

LEGEND:

EIP - EXISTING IRON PIPE
EIB - EXISTING IRON BAR
BEIP - BENT IRON PIPE
BEIB - BENT IRON BAR
CM - CONCRETE MONUMENT
EPK - EXISTING PK NAIL
SPK - SET PK NAIL
NIP - NEW IRON PIPE SET
R/W - RIGHT OF WAY
CATV - CABLE TV BOX
EB - ELECTRIC BOX
TEL - TELEPHONE PEDESTAL
PP - POWER POLE
OHL - OVERHEAD LINE
LP - LIGHT POLE
WM - WATER METER
WV - WATER VALVE
CO - SEWER CLEAN-OUT

SURVEY FOR

CONNIE KURSAWE

LOT 82, HARRISON VILLAGE, PH.3A

35 HARRISON STREET

PIN# 2727-50-8475

D.B. 1750, PAGE 883

P.B. 2002, PAGE 126

DUNN TOWNSHIP

FRANKLIN COUNTY, NORTH CAROLINA

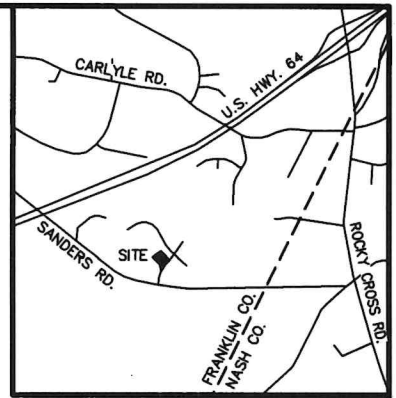
JULY 9, 2024

REVISED JULY 11, 2024

NOTE:
-REVISION DATE OF JULY 11, 2024
IS TO CORRECT LABEL FOR SEPTIC
LID. NO ADDITIONAL SURVEY WAS
HAS BEEN PERFORMED.

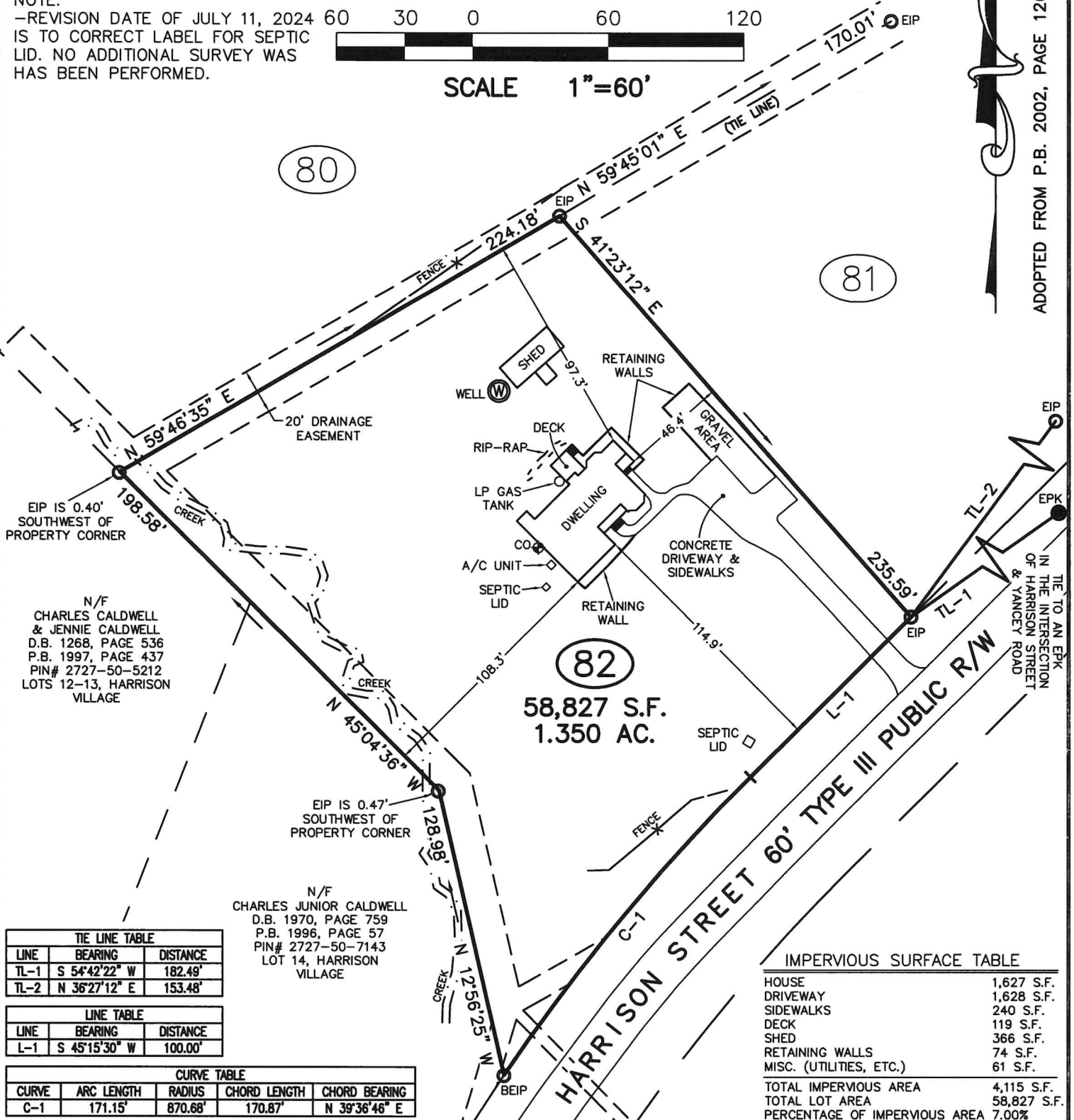
60 30 0 60 120

SCALE 1"=60'



