 0463860, DB 17279, PG 1698), Wake County Records and North West corner of MFW Investments LLC (REID 0012276, DB 17211, PG 2706), Wake County records and being shown on map made by Bateman Civil Survey Company, dated 3/24/2020 and entitled "Annexation Map for the Town of Apex" Apex, NC, Wake County, White Oak Township, REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135.

Thence $S03^{\circ}12'43''W$, 229.86' to a point; thence a curve to the Right having a Radius of 545.00', a Length of 2.83' and a Direction of $N09^{\circ}40'38''W$, 2.83' to a point; thence $N09^{\circ}31'44''W$, 39.04' to a point; thence a curve to the Left having a Radius of 20.00', a Length of 31.96' and a Direction of $N55^{\circ}18'05''W$, 28.66' to a point; thence $N17^{\circ}01'28''W$, 70.37' to a point; thence a curve to the Left having a Radius of 35.00', a Length of 57.08' and a Direction of $N63^{\circ}44'30''W$, 50.96' to a point; thence a curve to the Left having a Radius of 900.00', a Length of 59.13' and a Direction of $S67^{\circ}39'31''W$, 59.12' to a point; thence $N24^{\circ}13'25''W$, 100.00' to a point; thence a curve to the Right having a Radius of 1,000.00', a Length of 48.98' and a Direction of $N67^{\circ}10'47''E$, 48.98' to a point; thence $S87^{\circ}58'54''E$, 49.66' to a point; thence $S87^{\circ}58'17''E$, 110.69' to a point; said Point being the Point of Beginning.

Said Annexation contains 21,566 square feet / 0.495 acres, more or less.



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2524 Reliance Avenue
Apex, NC 27539

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Fax: (919) 577-1081
info@batemancivilsurvey.com

Annexation Legal Description for REID# 0099938

All that certain parcels of land, situated in Apex, Wake County, North Carolina, being known as REID# 0099938, Wake County Records, and being more particularly described as follows:

Beginning at a point on the South East property of Trinity Apex North 100 LLC (REID 0099938, DB 14735, PG 685), Wake County Records and North West corner of Jessie Drive, Wake County records and being shown on map made by Bateman Civil Survey Company, dated 3/24/2020 and entitled "Annexation Map for the Town of Apex" Apex, NC, Wake County, White Oak Township, REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135.

Thence S24°31'49"E, 68.99' to a point; thence S65°26'28"W, 6.08' to a point; thence S71°50'18"W, 205.23' to a point; thence N87°54'42"W, 189.55' to a point; thence a curve to the Left having a Radius of 880.00', a Length of 159.94' and a Direction of N73°50'42"E, 159.72' to a point; thence S87°54'41"E, 25.01' to a point; thence N66°41'16"E, 199.17' to a point;

said Point being the Point of Beginning.

Said Annexation contains 17,338 square feet / 0.398 acres, more or less.



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Apex, NC 27539

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Fax: (919) 577-1081
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Annexation Legal Description for REID# 0034313

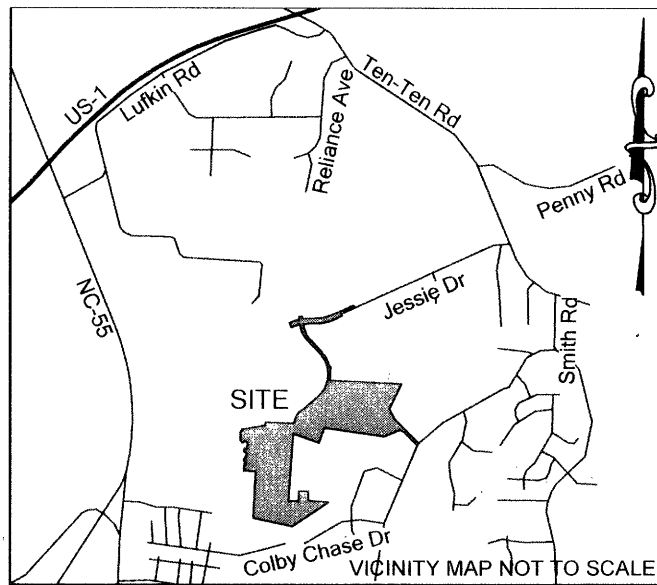
All that certain parcels of land, situated in Apex, Wake County, North Carolina, being known as REID# 0034313, Wake County Records, and being more particularly described as follows:

Commencing at a point on the South East property of Trinity Apex North, LLC (REID 0099938, DB 14735, PG 685), Wake County Records and North West corner of Jessie Drive, Wake County records and being shown on map made by Bateman Civil Survey Company, dated 3/24/2020 and entitled "Annexation Map for the Town of Apex" Apex, NC, Wake County, White Oak Township, REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135.

Thence S24°31'49"E, 68.99' to a point; Said point being the point of beginning; thence S24°31'49"E, 26.92' to a point; thence S65°28'11"W, 172.84' to a point; thence a curve to the Right having a Radius of 990.00', a Length of 60.63' and a Direction of S67°13'27"W, 60.62' to a point; thence N01°32'07"E, 53.24' to a point; thence N71°50'18"E, 205.23' to a point; thence N65°26'28"E, 6.08' to a point;

said Point being the Point of Beginning.

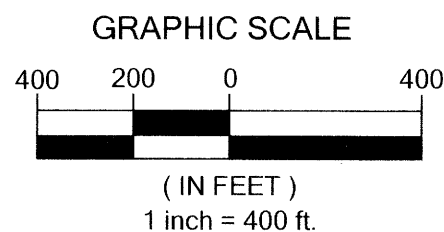
Said Annexation contains 8,541 square feet / 0.196 acres, more or less.



