

# PETITION FOR VOLUNTARY ANNEXATION

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Application #: 651 Submittal Date: 11-21-18  
Fee Paid \$ #200.00 Check # 5628

## 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

|                           |                                       |
|---------------------------|---------------------------------------|
| MFW Investments LLC       | 0750264926 Deed Book 16554, Page 2295 |
| Owner Name (Please Print) | Property PIN or Deed Book & Page #    |
| 919-801-3905              | mwhitehead@macgregordev.com           |
| Phone                     | E-mail Address                        |
| Owner Name (Please Print) | Property PIN or Deed Book & Page #    |
| Phone                     | E-mail Address                        |
| Owner Name (Please Print) | Property PIN or Deed Book & Page #    |
| Phone                     | E-mail Address                        |

### Surveyor Information

Surveyor: Bateman Civil Survey Company Jeff Baker  
Phone: 919-577-1080 Fax: 919-577-1081  
E-mail Address: jeff.baker@batemancivilsurvey.com

### Annexation Summary Chart

|                                      |              |                                     |          |
|--------------------------------------|--------------|-------------------------------------|----------|
| Total Acreage to be annexed:         | <u>7.578</u> | Reason for annexation: (select one) |          |
| Population of acreage to be annexed: |              | Receive Town Services               | <u>X</u> |
| Existing # of housing units:         |              | Other (please specify)              |          |
| Zoning District*:                    | <u>MD-CZ</u> |                                     |          |

\*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.

PETITION FOR VOLUNTARY ANNEXATION

Application #: 651

Submittal Date: 11/21/18

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 21 day of November, 20 18.

Name of Limited Liability Company MFW Investments, LLC

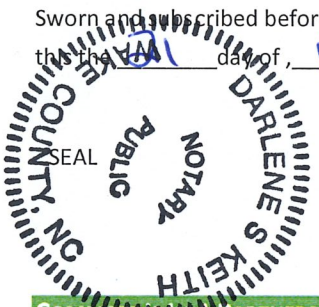
By: [Signature]  
Signature of Member/Manager

STATE OF NORTH CAROLINA  
COUNTY OF WAKE

Sworn and subscribed before me, Darlene S. Keith, a Notary Public for the above State and County, this the 21 day of November, 20 18.

[Signature]  
Notary Public

My Commission Expires: 8-5-2022



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: \_\_\_\_\_



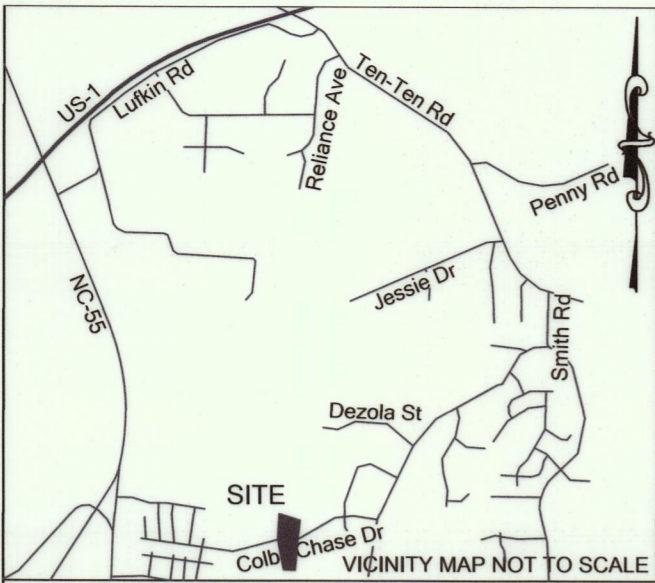
Bateman Civil Survey Company, PC  
2524 Reliance Avenue  
Apex, NC 27539

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

### **Annexation Legal Description for PIN: 0750264926**

All that certain parcel of land, situated in Apex, Wake County, North Carolina, being on the lands of MFW Investments LLC as described in Deed Book 16554 at Page 2295, Wake County Records, and being more particularly described as follows:

