



VICINITY MAP  
(NOT TO SCALE)

TOWN OF PINE KNOLL SHORES – PLANNING BOARD

THE FINAL PLAT FOR ROOSEVELT RESERVE SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE PINE KNOLL SHORES PLANNING BOARD.

CHAIRMAN

DATE

TOWN OF PINE KNOLL SHORES – BOARD OF COMMISSIONERS

THE FINAL PLAT FOR ROOSEVELT RESERVE SUBDIVISION HAS BEEN REVIEWED AND APPROVED BY THE PINE KNOLL SHORES BOARD OF COMMISSIONERS.

MAYOR

DATE

CERTIFICATE OF OWNERSHIP AND DEDICATION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF PINE KNOLL SHORES AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR) OWN FREE CONSENT AND ESTABLISH MINIMUM BUILDING SETBACK LINES AS NOTED.

9/9/2025

DATE

*[Signature]*

SIGNATURE OF OWNER  
Treehouse PKS, LLC

LINES ALONG EASEMENT BOUNDARY

LINE TABLE		
LINE #	DIRECTION	LENGTH
L13	S 84°15'39" W	19.83'
L14	N 06°14'19" W	4.50'
L15	S 83°45'41" W	34.00'
L16	S 06°14'19" E	6.08'
L17	S 81°05'34" W	33.76'
L18	S 81°05'34" W	8.74'
L19	S 81°05'34" W	33.88'
L20	N 06°14'19" W	7.19'
L21	S 83°45'41" W	34.00'
L22	S 06°14'19" E	8.78'
L23	S 81°05'34" W	23.50'
L24	S 81°05'34" W	15.02'
L25	N 05°44'15" W	7.22'
L26	S 84°15'45" W	34.00'
L27	S 05°44'15" E	9.10'
L28	S 81°03'28" W	38.06'
L29	S 81°03'28" W	15.02'
L30	N 05°44'15" W	7.19'
L31	S 84°15'45" W	46.01'
L32	N 05°43'35" W	203.22'
L33	N 84°15'45" E	13.50'
L34	S 05°44'15" E	7.24'
L35	N 84°13'22" E	34.00'
L36	N 05°44'15" W	17.44'
L37	N 84°15'45" E	22.47'
L38	N 84°15'45" E	78.00'
L39	N 84°15'45" E	18.02'
L40	S 06°14'19" E	6.41'
L41	N 83°45'41" E	34.00'
L42	N 06°14'19" W	7.39'
L43	N 83°45'41" E	23.99'
L44	N 83°45'41" E	12.01'
L45	S 06°14'19" E	4.13'
L46	N 83°45'41" E	34.00'
L47	N 06°14'19" W	5.69'
L48	N 83°01'54" E	20.48'
L49	N 05°44'21" W	117.45'

- LEGEND
- R/W = RIGHT OF WAY  
C/L = CENTERLINE  
WM = WATER METER  
WS = WATER SPIGOT  
SH = SHOWER  
S = SIGN  
HDPE = HDPE PIPE  
CP = CONC. PAD  
NIS = NEW IRON STAKE  
EIS = EXISTING IRON STAKE  
MBSL = MINIMUM BUILDING SETBACK LINE  
O = NO POINT SET  
PP = POWER POLE  
W = WATER METER  
H = FIRE HYDRANT  
V = WATER VALVE  
E = WATER LINE  
W = ELECTRICAL LINE
- + = EASEMENT AREA  
[Hatched Box] = NEW 22' ROOSEVELT RESERVE BEACH ACCESS EASEMENT  
[Hatched Box] = ADDITIONAL EASEMENT

LINE ALONG C/L ADDITIONAL EASEMENT

LINE TABLE		
LINE #	DIRECTION	LENGTH
L50	N 06°14'19" W	30.61'

LINES ALONG MEAN HIGH WATER LINE

LINE TABLE		
LINE #	DIRECTION	LENGTH
L1	S 80°48'41" W	36.47'
L2	S 75°57'38" W	46.33'
L3	S 80°42'10" W	5.30'
L4	S 80°42'10" W	6.40'
L5	S 80°42'10" W	34.86'
L6	S 77°46'01" W	51.50'
L7	S 76°07'03" W	7.72'
L8	S 76°07'03" W	38.69'
L9	S 85°03'10" W	45.96'
L10	S 80°11'01" W	2.75'
L11	S 80°11'01" W	46.29'
L12	S 79°41'59" W	29.99'