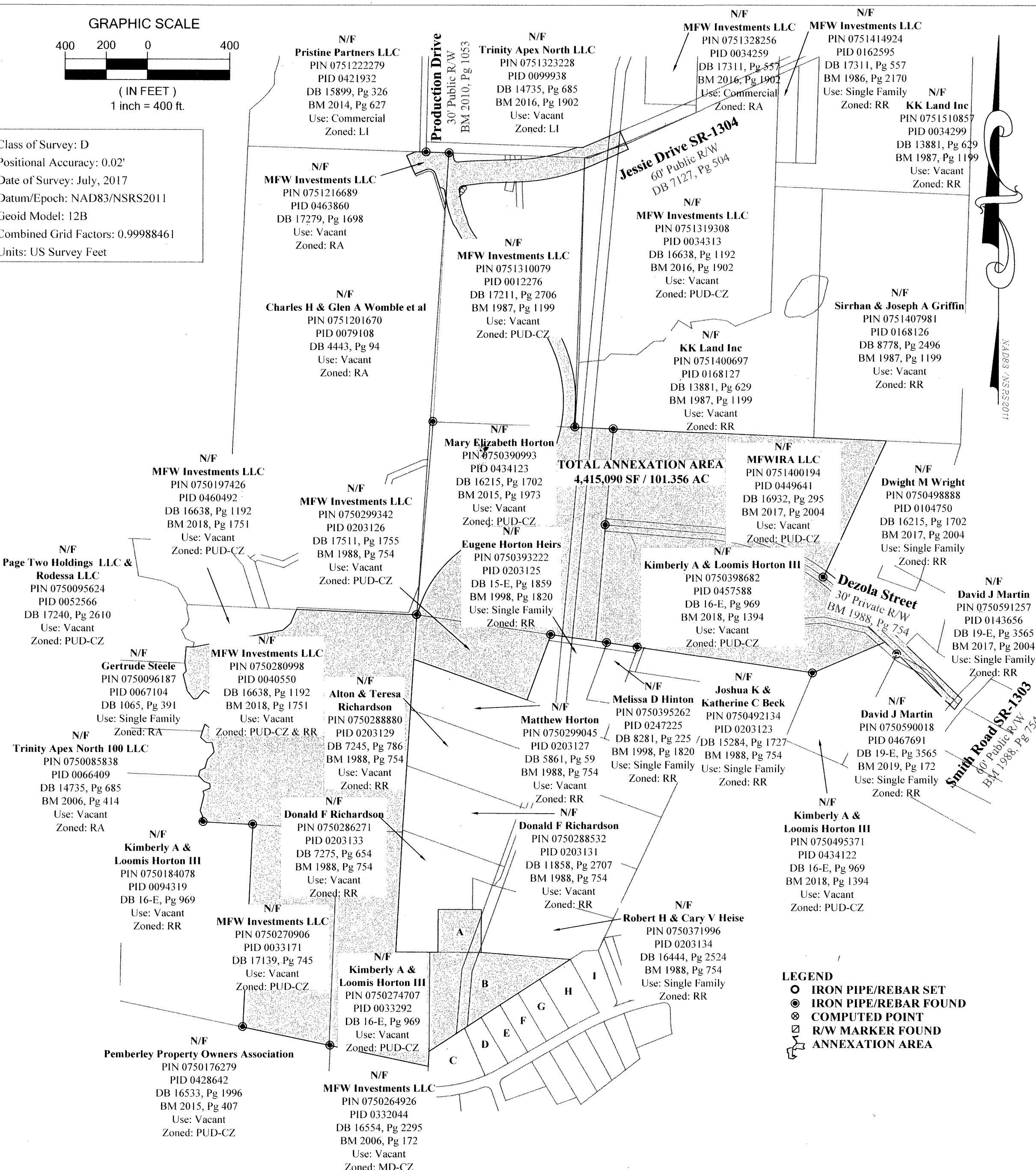
REFERENCES

- Book Map 1942 Page 114
-Book Map 1987 Page 1199
-Book Map 1988 Page 754
-Book Map 2003 Page 1130
-Book Map 2006 Page 172
-Book Map 2015 Page 1973
-Book Map 2016 Page 1677
-Book Map 2016 Page 1902
-Book Map 2017 Page 1067
-Book Map 2017 Page 2004
-Book Map 2018 Page 1394
-Book Map 2018 Page 1751
-Deed Book 17511 Page 1752
-Deed Book 17511 Page 1755
-Deed Book 17473 Page 2443
-Deed Book 17279 Page 1698
-Deed Book 17211 Page 2706
-Deed Book 17139 Page 745
-Deed Book 16932 Page 295
-Deed Book 16638 Page 1192
-Deed Book 16215 Page 1702
-Deed Book 14735 Page 685
-Deed Book 4443 Page 94
-Deed Book 2353 Page 559

Required Base Information:
Project Information: MFW Investment LLC
Owner Information: MFW Investment LLC
Project Information: Trinity Apex North 100 LLC
Owner Information: Trinity Apex North 100 LLC
Project Information: Mary Elizabeth Horton
Owner Information: Mary Elizabeth Horton
Project Information: MFWIRA LLC
Owner Information: MFWIRA LLC
Project Information: Kimberly A & Loomis Horton III
Owner Information: Kimberly A & Loomis Horton III
Project Information: Kimberly A & Loomis Horton III
Owner Information: Kimberly A & Loomis Horton III
Project Information: Dwight Marvin Wright
Owner Information: Dwight Marvin Wright
Surveyor Information: Jeffrey W. Baker
Date of Survey & Plat Preparation: 3/24/2020
Zoning District & Zoning Case #: PUD-CZ
Setbacks: PUD-CZ
Single Family: Front: 25'
Side: 6' minimum 16' total
Corner: 15'
Rear: 20'
Minimum Lot Width: 50'
Township, County, State: White Oak, Wake, North Carolina
Primary or Secondary Watershed: Secondary - Middle Creek Basin
FEMA designated floodplain: 'X' per F.I.R.M.#3720075100J dated 05/02/2006



Class of Survey: D
Positional Accuracy: 0.02'
Date of Survey: July, 2017
Datum/Epoch: NAD83/NSRS2011
Geoid Model: 12B
Combined Grid Factors: 0.99988461
Units: US Survey Feet



LEGEND
IRON PIPE/REBAR SET
IRON PIPE/REBAR FOUND
COMPUTED POINT
R/W MARKER FOUND
ANNEXATION AREA

Table with columns: Owner, PIN#, REID#, Deed Reference, Plat Reference, Use, Zoning. Lists various owners and their associated property details.

"I, Jeffrey W. Baker, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 17511, page 1752, Book 17511, page 1755, Book 17473, page 2443, Book 17279, page 1698, Book 17211, page 2706, Book 17139, page 745, Book 16932, page 295, Book 16638, page 1192, Book 16215, page 1702, Book 14735, page 685, Book 4443, page 94, Book 2353, page 559); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 1942, page 114, Book 1987, page 1199, Book 1988, page 754, Book 2003, page 1130, Book 2006, page 172, Book 2015, page 1973, Book 2016, page 1677, Book 2016, page 1902, Book 2017, page 1067, Book 2017, page 2004, Book 2018, page 1394, Book 2018, page 1751; that the ratio of precision or positional accuracy as calculated is 1:10000+; that this plat was prepared in accordance with G.S. 47-30 as amended. witness my original signature, license number and seal this 25th day of June, A.D. 2020."

WAKE COUNTY, NC 85
TAMMY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
01/15/2021 13:09:03
BOOK: BM2021 PAGE: 00128

NOTES:

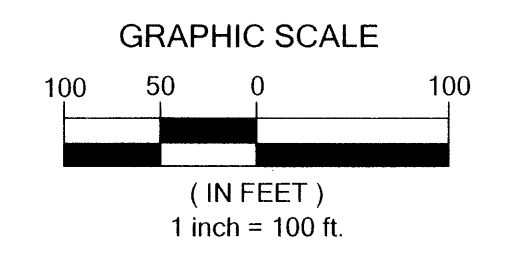
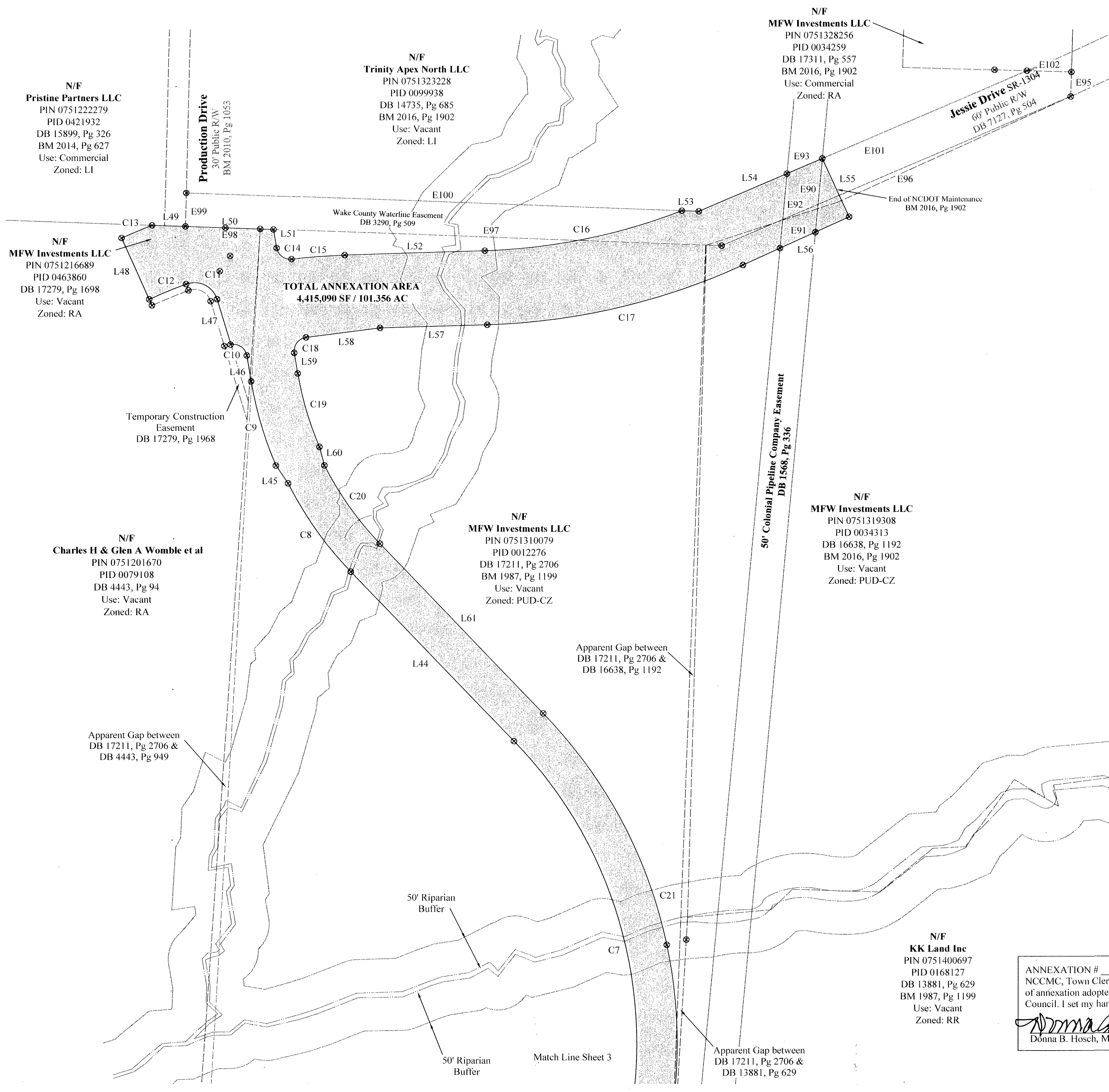
- 1. This survey was prepared by Bateman Civil Survey Co., under the supervision of Jeffrey W. Baker, PLS.
2. This plan has been prepared for layout and permitting purposes only.
3. Property lines shown were taken from existing field evidence, existing deeds and/or plats of public record, and information supplied to the surveyor by the client
4. All distances are horizontal ground distances and all bearings are North Carolina State Plane Coordinate System unless otherwise shown.
5. No investigation into the existence of jurisdictional wetlands or riparian buffers performed by this firm.
6. Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence or any other facts that an accurate and current title search may disclose.
7. No Grid Monuments found within 2000'.
8. Tied to the National CORS Network through NC VRS.