Beginning at an Iron Pipe found at the North West property corner of MFW Investments LLC (DB 16554, PG 2295), Wake County Records and North East property corner of Pemberly Property Owners' Association (DB 16533, PG 1996), Wake County records and being designated as the Point of Beginning as shown on map made by Bateman Civil Survey Company, dated 3/26/2020 and entitled "Annexation Map for the Town of Apex" Apex, NC, Wake County, White Oak Township, REID# 0332044, having State Plane Coordinates N:707394.511, E:2052194.259;  
thence S77°53'40"E, 487.73' to an Iron Pipe set; thence S02°53'36"W, 729.80' to an Iron Pipe set; thence N82°46'39"W, 330.00' to an Iron Pipe set; thence N17°15'52"W, 434.04' to an Iron Pipe found; thence N02°27'54"E, 375.53' to an Iron Pipe found; said Iron Pipe being the Point of Beginning.  
Said Annexation contains 330,112 square feet / 7.578 acres, more or less.



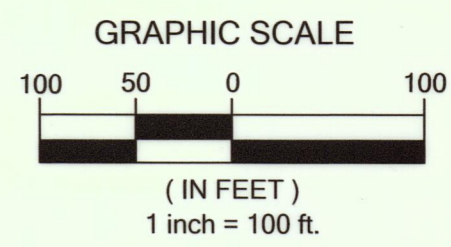
**SITE LOCATION:**  
0 E Williams Street, Apex, NC, 27539

**REFERENCES**

- Book Map 2006 Page 172
- Deed Book 16554 Page 2295

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

Donna B. Hosch, MMC, NCCMC, Town Clerk



- LEGEND**
- IRON PIPE SET
  - IRON REBAR FOUND
  - ⊙ IRON PIPE FOUND
  - ⊗ COMPUTED POINT
  - ⊠ R/W MARKER FOUND
  - BOUNDARY LINE
  - - - EXISTING PROPERTY LINE
  - - - EXISTING EASEMENT

**NOTES:**

- This survey was prepared by Bateman Civil Survey Co., under the supervision of Jeffrey W. Baker, PLS.
- This plan has been prepared for layout and permitting purposes only.
- 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
- All distances are horizontal ground distances and all bearings are North Carolina State Plane Coordinate System unless otherwise shown.
- No investigation into the existence of jurisdictional wetlands or riparian buffers performed by this firm.
- 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.
- No Grid Monuments found within 2000'.
- Tied to the National CORS Network through NC VRS.

**Required Base Information:**

**Project Information:** MFW Investment LLC  
0 E Williams Street, Apex, NC 27539 (Reid 0332044)

**Owner Information:** MFW Investment LLC (Reid 0203125)  
Mike Whitehead  
114 Birklands Drive, Cary, NC, 27518  
mwhitehead@macgregordev.com

**Surveyor Information:** Jeffrey W. Baker  
North Carolina  
L-4412

**Date of Survey & Plat Preparation:** 11/13/2018

**Zoning District & Zoning Case #:** MD-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 #3720075000J dated 05/02/2006

