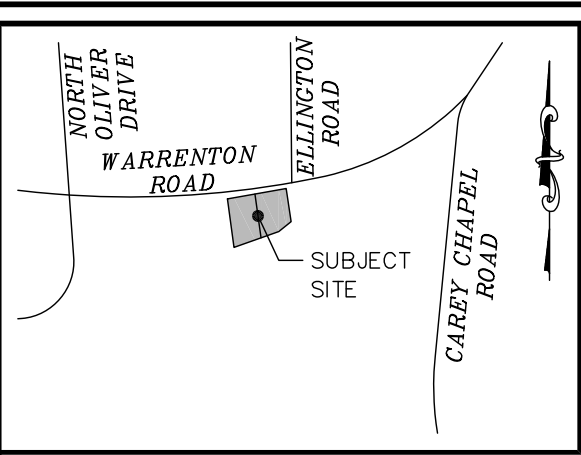
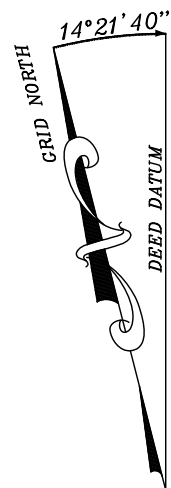




VICINITY MAP N.T.S



ZONING	
R-30 VANCE COUNTY	
SETBACKS	
FRONT = 30'	
SIDE = 20'	
REAR = 25'	

Digitally signed
by Clifford
Wagner
Date:
2023.12.12
17:16:26 -05'00'

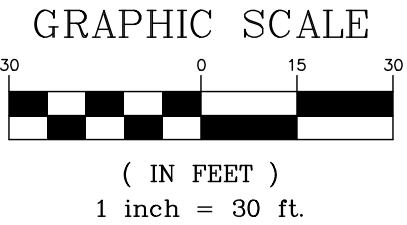
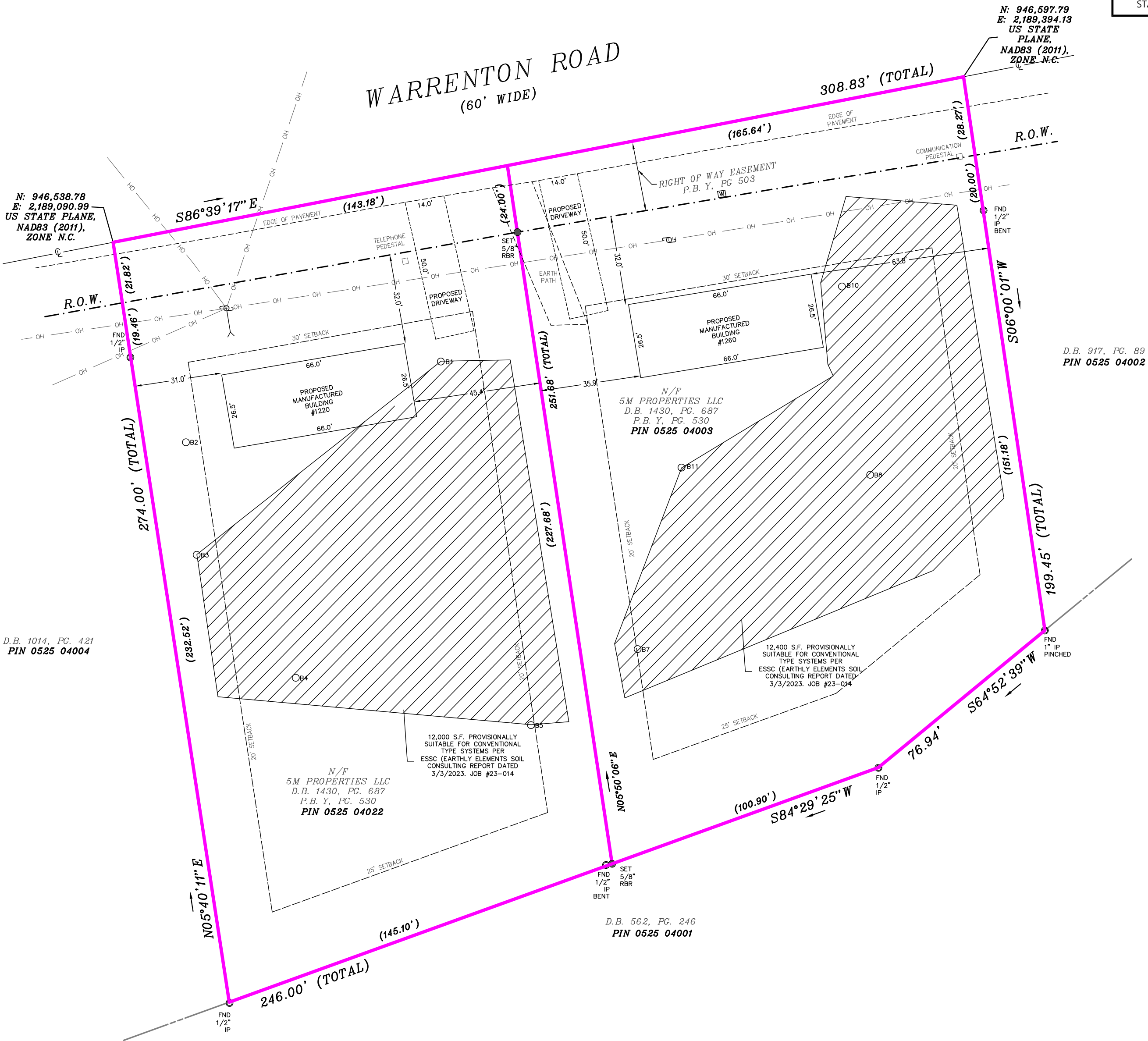
- TITLE AND BOUNDARY NOTES**
1. THE SURVEYOR WAS NOT PROVIDED A TITLE REPORT FOR THIS PROJECT. THIS SURVEY IS SUBJECT TO ALL RESTRICTIONS, RESERVATIONS, RIGHT-OF-WAYS, EASEMENTS, UTILITIES, COVENANTS, EXCEPTIONS, CONVEYANCES, LEASES AND EXCLUSIONS PREVIOUSLY IMPOSED AND APPEARING OF RECORD THAT A TITLE REPORT MAY DISCLOSE.
 2. THIS SURVEY WAS PERFORMED USING A TRIMBLE ROBOTIC TOTAL STATION BASED ON CONTROL ESTABLISHED USING A TRIMBLE R10 GPS UNIT UTILIZING THE NORTH CAROLINA GNSS CORS REAL TIME NETWORK WITH A RELATIVE PRECISION OF .04" AT THE 95% CONFIDENCE LEVEL.
 3. DISTANCES SHOWN HEREON ARE GROUND DISTANCES UNLESS OTHERWISE NOTED AS GRID.
 4. COMBINED FACTOR = 1.00003616587685
 5. GEOID MODEL IS CONUS GEOID18
 6. CLASS A SURVEY