ANNEXATION # 6087
I Donna B. Hosch, MMC, NCCMC, Town Clerk, Apex, North Carolina certify this is a true and exact map of annexation adopted the 15 day of DEC 2020 by the Town Council. I set my hand and seal of the Town of Apex, 17/12/20 Day / Month / Year

Professional Land Surveyor License Number-4412
I, Jeffrey W. Baker, Professional Land Surveyor No. L-4412 certify D. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exceptions to the definition of subdivision.
Jeffrey W. Baker, PLS L-4412 date 6/25/2020



Bateman Civil Survey Company
Engineers • Surveyors • Planners
2524 Reliance Ave., Apex, NC 27539
Phone: 919.577.1080 Fax: 919.577.1081
NCBELS FIRM No. C-2378
ANNEXATION MAP FOR THE TOWN OF APEX
APEX, NC, WAKE COUNTY, WHITE OAK TOWNSHIP
REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135
Designed By: N/A
Drawn By: JCH
Checked By: JWB
Scale: 1"=400'
Date: 03/24/2020
Project #: 180585
SHEET 1 OF 7

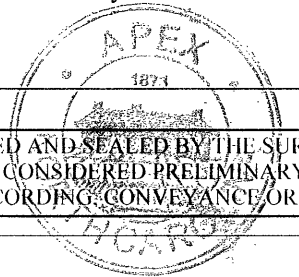


- LEGEND**
- IRON PIPE/REBAR SET
 - IRON PIPE/REBAR FOUND
 - ⊗ COMPUTED POINT
 - ⊠ R/W MARKER FOUND
 - EXISTING PROPERTY-R/W LINE
 - EXISTING EASEMENT LINE
 - EXISTING TOP OF BANK LINE
 - EXISTING BUFFER LINE
 - ANNEXATION LINE
 - ANNEXATION AREA



WAKE COUNTY, NC 86
 TAMMY L. BRUNNER
 REGISTER OF DEEDS
 PRESENTED & RECORDED ON
 01/15/2021 13:09:03
 REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588,
 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135
 BOOK: BM2021 PAGE: 00129

ANNEXATION # 687
 I, Donna B. Hosch, MMC,
 NCCMC, Town Clerk, Apex, North Carolina certify this is a true and exact map
 of annexation adopted the 15 day of Dec 2020 by the Town
 Council. I set my hand and seal of the Town of Apex, 17 12 20
 Day / Month / Year
 Donna B. Hosch
 Donna B. Hosch, MMC, NCCMC, Town Clerk



UNLESS THIS MAP IS SIGNED AND SEALED BY THE SURVEYOR
 IN CHARGE, THIS MAP IS CONSIDERED PRELIMINARY AND
 NOT TO BE USED FOR RECORDING OR CONVEYANCE OR SALES

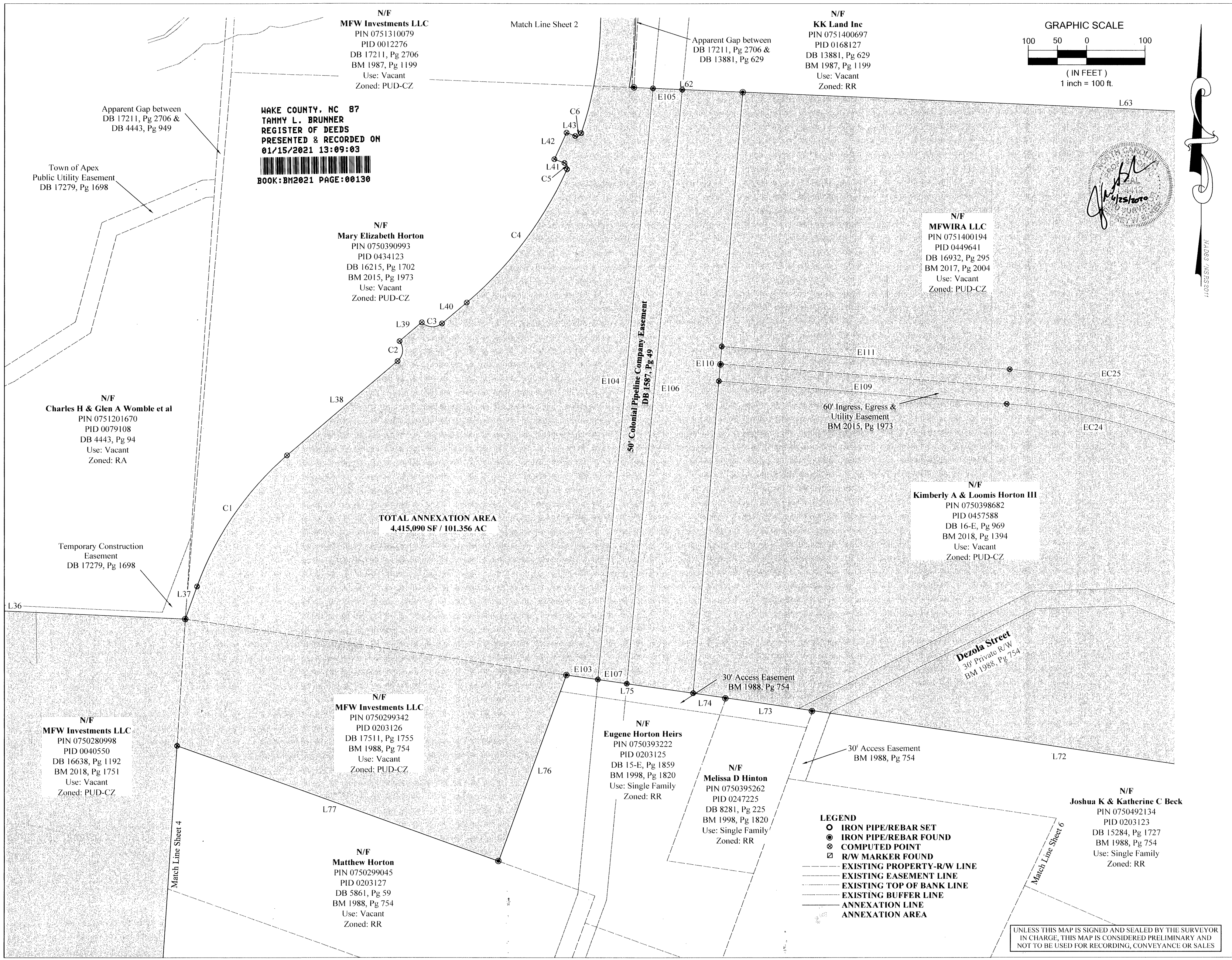
Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Ave., Apex, NC 27539
 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378