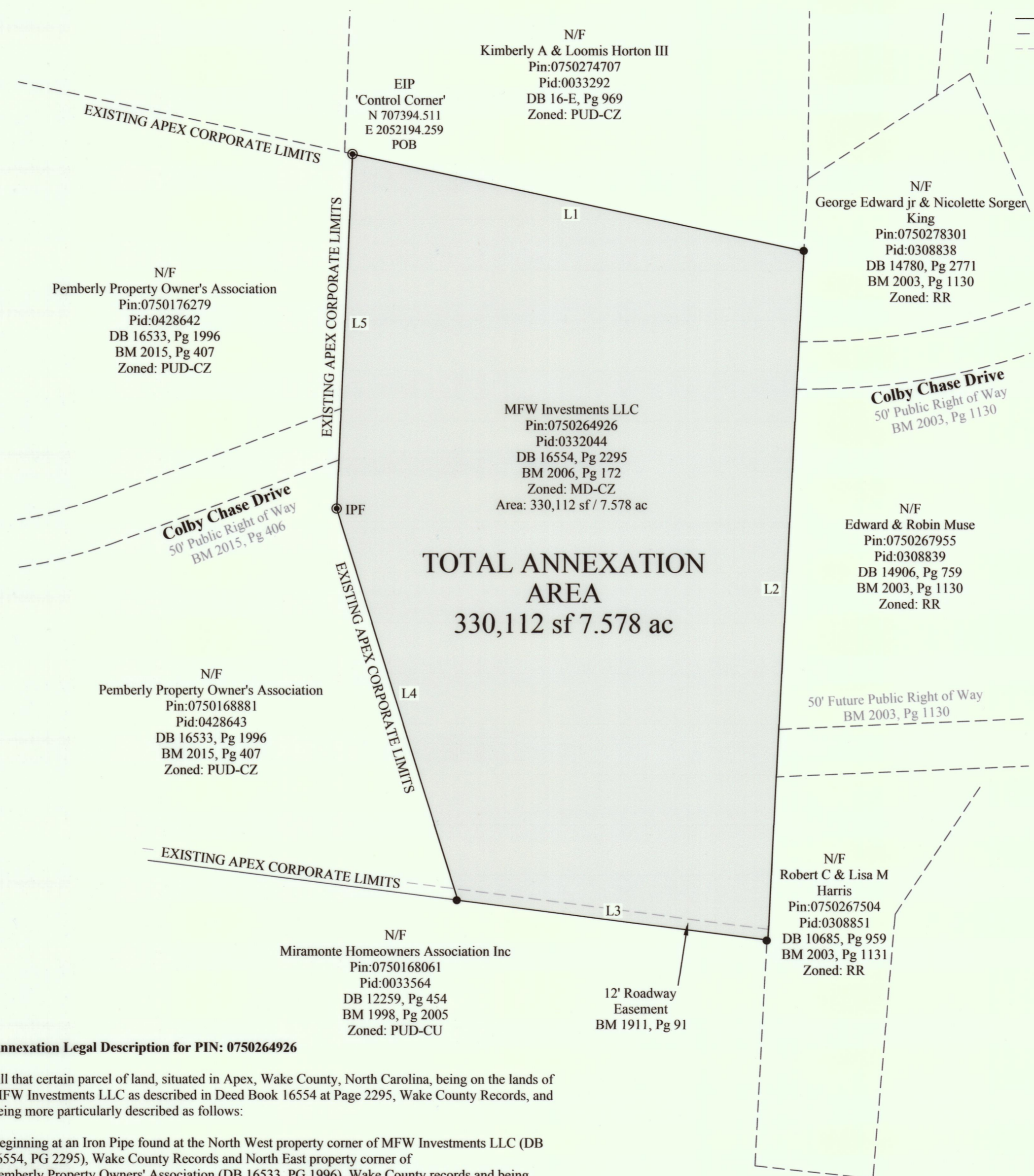
Class of Survey: D  
Positional Accuracy: 0.02'  
Date of Survey: July, 2017  
Datum/Epoch: NAD83/NSRS2011  
Geoid Model: 12B  
Combined Grid Factors: 0.99988461  
Units: US Survey Feet

"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 5861, page 59, Book 10551, page 648); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 1988, page 754, Book 1998, Page 1820; 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 14th day of April, A.D. 2020."

*Jeffrey W. Baker*  
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 4/14/2020 date



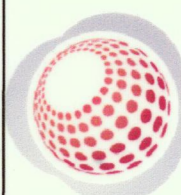
**TOTAL ANNEXATION  
AREA  
330,112 sf 7.578 ac**

**Annexation Legal Description for PIN: 0750264926**

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| Line Table Field |             |        |
|------------------|-------------|--------|
| Line #           | Direction   | Length |
| L1               | S77°53'40"E | 487.73 |
| L2               | S02°53'36"W | 729.80 |
| L3               | N82°46'39"W | 330.00 |
| L4               | N17°15'52"W | 434.04 |
| L5               | N02°27'54"E | 375.53 |