SURVEYORS CERTIFICATE

"I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN D.B. 1430, PG. 687); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION DERIVED FROM RECORD SOURCES REFLECTED ON THIS MAP; AND THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS REFLECTED HEREON; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600)."

IMPERVIOUS SURFACE COVERAGE #1220
LOT AREA 37,503 S.F.
HOUSE = 1,746 S.F. DRIVEWAY = 695 S.F.
TOTAL = 2,441 S.F. 7% IMPERVIOUS

IMPERVIOUS SURFACE COVERAGE #1260
LOT AREA 38,555 S.F.
HOUSE = 1,746 S.F. DRIVEWAY = 695 S.F.
TOTAL = 2,441 S.F. 6% IMPERVIOUS



SYMBOL LEGEND			
	SURVEYED LINE		LINE NOT SURVEYED
	EASEMENT		C.P. POINT NOT SET
	MONUMENT FND		I.P. / L.B. FND
	I.P. / L.B. SET		SPOT ELEVATIONS
	UTILITY POLE		GUY WIRE
	LIGHT POLE		SIGN
	OVERHEAD WIRE		STOCKADE FENCE (STK)
	CHAIN LINK FENCE (CLF)		WIRE FENCE
	O/L ON LINE		MANHOLE
	Y* INLET		Y* INLET
	YARD INLET		YARD INLET
	ELECTRIC METER		GAS METER
	WATER METER		GAS VALVE
	WATER VALVE		O/H OVERHANG
	R/O ROOF OVER		D.C. DEPRESSED CURB
	R.O.W. RIGHT OF WAY		FIRE HYDRANT
	TEST HOLE		TREE
	SHRUB		BOLLARD
	WETLAND FLAG		CANT. CANTILEVER
	FE. FENCE		MAS. MASONRY
	PLAT. PLATFORM		B/W BAY WINDOW
	C/E CELLAR ENTRANCE		A/C UNIT
	STAKE		CENTERLINE

SCALICE land surveying
mjslandsurvey.com P:984-240-7999
266 W. Millbrook Road, Raleigh, NC 27609

PLOT PLAN
1220 WARRENTON ROAD &
1260 WARRENTON ROAD
HENDERSON, NORTH CAROLINA 27537
AS SHOWN ON
PROPERTY SURVEY FOR JASON RIGTER
PLAT BOOK Y, PAGE 530
SITUATE IN
SANDY CREEK TOWNSHIP
VANCE COUNTY, NORTH CAROLINA

SHEET
1
1

PIN
0525 04022
0525 04003
JOB No. 23-4807
DATE SURVEYED: 12/05/2023
DR.:GS CREW:ZK SCALE: 1" = 30'

(1) UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF LAW. (2) ONLY BOUNDARY SURVEY MAPS WITH THE SURVEYOR'S SEAL & SIGNATURE ARE GENUINE TRUE AND CORRECT COPIES OF THE SURVEYOR'S ORIGINAL WORK AND OPINION. (3) CERTIFICATIONS ON THIS BOUNDARY SURVEY MAP SIGNIFY THAT THE MAP WAS PREPARED IN ACCORDANCE WITH THE CURRENT EDITION OF THE NORTH CAROLINA SURVEYING BOARD'S STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). (4) THE EXISTENCE OF ANY COVENANTS, RESTRICTIONS, EASEMENTS AND/OR RIGHTS OF WAY OF RECORD, IF ANY, MAY NOT BE SHOWN OR ADDRESSED AND ARE NOT GUARANTEED. (5) THE EXISTENCE OF ANY COVENANTS, RESTRICTIONS, EASEMENTS AND/OR RIGHTS OF WAY OF RECORD, IF ANY, MAY NOT BE SHOWN OR ADDRESSED AND ARE NOT GUARANTEED. (6) THE EXISTENCE OF ANY COVENANTS, RESTRICTIONS, EASEMENTS AND/OR RIGHTS OF WAY OF RECORD, IF ANY, MAY NOT BE SHOWN OR ADDRESSED AND ARE NOT GUARANTEED. (7) IF THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, THE EXISTENCE OF ANY COVENANTS, RESTRICTIONS, EASEMENTS AND/OR RIGHTS OF WAY OF RECORD, IF ANY, MAY NOT BE SHOWN OR ADDRESSED AND ARE NOT GUARANTEED.