OWNER
 MFW INVESTMENTS LLC
 114 BIRKLANDS DRIVE
 CARY, NORTH CAROLINA, 27518

ANNEXATION MAP
 FOR THE TOWN OF APEX
 APEX, NC, WAKE COUNTY, WHITE OAK TOWNSHIP
 REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588,
 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135


Designed By: N/A
 Drawn By: JCH
 Checked By: JWB
 Scale: 1"=100'
 Date: 03/24/2020
 Project #: 180585

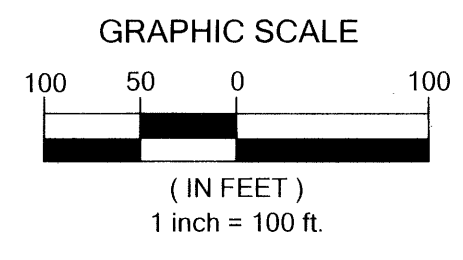
SHEET
 2 OF 7



N/F
MFW Investments LLC
 PIN 0751310079
 PID 0012276
 DB 17211, Pg 2706
 BM 1987, Pg 1199
 Use: Vacant
 Zoned: PUD-CZ

N/F
KK Land Inc
 PIN 0751400697
 PID 0168127
 DB 13881, Pg 629
 BM 1987, Pg 1199
 Use: Vacant
 Zoned: RR

WAKE COUNTY, NC 87
TAMMY L. BRUNNER
 REGISTER OF DEEDS
 PRESENTED & RECORDED ON
 01/15/2021 13:09:03

 BOOK: BM2021 PAGE: 00130



N/F
Mary Elizabeth Horton
 PIN 0750390993
 PID 0434123
 DB 16215, Pg 1702
 BM 2015, Pg 1973
 Use: Vacant
 Zoned: PUD-CZ

N/F
MFWIRA LLC
 PIN 0751400194
 PID 0449641
 DB 16932, Pg 295
 BM 2017, Pg 2004
 Use: Vacant
 Zoned: PUD-CZ

N/F
Charles H & Glen A Womble et al
 PIN 0751201670
 PID 0079108
 DB 4443, Pg 94
 Use: Vacant
 Zoned: RA

N/F
Kimberly A & Loomis Horton III
 PIN 0750398682
 PID 0457588
 DB 16-E, Pg 969
 BM 2018, Pg 1394
 Use: Vacant
 Zoned: PUD-CZ

Temporary Construction Easement
 DB 17279, Pg 1698

TOTAL ANNEXATION AREA
 4,415,090 SF / 101.356 AC

N/F
MFW Investments LLC
 PIN 0750280998
 PID 0040550
 DB 16638, Pg 1192
 BM 2018, Pg 1751
 Use: Vacant
 Zoned: PUD-CZ

N/F
MFW Investments LLC
 PIN 0750299342
 PID 0203126
 DB 17511, Pg 1755
 BM 1988, Pg 754
 Use: Vacant
 Zoned: PUD-CZ

N/F
Eugene Horton Heirs
 PIN 0750393222
 PID 0203125
 DB 15-E, Pg 1859
 BM 1998, Pg 1820
 Use: Single Family
 Zoned: RR

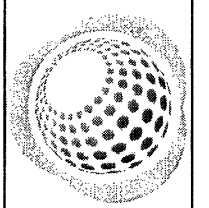
N/F
Melissa D Hinton
 PIN 0750395262
 PID 0247225
 DB 8281, Pg 225
 BM 1998, Pg 1820
 Use: Single Family
 Zoned: RR

N/F
Matthew Horton
 PIN 0750299045
 PID 0203127
 DB 5861, Pg 59
 BM 1988, Pg 754
 Use: Vacant
 Zoned: RR

N/F
Joshua K & Katherine C Beck
 PIN 0750492134
 PID 0203123
 DB 15284, Pg 1727
 BM 1988, Pg 754
 Use: Single Family
 Zoned: RR

- LEGEND**
- IRON PIPE/REBAR SET
 - IRON PIPE/REBAR FOUND
 - ⊗ COMPUTED POINT
 - ⊠ R/W MARKER FOUND
 - EXISTING PROPERTY-R/W LINE
 - EXISTING EASEMENT LINE
 - EXISTING TOP OF BANK LINE
 - EXISTING BUFFER LINE
 - ANNEXATION LINE
 - ANNEXATION AREA

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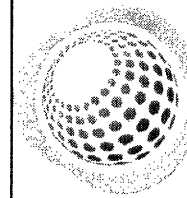


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 Engineers • Surveyors • Planners
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 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378

OWNER
MFW INVESTMENTS LLC
 114 BIRKLANDS DRIVE
 CARY, NORTH CAROLINA, 27518

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 FOR THE TOWN OF APEX
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 REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588,
 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135

Designed By: N/A
 Drawn By: JCH
 Checked By: JWB
 Scale: 1"=100'
 Date: 03/24/2020
 Project #: 180585



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OWNER
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 CARY, NORTH CAROLINA, 27518

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 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135

Designed By: N/A
 Drawn By: JCH
 Checked By: JWB
 Scale: 1"=100'
 Date: 03/24/2020
 Project # 180585

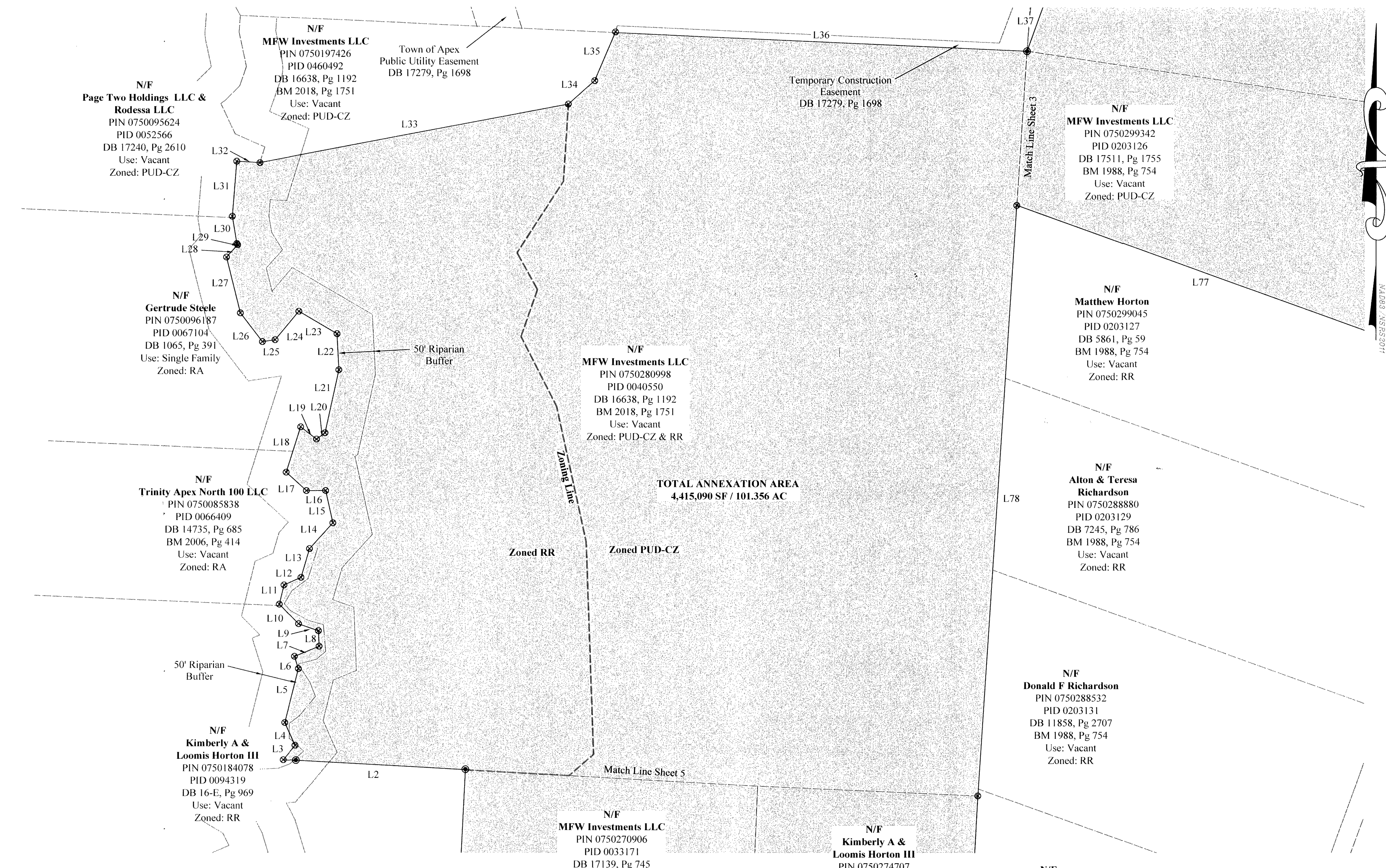
SHEET
4 OF 7



WAKE COUNTY, NC 88
TAMMY L. BRUNNER
 REGISTER OF DEEDS
 PRESENTED & RECORDED ON
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BOOK: BM2021 PAGE: 00131

