VICINITY MAP Not To Scale

LEGEND

PROPERTY LINE P.O. BOX 90427 - ADJACENT PROPERTY LINES RALEIGH, NORTH CAROLINA 27675 EASEMENT LINE

(108)

MELVIN WILL PIN# 6843-87 DB 2197 PG PB 41 PG 1

S85°29'54"E 255.90'

CLAY PIGEON PROPERTIES, LLC.

PIN# 6843-87-0233

DB 3695 PG 156

171,183 S.F.

3.93 Ac.

JOHN JOYNT

PIN# 6843-77-9540 DB 2107 PG 2123 PB 41 PG 186

EXCEEDS 1 INCH IN 10,000 FT. IPS ● - IRON PIPE SET

EIP O - EXISTING IRON PIPE CP O - COMPUTED POINT

DB - DEED BOOK PB - BOOK OF MAPS/PLAT BOOK PG - PAGE

#100 STREET ADDRESS

LOT NUMBER

15' PRIVATE DRAINAGE EASEMENT (PB 41 PG 186)

PATRICIA CARRINGTON PIN# 6843-77-7367 DB 2847 PG 2754

FKH SFR PROPCO G, L.P. PIN# 6843-77-7279 DB 3627 PG 2849

GREGORY & JANET HARRIS PIN# 6843-77-7251 DB 3192 PG 3182

HUNTERWOOD LANE

SITE DATA

OWNER: CLAY PIGEON PROPERTIES, LLC.

#2580 UNION CROSS ROAD PIN#: 6843-87-0233 DEED BOOK 4055 PAGE 68

#0 UNION CROSS ROAD PIN#: 6843-87-6210 DEED BOOK 4055 PAGE 910

#2540 UNION CROSS ROAD PIN#: 6843-97-0110 DEED BOOK 4055 PAGE 910

(107)

(106)

(105)

N/F DALNICE BOWMAN PIN# 6843-87-3502 DB 2136 PG 4067 PB 41 PG 186

EIP L5

(104)

(103)

N/F MIA WILSON PIN# 6843-87-4571 PB 3305 PG 1914 DB 3305 PG 79 PB 44 PG 79

(102)

ENNIS & THE OF THE STEES OF AMILY JSTEES FAMILY JSTEES OF AMILY JSTEES OF AMILY BROWN 6843-8 PIN# 3020 PD DB 344 P

(101

S85°12'11"E

N/F CLAY PIGEON PROPERTIES, LLC.

PIN# 6843-87-6210 DB 3709 PG 4197 332,933 S.F. 7.64 Ac.

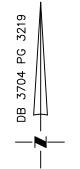
N76*23'08"W 505.30'

UNION CROSS ROAD

FLOODPLAIN NOTE

THIS SITE IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA, DESIGNATED AS

FIRM PANEL(S): 3710684300J PANEL EFFECTIVE DATE: 01/02/09



(96)

(97)

EIP

CLAY PIGEON

PROPERTIES, LLC. PIN# 6843-97-0110

DB 3704 PG 3219

87,246 S.F. 2.00 Ac.

EXISTING EDGE OF PAVEMENT

KEMONA McCARTER PIN# 6843-97-0425 DB 2629 PG 4202

APPROX. LOCATION OF 20' SANITARY SEWER EASEMENT

GORDON L. GREENE

REVOCABLE TRUST

PIN# 6843-97-3345 DB 3520 PG 4352

N/F GLG CORPORATION

PIN# 6843-96-1996 DB 2447 PG 1552

GLEN LAUREL LANE

-30' PRIVATE DRAINAGE

EASEMENT (PB 44 PG 79)

98

GREGORÝ STELZER

PIN# 6843-87-8425 DB 3004 PG 726 PB 44 PG 79

GENERAL NOTES 1. AREAS COMPUTED BY COORDINATE METHOD.

2. BASIS OF BEARINGS: DB 3704 PG 3219, FORSYTH COUNTY REGISTRY.

3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.

4. METAL STAKES SET AT ALL CORNERS UNLESS NOTED OTHERWISE.

5. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY BE SUBJECT TO ANY MATTERS THAT A FULL TITLE SEARCH WOULD DISCLOSE.

