

NOTE
This survey has been completed without the benefit of a title report and therefore does not represent a title survey on the subject property.

I hereby certify that the subdivision shown hereon is exempt from the Unified Development Ordinance of Franklin County Pursuant to Article 4.5.8 Section A.2, § 112-2024 & must be resubmitted. Approval expires if not recorded by: 7/12/2023
Date

Walter W. George
Subdivision Administrator



All Areas By Coordinate Method

This plot is subject to all easements, agreements, and rights of way of record prior to the date of this plat.

I hereby certify that I am the owner of the land shown hereon, which was conveyed to me by deed recorded in D.B. 2331, Pg. 56 of this county's records. I consent to the subdivision shown hereon, which establishes the minimum building lines for the subdivision and agrees to carry, that, the land shown hereon is exempt from the Unified Development Ordinance of Franklin County, N.C.

Charles M. Davis, Jr.
Owner/Agent

N.C. Grid North
1983(2001) Datum

I, Charles M. Davis, Jr., Professional Land Surveyor #L-3270, certify that this plat is a survey of existing parcels, a court-ordered survey or other exception to the definition of subdivision.

07-06-2023
Date
Charles M. Davis
Professional Land Surveyor L-3270

CURVE	RADIUS	LENGTH	CHORD	CHANGING
Curve H1	5661.4887'	370.516'	370.458'	N 43°54'24"E
Curve H2	7850.8284'	351.818'	351.785'	N 48°02'29"E

All Points Set in Conformance of US HWY 401 Ave Map Notes (MMA).

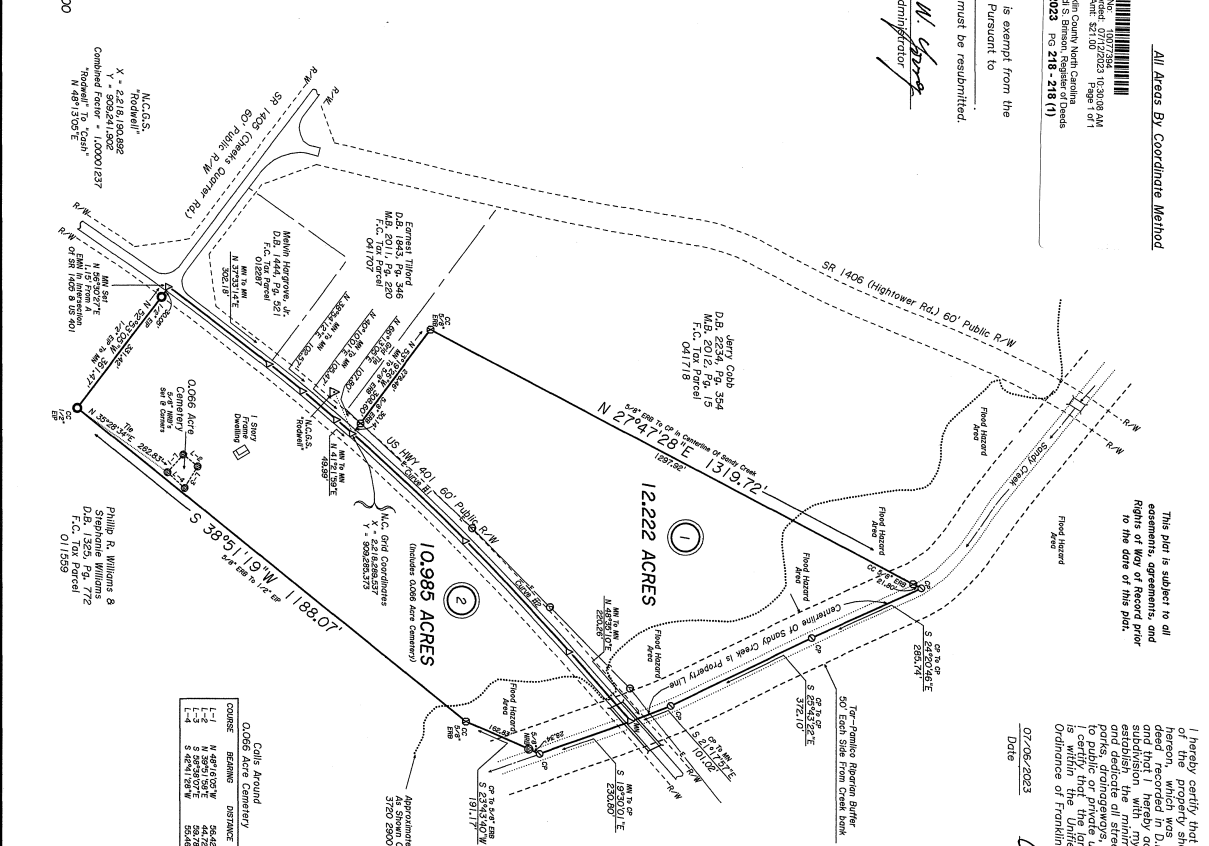
- SYMBOL LEGEND**
- Existing from Plat(s) New from Plat(s)
 - Existing RR Right-of-Way New RR Right-of-Way
 - Existing Power Line(s) New Power Line(s)
 - Existing Easement(s) New Easement(s)
 - Existing Right-of-Way New Right-of-Way
 - Existing Monument New Monument
 - Existing Survey New Survey
 - Existing Utility Lines New Utility Lines
 - Existing Paved Street(s) New Paved Street(s)
 - Existing Map Note New Map Note