I, CHRISTOPHER K. PADERICK, PROFESSIONAL LAND SURVEYOR NO. 4189, CERTIFY THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

L-4189

STATE OF NORTH CAROLINA

CARTERET COUNTY

I, CHRISTOPHER K. PADERICK, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; (DEED DESCRIPTION RECORDED IN MAP & DEED BOOKS NOTED); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION REFERENCED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000±; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. THAT THE FOLLOWING INFORMATION WAS USED TO PERFORM THIS GNSS SURVEY:

CLASS OF SURVEY: A  
POSITIONAL ACCURACY: 0.10'  
TYPE OF GPS FIELD PROCEDURE: RTK  
DATES OF SURVEY: 3/5/25 - CURRENT  
DATUM / EPOCH: NAD 83(2011)  
PUBLISHED / FIXED CONTROL USED: REAL TIME NETWORK  
GEOID MODEL: GEOID12  
COMBINED GRID FACTOR: 0.99992553  
UNITS: U.S. SURVEY FEET

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 4TH DAY OF SEPTEMBER, A.D., 2025.

L-4189

- NOTES:
1. COMBINED FACTOR IS 0.99992553.
  2. ALL DISTANCES ARE HORIZONTAL GROUND MEASUREMENTS IN FEET & DECIMALS THEREOF, UNLESS OTHERWISE NOTED.
  3. ALL UTILITIES MAY NOT BE SHOWN ON THIS SURVEY.
  4. CONTOUR LINES, PROPOSED WATER LINES, AND OTHER OTHER PROPOSED IMPROVEMENTS WERE PROVIDED BY OTHERS.
  5. THERE ARE 10 FOOT WIDE UTILITY AND DRAINAGE EASEMENTS RESERVED ALONG ALL BOUNDARY LINES.

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

REVIEW OFFICER

DATE

FILED FOR REGISTRATION  
2025. : M  
PLAT CABINET , PAGE

REGISTER OF DEEDS  
CARTERET COUNTY

OWNER AND SUBDIVIDER

TREEHOUSE PKS, LLC  
416 POLLOCK STREET  
NEW BERN, NC 28560

SOURCE OF TITLE

DB 1774, PG 37  
MB 34, PG 300

ACREAGE DATA  
(BY COMPUTER)

LOT 1 = 0.697 AC±  
LOT 2 = 0.764 AC±  
LOT 3 = 0.672 AC±  
LOT 4 = 0.622 AC±  
LOT 5 = 0.487 AC±  
LOT 6 = 0.474 AC±  
LOT 7 = 0.462 AC±  
LOT 8 = 0.640 AC±  
TOTAL = 4.819 AC±

FLOOD STATEMENT

THIS PROPERTY IS LOCATED IN ZONE "X & VE" AND IS PARTIALLY WITHIN A SPECIAL FLOOD HAZARD AREA, AS DETERMINED BY NFIP RATE MAP DATED JANUARY 17, 2025. : COMMUNITY PANEL NUMBER 370267-6344-K.



MATRIX EAST, PLLC  
PROFESSIONAL LAND SURVEYORS

906 N. QUEEN ST., SUITE A KINSTON, NC 28501  
TEL: 252-522-2500 FAX: 252-522-4747

FIRM LIC. # P-0221

EMAIL: surveyor@matriceast.net

DRAWN BY: CKP

PROJECT NO.: 20250041

SURVEYED BY: CKP

DATE: 9/4/2025

SCALE: 1" = 50'

DRAWING NAME: MFR

FINAL PLAT OF  
ROOSEVELT RESERVE SUBDIVISION  
(PARCEL NUMBER 634405188860000)

MOREHEAD TOWNSHIP

SEPTEMBER 4, 2025

CARTERET COUNTY, NC

1" = 50'

50' 25' 0 50' 100'

GRAPHIC SCALE