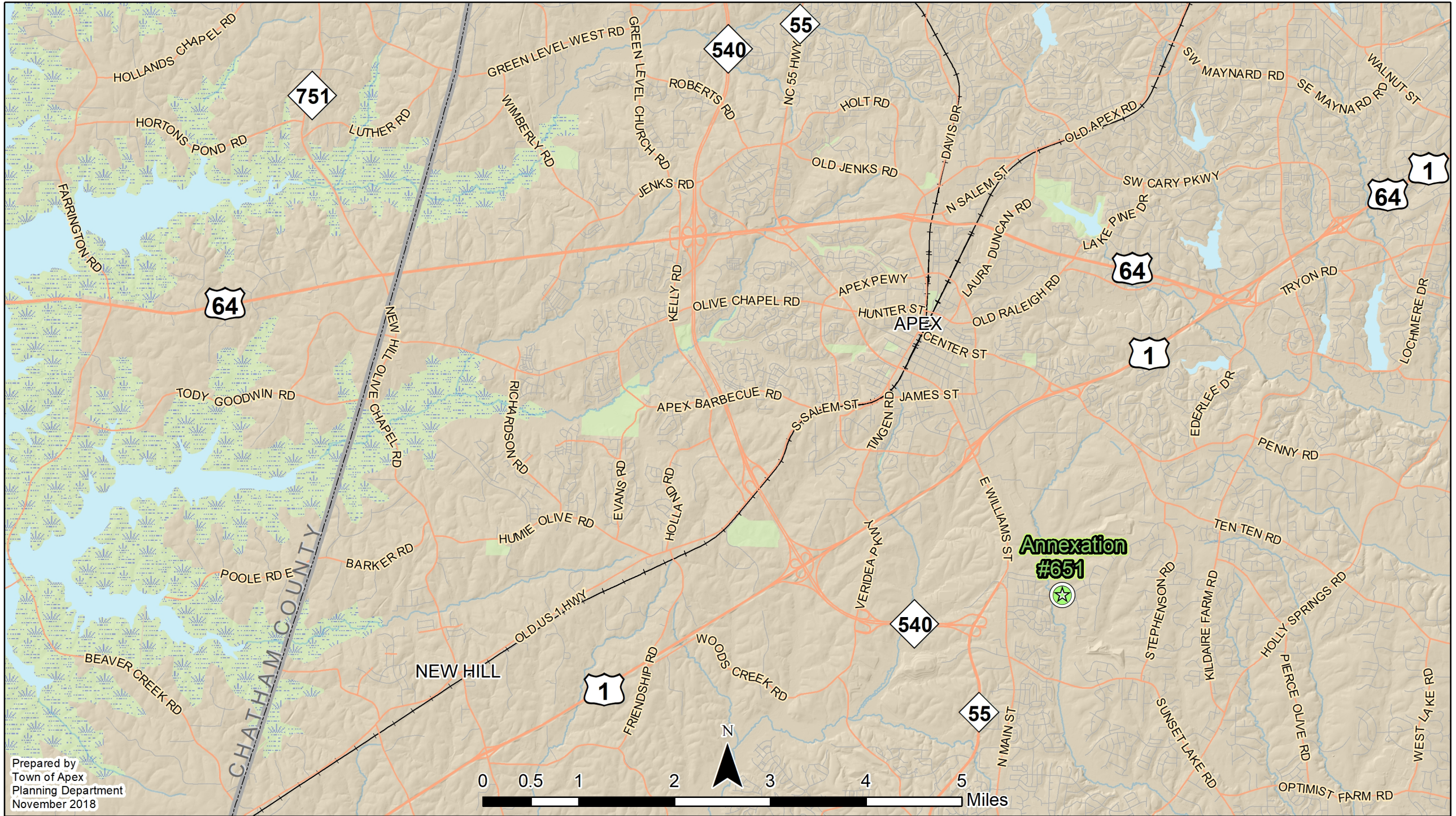


**Bateman Civil Survey Company**  
Engineers • Surveyors • Planners  
2524 Reliance Ave., Apex, NC 27539  
Phone: 919.877.1080 Fax: 919.877.1081  
NCBELS FIRM No. C-2378

**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# 0332044**

Designed By: N/A  
Drawn By: JCH  
Checked By: JWV  
Scale: 1"=100'  
Date: 3/26/2020  
Project #: 180585