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N/F
Page Two Holdings LLC & Rodessa LLC
 PIN 0750095624
 PID 0052566
 DB 17240, Pg 2610
 Use: Vacant
 Zoned: PUD-CZ

N/F
MFW Investments LLC
 PIN 0750197426
 PID 0460492
 DB 16638, Pg 1192
 BM 2018, Pg 1751
 Use: Vacant
 Zoned: PUD-CZ

Temporary Construction Easement
 DB 17279, Pg 1698

N/F
MFW Investments LLC
 PIN 0750299342
 PID 0203126
 DB 17511, Pg 1755
 BM 1988, Pg 754
 Use: Vacant
 Zoned: PUD-CZ

N/F
Gertrude Steele
 PIN 0750096187
 PID 0067104
 DB 1065, Pg 391
 Use: Single Family
 Zoned: RA

N/F
MFW Investments LLC
 PIN 0750280998
 PID 0040550
 DB 16638, Pg 1192
 BM 2018, Pg 1751
 Use: Vacant
 Zoned: PUD-CZ & RR

N/F
Matthew Horton
 PIN 0750299045
 PID 0203127
 DB 5861, Pg 59
 BM 1988, Pg 754
 Use: Vacant
 Zoned: RR

N/F
Trinity Apex North 100 LLC
 PIN 0750085838
 PID 0066409
 DB 14735, Pg 685
 BM 2006, Pg 414
 Use: Vacant
 Zoned: RA

TOTAL ANNEXATION AREA
 4,415,090 SF / 101.356 AC

N/F
Alton & Teresa Richardson
 PIN 0750288880
 PID 0203129
 DB 7245, Pg 786
 BM 1988, Pg 754
 Use: Vacant
 Zoned: RR

50' Riparian Buffer

N/F
Kimberly A & Loomis Horton III
 PIN 0750184078
 PID 0094319
 DB 16-E, Pg 969
 Use: Vacant
 Zoned: RR

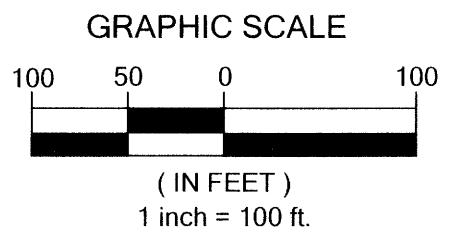
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 PID 0033171
 DB 17139, Pg 745
 Use: Vacant
 Zoned: PUD-CZ

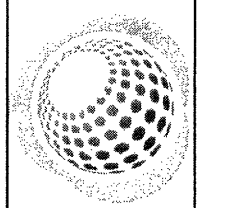
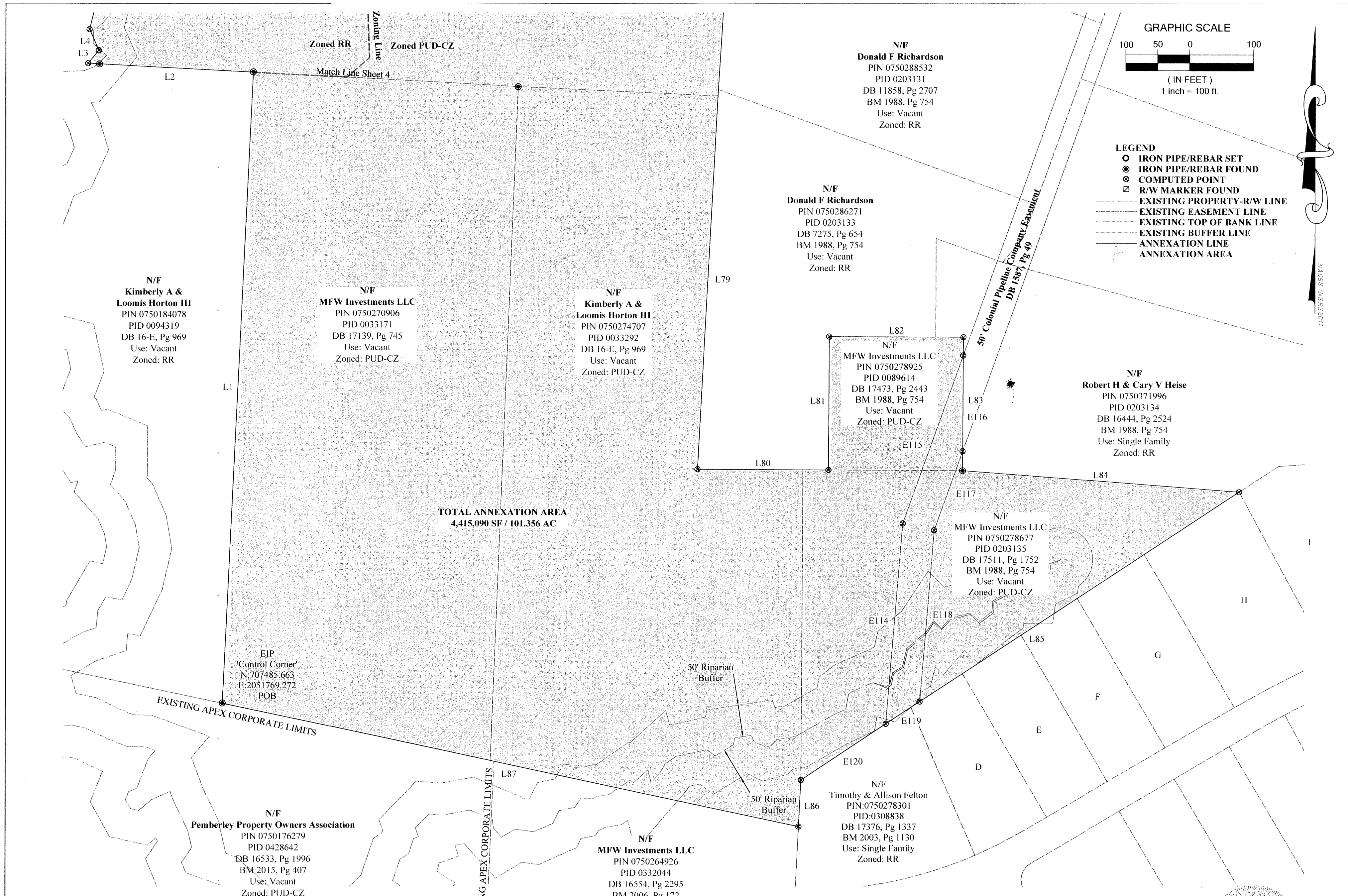
N/F
Kimberly A & Loomis Horton III
 PIN 0750274707
 PID 0033292
 DB 16-E, Pg 969
 Use: Vacant
 Zoned: PUD-CZ

N/F
Donald F Richardson
 PIN 0750288532
 PID 0203131
 DB 11858, Pg 2707
 BM 1988, Pg 754
 Use: Vacant
 Zoned: RR

N/F
Donald F Richardson
 PIN 0750286271
 PID 0203133
 DB 7275, Pg 654
 BM 1988, Pg 754
 Use: Vacant
 Zoned: RR

- LEGEND**
- IRON PIPE/REBAR SET
 - IRON PIPE/REBAR FOUND
 - ⊗ COMPUTED POINT
 - ⊠ R/W MARKER FOUND
 - EXISTING PROPERTY-R/W LINE
 - EXISTING EASEMENT LINE
 - EXISTING TOP OF BANK LINE
 - EXISTING BUFFER LINE
 - ANNEXATION LINE
 - ANNEXATION AREA





