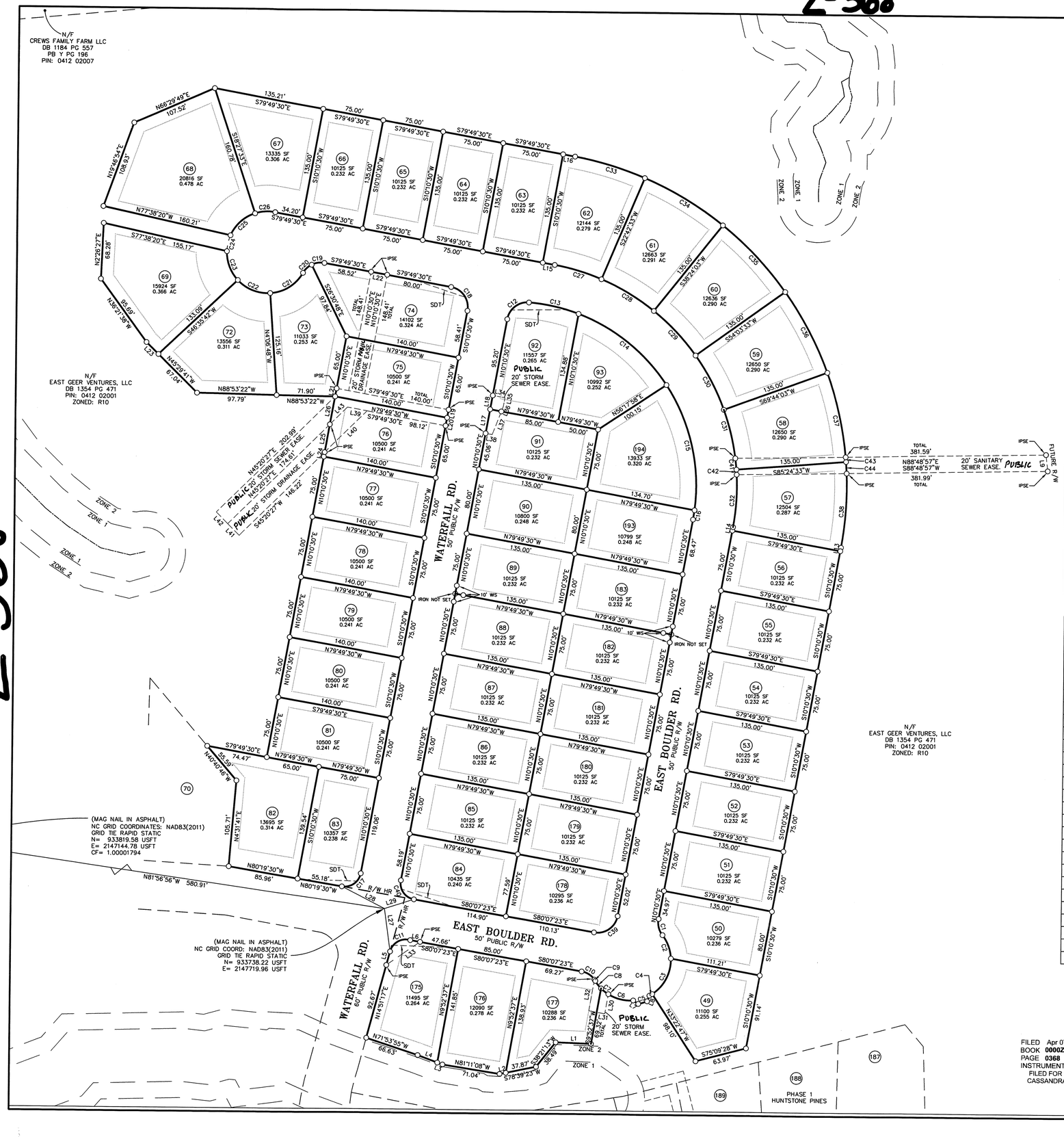
Z-368




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| CURVE TABLE | | | | | |
|---|---|---|---|---|---|
| CURVE | CHORD BRG | CHORD | RADIUS | ARC | DELTA |
| C1 | S13° 54' 48"E | 20.41 | 25.00 | 21.02 | 48° 10' 37" |
| C2 | N20° 11' 14"W | 30.59 | 50.00 | 31.09 | 35° 37' 46" |
| C3 | N27° 07' 26"E | 49.24 | 50.00 | 51.48 | 58° 59' 33" |
| C4 | N58° 52' 40"E | 3.92 | 49.42 | 3.92 | 4° 32' 35" |
| C5 | N73° 07' 12"E | 11.40 | 55.00 | 11.42 | 11° 53' 41" |
| C6 | S76° 35' 30"E | 31.37 | 50.00 | 31.91 | 36° 33' 50" |
| C7 | S51° 47' 09"E | 11.36 | 50.00 | 11.39 | 13° 02' 51" |
| C8 | S38° 35' 52"E | 11.61 | 50.00 | 11.63 | 13° 19' 43" |
| C9 | N34° 05' 55"W | 1.89 | 25.00 | 1.89 | 4° 19' 49" |
| C10 | N58° 11' 36"W | 18.67 | 25.00 | 19.14 | 43° 51' 34" |
| C11 | S60° 05' 55"W | 28.55 | 20.16 | 31.72 | 90° 07' 39" |
| C12 | S52° 18' 19"W | 33.54 | 25.00 | 36.77 | 84° 15' 39" |
| C13 | N77° 34' 28"W | 62.55 | 225.00 | 62.75 | 15° 58' 46" |
| C14 | N51° 38' 33"W | 138.62 | 225.00 | 140.92 | 35° 53' 03" |
| C15 | N13° 13' 56"W | 157.36 | 225.00 | 160.76 | 40° 56' 13" |
| C16 | N8° 42' 20"E | 11.54 | 225.00 | 11.54 | 2° 56' 19" |
| C17 | N54° 55' 30"E | 28.16 | 20.00 | 31.24 | 89° 30' 00" |
| C18 | N34° 49' 30"W | 35.36 | 25.00 | 39.27 | 90° 00' 00" |
| C19 | S81° 49' 51"W | 15.74 | 25.00 | 16.01 | 36° 41' 18" |
| C20 | S46° 33' 59"W | 14.55 | 25.00 | 14.77 | 33° 50' 25" |