6. NO N.C. GRID MONUMENT RECOVERED WITHIN 2,000 FT. OF SITE.

7. REFERENCES

-DB 2847 PG 2754 -DB 3627 PG 2849 -DB 3020 PG 1661 -DB 3305 PG 1914 -DB 3192 PG 3182 -DB 3004 PG 726 -DB 2107 PG 2123 -DB 2197 PG 4448 -DB 2629 PG 4202 -DB 3520 PG 4352 -DB 3444 PG 65 -DB 2447 PG 1552 -DB 2220 PG 3678 -DB 2136 PG 4067 -DB 3695 PG 156 -DB 3709 PG 4197 -DB 2243 PG 1803 -DB 3704 PG 3219 -DB 2726 PG 2969 -DB 1867 PG 2041 -DB 2418 PG 1031 -DB 1363 PG 935 -DB 1867 PG 1645 -DB 1875 PG 2614

-PB 41 PG 186

-PB 44 PG 79

SURVEYOR'S CERTIFICATION I, DEAN M. RHOADS, HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION USING DEED DESCRIPTIONS, AND REFERENCES AS SHOWN HEREON: THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED USING DEED DESCRIPTIONS AND SHOWN AS BROKEN LINES;

THIS FIELD SURVEY MEETS THE REQUIREMENTS OF AN URBAN LAND SURVEY (CLASS A) AS DEFINED WITHIN THE NORTH CAROLINA ADMINISTRATIVE CODE, TITLE 21, CHAPTER 56, SECTION .1600 "STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA"

THE RATIO OF PRECISION WAS PERFORMED TO A MINIMUM LINEAR PRECISION RATIO OF 1:10,000.

MISCLOSURE WAS DISTRIBUTED BY LEAST SQUARE ADJUSTMENT.

AREAS SHOWN WERE CALCULATED BY COORDINATE COMPUTATION. THAT ONE OF THE FOLLOWING SIX (6) CATEGORIES APPLIES TO THIS SURVEY. THE CATEGORY THAT APPLIES IS DENOTED BY ("X") THE REMAINING 5 CATEGORIES ARE NONAPPLICABLE.

_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.

__THAT THIS SURVEY IS LOCATED IN A PORTION OF A COUNTY OR MUNICIPALITY THAT IS UNREGULATED AS TO AN ORDINANCE THAT REGULATES

3: __X__THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING

_THAT THIS SURVEY IS OF AN EXISTING BUILDING OR OTHER STRUCTURE, OR NATURAL FEATURE, SUCH AS A WATERCOURSE.

5: ____THAT THIS SURVEY IS A CONTROL SURVEY.

__THAT THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH

G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS

JULY 15, 2022

DEAN M. RHOADS, N.C. PLS L-4679



CURVE RADIUS ARC LENGTH CH LENGTH CH BEARING 3315.35' 181.30' 181.30 S78°05'39"E 1996.90' 127.35' S74°33'06"E

LINE	BEARING	DISTANCE
L1	N22 ° 30'20"E	67.97 '
L2	N15 ° 02'10"E	84.89'
L3	N15°02'10"E	205.79
L4	S85°21'27"E	75.06'
L5	S85 * 59'39"E	39.05'
L6	S85°14'50"E	123.42
L7	S04°18'40"W	4.21'
L8	N76°17'23"W	97.09'
L9	N71°54'00"W	155.19
L10	N71 * 40'17"W	140.16
L11	N60°34'53"W	69.38'

GRAPHIC SCALE (IN FEET) 1 inch = 100 ft.

RESIDENTI 4 6843-87-02336843-87-62106843-97-0110

SURVEY BOUNDARY

80 UNION CROSS ROAD / UNION CROSS ROAD / 40 UNION CROSS ROAD / 2580 0 C

27675 CAROLINA ROPERTIES 90427 GEON PR P.O. BOX , NORTH OPER **PIGEON**

DRAWN BY: **DMR** REVIEWED BY: DMR JULY 15, 2022 SCALE: 1" = 100 FILE NO .: UNION CROSS.DWG REV. NO .: OF SHEET NO.

RALEIGH,