NOTE
All Distances Are Horizontal Ground Distances. Dashed Lines Are Not Marked On The Ground.

NOTE
Building setbacks along any street or body of water shown at the top of the book and extend 50' back from the bank on both sides.

GRAPHIC SCALE - FEET

0 200 400 600



BRANDI S. BRINSON
REGISTER OF DEEDS
FRANKLIN COUNTY, N.C.

FILED: _____
DATE: _____
TIME: _____
BOOK: _____
PAGE(S): _____

Zoned A-R
Building Setbacks
Front = 30'
Side = 20'
Rear = 25'

Calls Around

COURSE	BEARING	DISTANCE
1-1	N 89°16'00"W	96.46'
1-2	N 89°30'00"W	96.78'
1-3	N 89°30'00"W	96.78'
1-4	N 89°16'00"W	96.46'

References

D.B. 2335, Pgs. 58-61
F.C. Tax Parcel
012538

The name of the owner(s) as shown is for indexing purposes only, and shall not be construed as the certification.

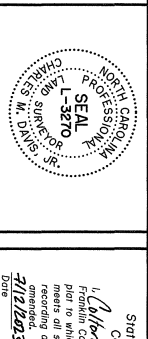
1. Charles M. Davis, Jr., certify that under my direction and supervision this map was drawn from an accurate survey of the land shown hereon. I am a duly licensed Professional Land Surveyor in the State of North Carolina. My registration number is L-3270. I certify that this map was prepared in accordance with G.S. 47-20 as amended. Witness my original signature, license number and seal this _____ day of _____, 2023.

State Of North Carolina
County Of Franklin
I, Walter W. George, Register of Deeds of Franklin County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording as required by GS 47-20 as amended.

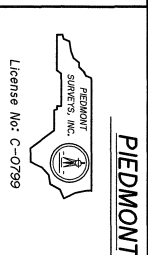
PIEDMONT SURVEYS, INC.
Charles M. Davis, Jr.
Professional Land Surveyor
105 CHURCH STREET - P.O. BOX 582
LOUISBURG, NC 27549 (919)486-3797
FAX (919)486-5157

TORTOISE VENTURES, LLC
Sandy Creek Township
Franklin County, North Carolina
JULY 6, 2023

PLS-3270
Charles M. Davis



License No. C-07399



Scale 1" = 200'

EXAMINER: 23-F-11-11