Bateman Civil Survey Company
 Engineers • Surveyors • Planners
 2524 Reliance Ave., Apex, NC 27539
 Phone: 919.577.1060 Fax: 919.577.1081
 NCBELS FIRM No. C-2378


OWNER
 MFW INVESTMENTS LLC
 114 BIRKLANDS DRIVE
 CARY, NORTH CAROLINA, 27518

ANNEXATION MAP
 FOR THE TOWN OF APEX
 APEX, NC, WAKE COUNTY, WHITE OAK TOWNSHIP
 REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588,
 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135

Designed By: N/A
 Drawn By: JCH
 Checked By: JWB
 Scale: 1"=100'
 Date: 03/24/2020
 Project #: 180585

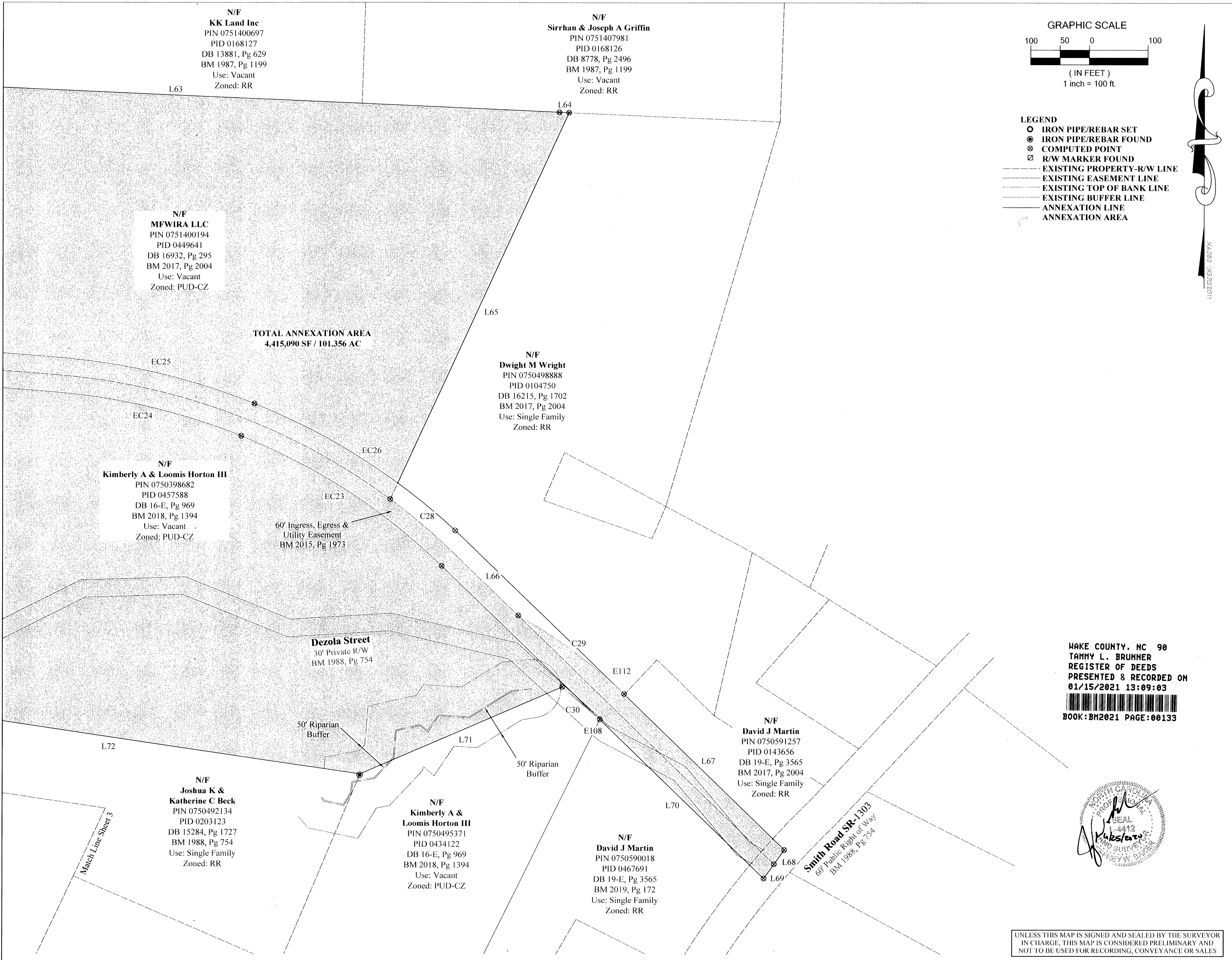
SHEET
 5 OF 7

Owner	PIN#	REID#	Deed Reference	Plat Reference	Use	Zoning
D) John J & Joyce T Falchi -	0750279358	- 0308837	- DB 10836, Pg 2123	- BM 2003, Pg 1130	- Single Family	RR
E) Todd C & Gloria C Young -	0750370454	- 0308836	- DB 11069, Pg 476	- BM 2003, Pg 1130	- Single Family	RR
F) Dennis & Roberta Dale -	0750371540	- 0308835	- DB 11800, Pg 97	- BM 2003, Pg 1130	- Single Family	RR
G) Richard J & Mary A Stewart -	0750372555	- 0308834	- DB 11012, Pg 2141	- BM 2003, Pg 1130	- Single Family	RR
H) Robert E & Krista B Cathey III -	0750373664	- 0308833	- DB 11988, Pg 1801	- BM 2003, Pg 1130	- Single Family	RR
I) Amanda C & Steven A Rhodes -	0750375700	- 0308832	- DB 12006, Pg 1186	- BM 2003, Pg 1130	- Single Family	RR

WAKE COUNTY, NC 89
 TAMMY L. BRUNNER
 REGISTER OF DEEDS
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N/F
KK Land Inc
 PIN 0751400697
 PID 0168127
 DB 13881, Pg 629
 BM 1987, Pg 1199
 Use: Vacant
 Zoned: RR

N/F
Sirhan & Joseph A Griffin
 PIN 0751407981
 PID 0168126
 DB 8778, Pg 2496
 BM 1987, Pg 1199
 Use: Vacant
 Zoned: RR

N/F
MFWIRA LLC
 PIN 0751400194
 PID 0449641
 DB 16932, Pg 295
 BM 2017, Pg 2004
 Use: Vacant
 Zoned: PUD-CZ

N/F
Dwight M Wright
 PIN 0750498888
 PID 0104750
 DB 16215, Pg 1702
 BM 2017, Pg 2004
 Use: Single Family
 Zoned: RR

N/F
Kimberly A & Loomis Horton III
 PIN 0750398682
 PID 0457588
 DB 16-E, Pg 969
 BM 2018, Pg 1394
 Use: Vacant
 Zoned: PUD-CZ

60' Ingress, Egress &
 Utility Easement
 BM 2015, Pg 1973

Dezola Street
 30' Private R/W
 BM 1988, Pg 754

50' Riparian
 Buffer

50' Riparian
 Buffer

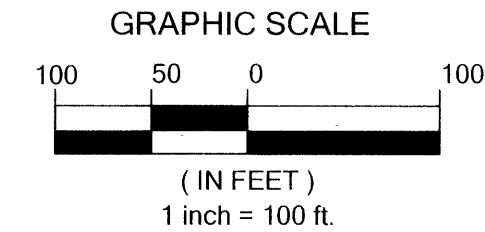
N/F
David J Martin
 PIN 0750591257
 PID 0143656
 DB 19-E, Pg 3565
 BM 2017, Pg 2004
 Use: Single Family
 Zoned: RR

N/F
**Joshua K &
 Katherine C Beck**
 PIN 0750492134
 PID 0203123
 DB 15284, Pg 1727
 BM 1988, Pg 754
 Use: Single Family
 Zoned: RR

N/F
**Kimberly A &
 Loomis Horton III**
 PIN 0750495371
 PID 0434122
 DB 16-E, Pg 969
 BM 2018, Pg 1394
 Use: Vacant
 Zoned: PUD-CZ