| C21 | N57° 45' 59"E | 47.13 | 50.00 | 49.08 | 56° 14' 26" |
| C22 | S68° 45' 33"E | 42.82 | 50.00 | 44.25 | 50° 42' 30" |
| C23 | S21° 17' 25"E | 37.65 | 50.00 | 38.60 | 44° 13' 46" |
| C24 | S12° 21' 40"W | 20.00 | 50.00 | 20.14 | 23° 04' 26" |
| C25 | S47° 43' 10"W | 40.39 | 50.00 | 41.58 | 47° 38' 34" |
| C26 | S85° 51' 29"W | 24.73 | 50.00 | 24.99 | 28° 38' 03" |
| C27 | N73° 33' 28"W | 60.04 | 275.00 | 60.16 | 12° 32' 03" |
| C28 | N59° 26' 42"W | 75.08 | 275.00 | 75.31 | 15° 41' 30" |
| C29 | N43° 46' 12"W | 74.92 | 275.00 | 75.15 | 15° 39' 30" |
| C30 | N28° 06' 12"W | 75.00 | 275.00 | 75.23 | 15° 40' 30" |
| C31 | N13° 52' 32"W | 61.22 | 275.00 | 61.34 | 12° 46' 51" |
| C32 | N3° 26' 04"E | 64.55 | 275.00 | 64.70 | 13° 28' 51" |
| C33 | N73° 33' 28"W | 89.51 | 410.00 | 89.69 | 12° 32' 03" |
| C34 | N59° 26' 42"W | 111.94 | 410.00 | 112.29 | 15° 41' 30" |
| C35 | N43° 46' 12"W | 111.70 | 410.00 | 112.05 | 15° 39' 30" |
| C36 | N28° 06' 12"W | 111.82 | 410.00 | 112.17 | 15° 40' 30" |
| C37 | N12° 50' 09"W | 106.04 | 410.00 | 106.34 | 14° 51' 37" |
| C38 | N3° 47' 02"E | 91.28 | 410.00 | 91.47 | 12° 46' 56" |
| C39 | N55° 01' 33"E | 35.26 | 25.00 | 39.14 | 89° 42' 07" |
| C40 | S50° 50' 04"E | 19.57 | 20.00 | 20.45 | 58° 34' 39" |
| C41 | N6° 02' 17"W | 13.89 | 275.00 | 13.89 | 2° 53' 39" |
| C42 | N3° 56' 54"W | 6.17 | 275.00 | 6.17 | 1° 17' 06" |
| C43 | N4° 59' 54"W | 5.83 | 410.00 | 5.83 | 0° 48' 53" |
| C44 | N3° 35' 56"W | 14.19 | 410.00 | 14.20 | 1° 59' 02" |