Prepared by  
Town of Apex  
Planning Department  
November 2018

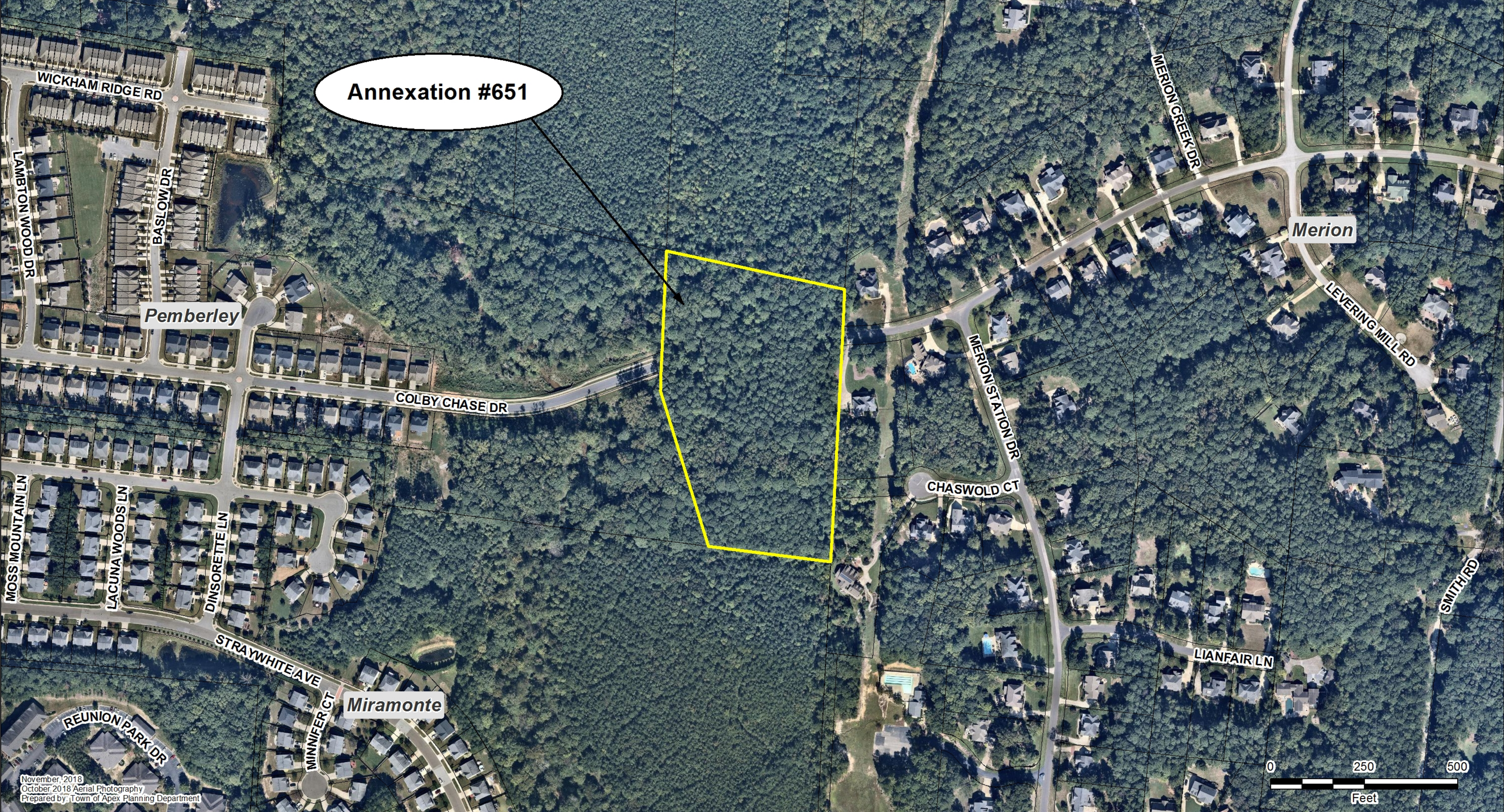
0 0.5 1 2 3 4 5 Miles

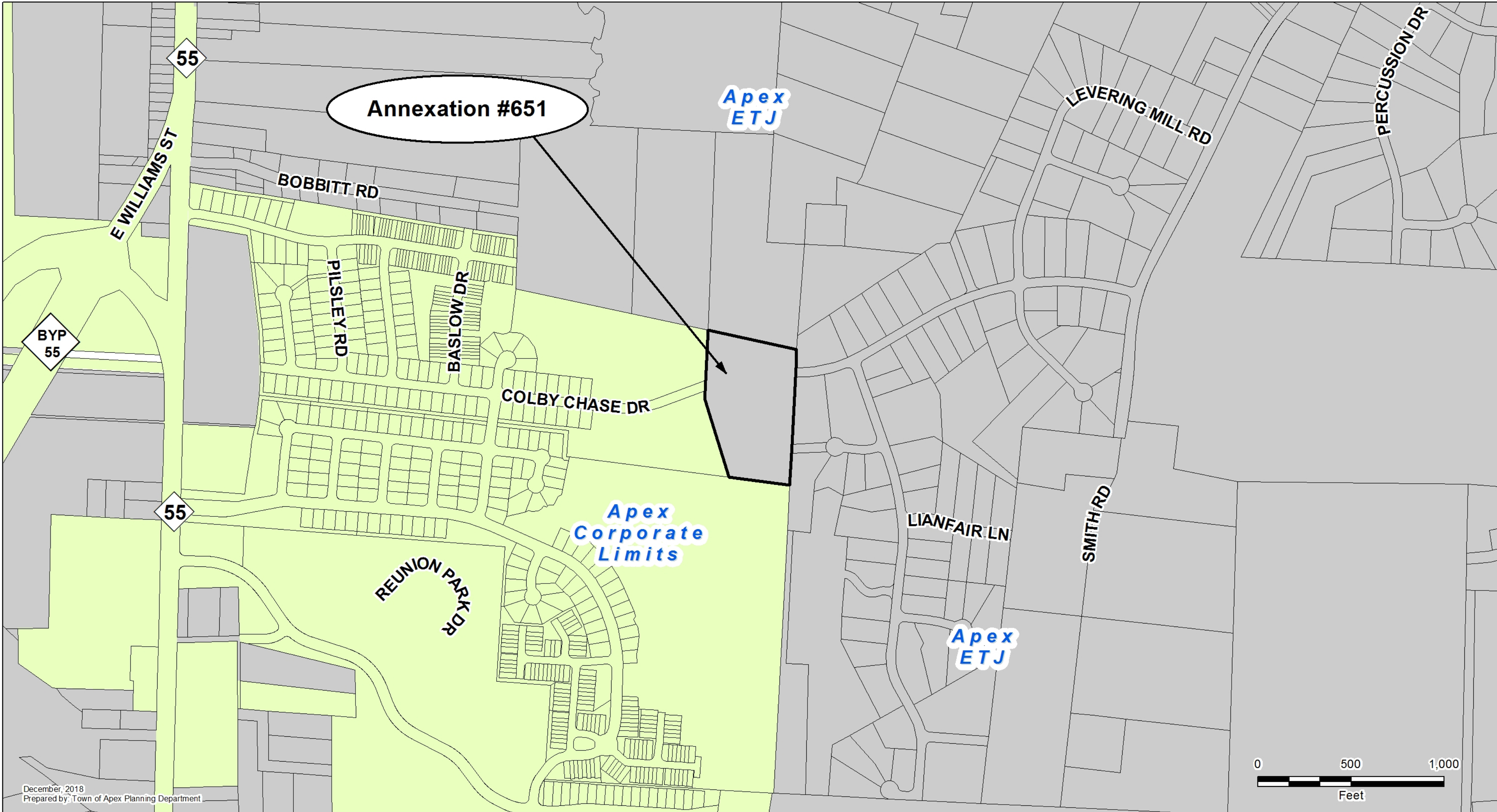
Annexation #651

Pemberley

Merion

Miramonte



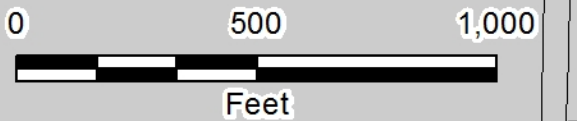


Annexation #651

Apex  
ETJ

Apex  
Corporate  
Limits

Apex  
ETJ



# Zoning Districts

Annexation #651