N/F
David J Martin
 PIN 0750590018
 PID 0467691
 DB 19-E, Pg 3565
 BM 2019, Pg 172
 Use: Single Family
 Zoned: RR

Smith Road SR-1303
 60' Public Right of Way
 BM 1988, Pg 754



- LEGEND**
- IRON PIPE/REBAR SET
 - IRON PIPE/REBAR FOUND
 - ⊗ COMPUTED POINT
 - ⊗ R/W MARKER FOUND
 - EXISTING PROPERTY-R/W LINE
 - EXISTING EASEMENT LINE
 - EXISTING TOP OF BANK LINE
 - EXISTING BUFFER LINE
 - ANNEXATION LINE
 - ANNEXATION AREA

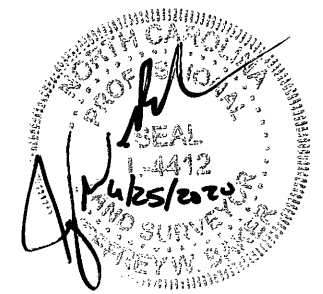


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 Engineers • Surveyors • Planners
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 Phone: 919.577.1080 Fax: 919.577.1081
 NCBELS FIRM No. C-2378

OWNER
MFW INVESTMENTS LLC
 114 BIRKLANDS DRIVE
 CARY, NORTH CAROLINA, 27518

WAKE COUNTY, NC 90
TAMMY L. BRUNNER
 REGISTER OF DEEDS
 PRESENTED & RECORDED ON
 01/15/2021 13:09:03

 BOOK: BM2021 PAGE: 00133



ANEXATION MAP
 FOR THE TOWN OF APEX
 APEX, NC, WAKE COUNTY, WHITE OAK TOWNSHIP
 REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588,
 0040550, 0203126, 0033171, 0033292, 0089614 & 0205135

Designed By: N/A
 Drawn By: JCH
 Checked By: JWB
 Scale: 1"=100'
 Date: 03/24/2020
 Project #: 180585

UNLESS THIS MAP IS SIGNED AND SEALED BY THE SURVEYOR
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Annexation Legal Description for REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135

All that certain parcels of land, situated in Apex, Wake County, North Carolina, being known as REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135, Wake County Records, and being more particularly described as follows:

Beginning at an Iron Pipe found at the South West property corner of MFW Investments LLC (REID 0033171, DB 17139, PG 745), Wake County Records and South East property corner of Kimberly A & Loomis Horton III (REID 0094319, DB 16-E, PG 969), Wake County records and being designated as the Point of Beginning as shown on map made by Bateman Civil Survey Company, dated 3/24/2020 and entitled "Annexation Map for the Town of Apex" Apex, NC, Wake County, White Oak Township, REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135, having State Plane Coordinates N:707485.663, E:2051769.272;

Thence N02°44'07"E, 994.82' to an Iron Pipe found; thence N86°50'22"W, 258.73' to an Iron Pipe found; thence N39°30'30"E, 26.26' to a point; thence N23°42'22"W, 35.95' to a point; thence N13°54'09"E, 79.15' to a point; thence N17°33'13"W, 18.56' to a point; thence N67°29'17"E, 37.85' to a point; thence N02°16'21"W, 22.18' to a point; thence N70°27'02"W, 29.99' to a point; thence N44°05'42"W, 39.31' to a point; thence N13°50'46"E, 28.19' to a point; thence N66°20'10"E, 26.21' to a point; thence N16°14'26"E, 42.75' to a point; thence N42°08'44"E, 49.37' to a point; thence N12°33'20"W, 47.21' to a point; thence S89°48'05"W, 27.39' to a point; thence N47°19'12"W, 39.00' to a point; thence N17°31'45"E, 67.92' to a point; thence S52°16'45"E, 28.62' to a point; thence N53°21'20"E, 14.91' to a point; thence N12°12'41"E, 91.90' to a point; thence N02°59'42"W, 51.52' to a point; thence N59°30'21"W, 62.80' to a point; thence S39°54'45"W, 52.49' to a point; thence S81°30'52"W, 18.15' to a point; thence N37°30'45"W, 51.54' to a point; thence N14°00'20"W, 81.92' to a point; thence N41°47'32"E, 23.66' to a point; thence N31°38'22"W, 1.96' to a point; thence N09°34'30"W, 39.41' to a point; thence N04°27'00"E, 78.83' to a point; thence S86°25'14"E, 33.05' to a point; thence N79°11'30"E, 44.51' to a point; thence N48°13'38"E, 50.09' to a point; thence N22°54'33"E, 74.47' to a point; thence S87°24'13"E, 584.86' to a point; thence N19°40'32"E, 59.76' to a point; thence a curve to the Right having a Radius of 540.00', a Length of 280.51' and a Direction of N34°33'25"E, 277.37' to a point; thence N49°26'19"E, 244.69' to a point; thence a curve to the Left having a Radius of 25.00', a Length of 38.27' and a Direction of N05°35'05"E, 34.64' to a point; thence N49°26'19"E, 50.04' to a point; thence a curve to the Right having a Radius of 25.00', a Length of 38.27' and a Direction of S86°42'27"E, 34.64' to a point; thence N49°26'19"E, 55.76' to a point; thence a curve to the Left having a Radius of 655.00', a Length of 288.86' and a Direction of N36°48'17"E, 286.52' to a point; thence a curve to the Left having a Radius of 8.00', a Length of 13.10' and a Direction of N22°43'53"W, 11.68' to a point; thence N69°38'01"W, 18.54' to a point; thence N24°32'45"E, 50.21' to a point; thence S69°38'01"E, 15.90' to a point; thence a curve to the Left having a Radius of 8.00', a Length of 12.85' and a Direction of N64°20'28"E, 11.51' to a point; thence a curve to the Left having a Radius of 655.00', a Length of 710.34' and a Direction of N12°45'08"W, 676.04' to a point; thence N43°49'14"W, 349.36' to a point; thence a curve to the Right having a Radius of 540.00', a Length of 161.66' and a Direction of N67°10'47"E, 48.98' to a point; thence S87°58'54"E, 49.66' to a point; thence S87°58'17"E, 130.39' to a point; thence S09°31'44"E, 28.27' to a point; thence a curve to the Left having a Radius of 20.00', a Length of 30.32' and a Direction of S52°57'16"E, 27.50' to a point; thence a curve to the Right having a Radius of 1,005.00', a Length of 79.07' and a Direction of N85°52'26"E, 79.05' to a point; thence N88°07'40"E, 207.65' to a point; thence a curve to the Left having a Radius of 880.00', a Length of 299.33' and a Direction of N78°22'59"E, 297.89' to a point; thence S87°54'41"E, 25.01' to a point; thence N66°41'16"E, 199.17' to a point; thence S24°31'49"E, 95.91' to a point; thence S65°28'11"W, 172.84' to a point; thence a curve to the Right having a Radius of 990.00', a Length of 391.50' and a Direction of S76°47'55"W, 388.96' to a point; thence S88°15'11"W, 158.83' to a point; thence S82°47'37"W, 110.66' to a point; thence a curve to the Left having a Radius of 20.00', a Length of 32.23' and a Direction of S36°37'57"W, 28.85' to a point; thence S09°31'44"E, 31.05' to a point; thence a curve to the Left having a Radius of 475.00', a Length of 114.32' and a Direction of S16°25'26"E, 114.05' to a point; thence S14°55'06"E, 28.54' to a point; thence a curve to the Left having a Radius of 480.01', a Length of 143.51' and a Direction of S35°15'20"E, 142.97' to a point; thence S43°49'14"E, 349.36' to a point; thence a curve to the Right having a Radius of 715.00', a Length of 674.37' and a Direction of S16°48'02"E, 649.65' to a point; thence S87°28'46"E, 195.69' to a point; thence S87°28'09"E, 1,310.85' to a point; thence S87°31'29"E, 16.61' to a point; thence S24°36'54"W, 730.39' to a point; thence a curve to the Right having a Radius of 1097.98', a Length of 143.09' and a Direction of S49°31'31"E, 142.99' to a point; thence S45°47'31"E, 153.36' to a point; thence a curve to the Right having a Radius of 880.00', a Length of 231.46' and a Direction of S53°15'39"E, 230.79' to a point; thence S45°47'31"W, 376.61' to a point; thence S35°44'56"W, 30.33' to a point; thence S35°44'56"W, 30.33' to a point; thence N45°47'31"W, 385.60' to a point; thence a curve to the Left having a Radius of 820.00', a Length of 90.03' and a Direction of N48°52'15"E, 89.98' to a point; thence S66°31'41"W, 375.96' to a point; thence N81°31'47"W, 861.72' to a point; thence N81°28'50"W, 149.98' to a point; thence N81°33'25"W, 56.41' to a point; thence N81°44'30"W, 219.28' to a point; thence S19°51'42"W, 340.91' to a point; thence N70°08'18"W, 585.61' to a point; thence S03°40'12"W, 844.63' to a point; thence S03°03'45"W, 587.47' to a point; thence S89°39'02"E, 205.00' to a point; thence N00°17'07"E, 209.76' to a point; thence S89°42'53"E, 210.00' to a point; thence S00°17'07"W, 210.00' to a point; thence S85°26'31"E, 434.14' to a point; thence S56°32'07"W, 821.71' to a point; thence S02°53'36"W, 73.32' to a point; thence N77°53'40"W, 922.38' to a point;

said Iron Pipe being the Point of Beginning. Said Annexation contains 4,415,090 square feet / 101.356 acres, more or less.