BOUNDARY LINE TABLE

| LINE | BEARING | LENGTH |
|---|---|---|
| L1 | N88° 07' 28"W | 43.35 |
| L2 | S78° 39' 23"W | 7.79 |
| L3 | N69° 52' 04"W | 6.82 |
| L4 | N69° 52' 04"W | 25.76 |
| L5 | N14° 51' 17"E | 17.21 |
| L6 | S80° 07' 23"E | 14.18 |
| L7 | S55° 55' 58"E | 7.46 |
| L8 | S22° 10' 21"W | 7.46 |
| L9 | S6° 31' 49"E | 20.09 |
| L13 | S10° 10' 30"W | 4.36 |
| L14 | S10° 10' 30"W | 4.36 |
| L15 | S79° 49' 30"E | 15.03 |
| L16 | S79° 49' 30"E | 15.03 |
| L17 | N10° 10' 30"E | 29.94 |
| L18 | N10° 10' 30"E | 17.26 |
| L19 | S10° 09' 49"W | 10.00 |
| L20 | S10° 11' 11"W | 10.00 |
| L21 | N10° 10' 30"E | 10.00 |
| L22 | N79° 49' 30"W | 20.00 |
| L23 | N45° 29' 41"W | 20.65 |
| L24 | N10° 10' 30"E | 5.55 |
| L25 | N10° 10' 30"E | 34.73 |
| L26 | N10° 10' 30"E | 34.73 |
| L27 | N7° 57' 00"W | 53.13 |
| L28 | S63° 03' 22"E | 59.10 |
| L29 | S71° 59' 47"W | 37.83 |

EASEMENT LINE TABLE

| LINE | BEARING | LENGTH |
|---|---|---|
| L30 | S9° 52' 37"W | 24.51 |
| L31 | N80° 07' 23"W | 20.00 |
| L32 | N9° 52' 37"E | 38.96 |
| L33 | N55° 01' 42"E | 50.21 |
| L34 | S79° 49' 51"E | 15.20 |
| L35 | S10° 10' 09"W | 10.87 |
| L36 | S20° 57' 52"W | 6.51 |
| L37 | S20° 57' 52"W | 30.48 |
| L38 | N79° 49' 30"W | 8.27 |
| L39 | S79° 49' 30"E | 24.47 |
| L40 | S45° 20' 27"W | 72.72 |
| L41 | N44° 39' 33"W | 20.00 |
| L42 | N44° 39' 33"W | 20.00 |
| L43 | N45° 20' 27"E | 30.25 |

NOTES:
1) ALL DISTANCES ARE HORIZONTAL GROUND MEASUREMENTS IN U.S. SURVEY FEET.
2) METHOD OF COMPUTATION: AREA IS CALCULATED USING CAD SOFTWARE METHODS.
3) NO KNOWN EXISTING NCGS MONUMENTS FOUND WITHIN 2000 FEET OF THE SITE.
4) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE COMMITMENT OR TITLE REPORT. THERE ARE NO KNOWN CHANGES IN R/W AND THERE MAY BE EXISTING EASEMENTS AND/OR ENCUMBRANCES AFFECTING THE SUBJECT PARCEL(S) THAT ARE NOT SHOWN HEREON.
5) UNDERGROUND UTILITY LINES & IRRIGATION WERE NOT PAINTED OR INVESTIGATED.
6) ONLY NCDOT APPROVED STRUCTURES CAN BE PLACED WITHIN THE RIGHT-OF-WAY.
7) ALL LOTS MUST BE SERVED INTERNALLY (IF APPLICABLE).
8) SIGHT DISTANCE TRIANGLES TAKE PRECEDENCE OVER ALL OTHER EASEMENTS.
9) MAINTENANCE OF THE PUBLIC DRAINAGE EASEMENT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S). THE EASEMENT ALLOWS THE NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENT AND PERFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY. IT IS THE RESPONSIBILITY OF THE UNDERLYING PROPERTY OWNER(S) TO MAINTAIN THE EASEMENT TO ALLOW POSITIVE CONVEYANCE OF STORM WATER. PROPERTY FRONTAGE SHALL NOT BE PIPED WITHOUT AN APPROVED ENCROACHMENT FROM NCDOT.

**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 was conveyed to me (us) by deed recorded in the Vance County Register of Deeds on Book 1354 Page 471 and that I (we) hereby adopt this plan of subdivision with my (our) free consent, established minimum building setback lines, and dedicate all roads, alleys, walks, parks and other sites and easements to public or private use as noted. Further, that the land shown hereon is within the subdivision regulation jurisdiction of Vance County, North Carolina.

Owner — Date 4/5/21

**Public Water Supply**
**Sewage Disposal Dedication**
The Subdivision will be served by the City of Henderson Public Water System and/or the City of Henderson Public Sewer System. These improvements have been installed and are hereby dedicated to the City of Henderson Public Water System and/or the City of Henderson Public Sewer System.

Owner/Developer — Date 4/5/21

**Road Disclosure**
**Public Roads Certification**
I (we) hereby certify that all roads shown on this plat have been designated as public roads, that the right-of-way and design of the road has been approved by the Division of Highways, North Carolina Department of Transportation and that the road has been or will be constructed in accordance with the Vance County Subdivision Ordinance and the standards for subdivision streets adopted by the Board of Transportation for acceptance on the highway system.

Owner(s) — Date 4/5/21

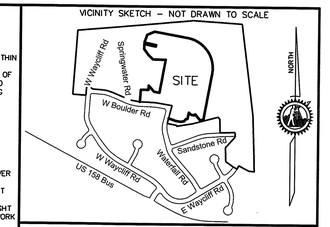
**ROADS CONSTRUCTION CERTIFICATION**
**DEPARTMENT OF TRANSPORTATION, DIVISION OF HIGHWAYS:**
Proposed Subdivision Road Construction Standard Certification: A certificate of approval issued by the district engineer of the Division of Highways of the NC Department of Transportation for any new street designated as public on the plat or map.

District Engineer — Date 4/7/2021

**Certification Of Approval Of Required Improvements, Final Approval and or Recording**
I hereby certify that all required improvements have been installed in an acceptable manner and according to Vance County specifications and standards in the Subdivision or that a security bond or irrevocable letter of credit has been posted with Vance County to insure installation thereof, and that the filing fee for this plat has been paid.
I hereby certify that the subdivision plat shown hereon has been found to comply with the Subdivision Regulations of Vance County, has been approved by the Vance County Planning Board and that this map has been approved for recording in the Office of the Register of Deeds.