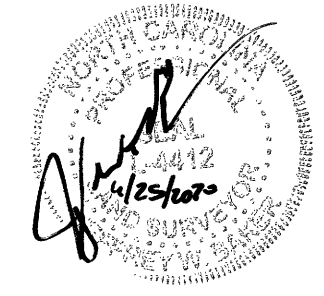
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Curve Table with columns: Curve #, Radius, Length, Delta, Direction, Chord, Tangent. Rows C1 to C30.

Easement Curve Table with columns: Curve #, Radius, Length, Delta, Direction, Chord, Tangent. Rows EC23 to EC26.

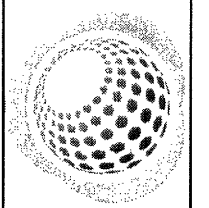
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Line Table with columns: Line #, Direction, Length. Rows L45 to L87.



WAKE COUNTY, NC 91 TAMMY L. BRUNNER REGISTER OF DEEDS PRESENTED & RECORDED ON 01/15/2021 13:09:03 BOOK:BM2021 PAGE:00134

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Bateman Civil Survey Company Engineers • Surveyors • Planners 2524 Reliance Ave., Apex, NC 27559 Phone: 919.577.1080 Fax: 919.577.1081 NCBELS FIRM No. C-2376

OWNER MFW INVESTMENTS LLC 114 BIRKLANDS DRIVE CARY, NORTH CAROLINA, 27518

ANNEXATION MAP FOR THE TOWN OF APEX APEX, NC, WAKE COUNTY, WHITE OAK TOWNSHIP REID# 0099938, 0463860, 0034313, 0012276, 0434123, 0449641, 0457588, 0040550, 0203126, 0033171, 0033292, 0089614 & 0203135

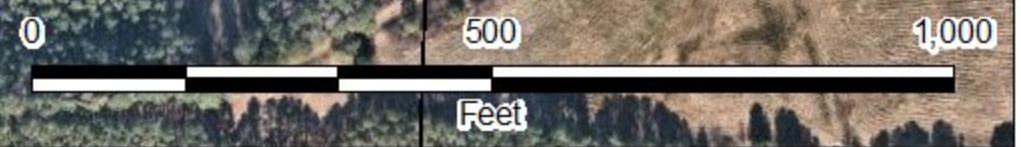
Designed By: N/A Drawn By: JCH Checked By: JWB Scale: Date: 03/24/2020 Project #: 180585

MC
Precast

Annexation #709

Jessie Dr

Horton
Park
PUD



Pristine Water Dr

Apex
Corporate
Limits

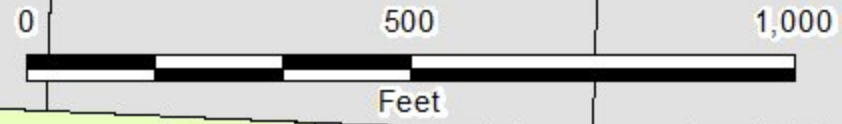
Annexation #709

Apex
ETJ

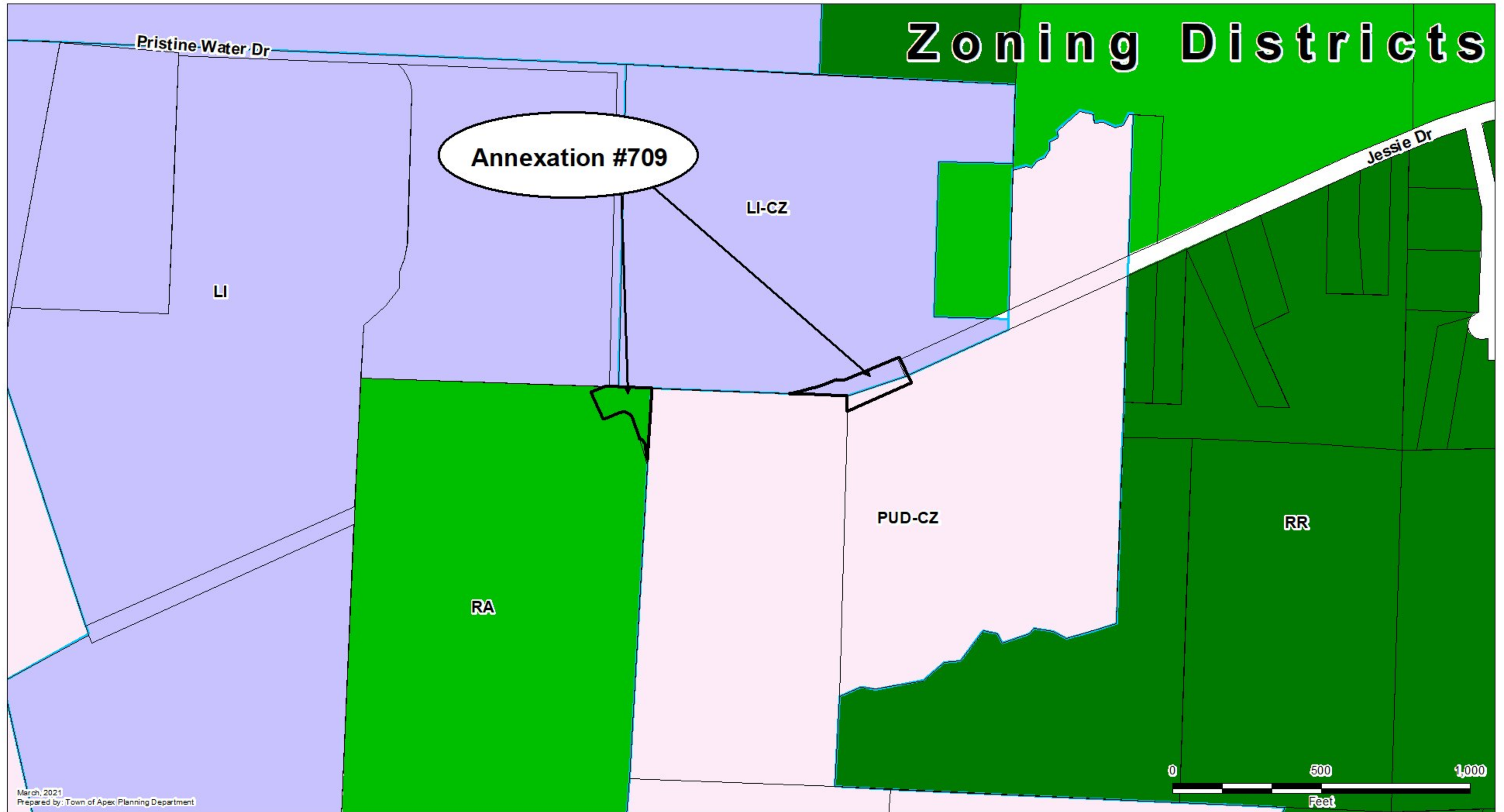
Apex
ETJ

Jessie Dr

Hurdover Rd



Zoning Districts



Annexation #709

Pristine Water Dr

Jessie Dr

LI

LI-CZ

RA

PUD-CZ

RR