Keith Callahan
Subdivision Administrator — Date

VICINITY SKETCH — NOT DRAWN TO SCALE




GENERAL LEGEND OF NOMENCLATURE
- EXISTING IRON PIPE/ROD (EIP)
- IRON PIPE SET (IPS)
- PK/MAG NAIL
- OFFSITE CONTROL POINT
- CONCRETE MONUMENT
- # LOT NUMBER
- CALCULATED POINT

LINETYPE LEGEND
- P/L
- ADJOINER OR R/W
- EASEMENT
- SETBACKS
- BUFFERS
- STREAM C/L

ACRONYMS:
DB = DEED BOOK
BM = BOOK OF MAPS
PG = PAGE
SF = SQUARE FEET
USFT = SURVEY FEET
P/L = PROPERTY LINE
C/L = CENTERLINE
R/W = RIGHT OF WAY
HR = HEREBY REMOVED
RD = ROAD
DR = DRIVE
NC = NORTH CAROLINA
TWSP = TOWNSHIP
PIN = PARCEL ID NUMBER
N/F = NOW/FORMERLY
EIP = EXISTING IRON PIPE
ERB = EXISTING REBAR
IPS = IRON PIPE SET
MNS = MAG NAIL SET
CP = COMPUTED POINT
EASE = EASEMENT
IPSE = EASEMENT IRON PIPE SET
SDT = SIGHT DISTANCE TRIANGLE
FES = FLARED END SECTION
MH = MANHOLE
WIS = WITNESS IRON SET

FLOOD INFORMATION:
THIS PARCEL OF LAND LIES WITHIN FLOOD ZONE X WHICH IS NOT A SPECIAL FLOOD HAZARD AREA AS PER F.I.R.M. PANEL NUMBER: 3720194200J
EFFECTIVE/REVISED DATE: 4/16/2007

**State of North Carolina**
**County of Vance**

I, Carrie B. Reddick, Review officer of Vance County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

Carrie B. Reddick — Vance County Review Officer — Date 4-7-2021

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
DESIGN STANDARDS CERTIFICATION
APPROVED: M. Schlueter
DISTRICT SUPERVISOR
DATE: 4/7/2021

- A. That the survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
- B. That the survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.
- C. Any one of the following:
  1. That the survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street. For the purposes of this subsection, an "existing parcel" or "existing easement" is an area of land described in a single, legal description or legally recorded subdivision that has been or may be legally conveyed to a new owner by deed in its existing configuration.
  2. That the survey is of an existing feature, such as a building or other structure, or natural feature, such as a watercourse. General Assembly Of North Carolina Session 2017 House Bill 454*-Second Edition Page 5
  3. That the survey is a control survey. For the purposes of this subsection, a "control survey" is a survey that provides horizontal or vertical position data for support or control of other surveys or for mapping. A control survey, by itself, cannot be used to define or convey rights or ownership.
  4. That the survey is of a proposed easement for a public utility as defined in G.S. 62-3.
  5. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exemption or exception to the definition of subdivision.
  6. That the information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to provisions contained in (a) through (d) above.

NORTH CAROLINA PROFESSIONAL L-4833 LAND SURVEYOR TIMOTHY P. MURRAY

I, TIMOTHY P. MURRAY, Professional Land Surveyor L-4833, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in DB 1354, PG 471; that the ratio of precision as calculated is 1: 20,000+ ; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 5th day of April, A.D., 2021.

, PLS L-4833


TERRESTRIAL SURVEYING PC
Professional Land Surveying / License C-3903
P.O. Box 91041 / Raleigh, North Carolina 27675
p. 919.210.4278 / e. info@TerrestrialSurveying.com


FILED Apr 07, 2021 01:21 pm
BOOK **0000Z**
PAGE **0368**
INSTRUMENT # **01451**
FILED FOR RECORD - VANCE COUNTY NC
CASSANDRA D. NEAL, REGISTER OF DEEDS

NCGRID-NAD83(2011)

OWNER INFORMATION:
EAST GEER VENTURES, LLC
DB 1354 PG 471
PIN: 0412 02001
ZONED: R10

# SUBDIVISION PLAT
## HUNTSTONE SUBDIVISION TRACT B
PREPARED FOR
## EAST GEER VENTURES, LLC
DABNEY TWSP., VANCE COUNTY, NC
SURVEY DATE: SEPTEMBER, 2019 SCALE: 1"=60'

60 0 30 60 120 240

*BAR GRAPH 1 inch = 60 ft.*
HUNTSTONE-SUB-B.DWG

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