VICINITY MAP

ADOPTED FROM P.B. 2002, PAGE 126



TIE LINE TABLE		
LINE	BEARING	DISTANCE
TL-1	S 54°42'22" W	182.49'
TL-2	N 36°27'12" E	153.48'

LINE TABLE		
LINE	BEARING	DISTANCE
L-1	S 45°15'30" W	100.00'

CURVE TABLE			
CURVE	ARC LENGTH	RADIUS	CHORD BEARING
C-1	171.15'	870.68'	170.87' N 39°36'46" E

IMPERVIOUS SURFACE TABLE	
HOUSE	1,627 S.F.
DRIVEWAY	1,628 S.F.
SIDEWALKS	240 S.F.
DECK	119 S.F.
SHED	366 S.F.
RETAINING WALLS	74 S.F.
MISC. (UTILITIES, ETC.)	61 S.F.
TOTAL IMPERVIOUS AREA	4,115 S.F.
TOTAL LOT AREA	58,827 S.F.
PERCENTAGE OF IMPERVIOUS AREA	7.00%



CMP

Professional Land Surveyors
C-1525

333 S. White Street
Post Office Box 1253
Wake Forest, N.C. 27588
(919)556-3148

(HARRISONVILLAGE)-WM

I DECLARE THAT THIS SURVEY COMPLIES WITH THE NORTH CAROLINA STANDARDS OF PRACTICE FOR SURVEYING, (SECTION 1600) FOR CLASS A SURVEYS AND THAT THE CALCULATED RATIO OF PRECISION BEFORE ADJUSTMENTS IS 1:10,000+. FURTHERMORE, PROPERTY CORNERS SHOWN ARE PRIMARY CONTROL MONUMENTATION FOR THE RE-ESTABLISHMENT OF PROPERTY CORNERS IN THE ABSENCE OF GRID MONUMENTS AND OTHER SUBDIVISION PROPERTY CORNERS. THIS SURVEY IS NOT TO BE RECORDED WITHOUT THE WRITTEN AUTHORIZATION OF THE SURVEYOR.

PROFESSIONAL LAND SURVEYOR L-3835



Cawthorne, Moss & Panciera, PC Professional Land Surveyors, PC
dba CMP Professional Land Surveyors, PC

Michael A. Moss, PLS L-3794	Telephone (919) 556-3148
Jason L. Panciera, PLS L-3835	
L. Jordan Parker Jr., PLS L-4685	
George T. Wrenn, Jr. PLS L-4871	
Jason E. Fowler, PLS L-5499	

333 South White Street, Wake Forest, NC 27587
PO Box 1253, Wake Forest, NC 27588

To: Connie Kursawe

Re: Lot 82, Harrison Village, Ph. 3A, DB 1750, Pg. 883

Dunn Township, Franklin Couty, North Carolina

Dear Sir or Madam:

This is to certify that the subject property

☐ IS

☒ IS NOT

Located in a Special Flood Hazard Area as determined by the Department of Housing and Urban Development.

Community Panel # 3720 2726 00L (WWW.NCFLOODMAPS.COM)

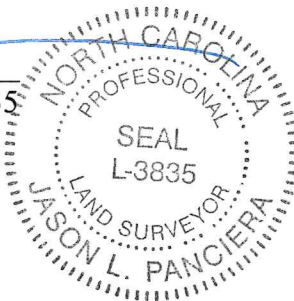
Date: 04/16/2013

Jason L. Panciera

L-3835

July 11, 2024

Date



COMMONWEALTH
LAND TITLE COMPANY OF NORTH CAROLINA

Asheville, N.C. • Cary, N.C. • Charlotte, N.C.
Greensboro, N.C. • Raleigh, N.C. • Wilmington, N.C. • Winston-Salem, N.C.

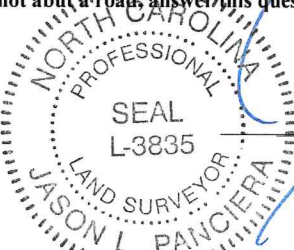
SURVEYOR'S REPORT FORM

TO: COMMONWEALTH LAND TITLE INSURANCE COMPANY

THIS IS TO CERTIFY, that on July 9, 2024, I made an accurate survey of the premises standing in the name of
situated at Dunn Township Franklin County North Carolina
CITY COUNTY STATE
briefly described as Lot 82, Harrison Village, Ph. 3A, DB 1750, Pg. 883
and shown on the accompanying survey entitled: Survey for: Connie Kursawe
I made a careful inspection of said premises and of the buildings located thereof at the time of making such survey, and again on
, and at the time of such latter inspection I found to
be in the possession of said premises as *
(TENANT) OR (OWNER)

I further certify as to the existence or non-existence of the following at the time of my last inspection:

- 1. Rights of way, old highways, or abandoned roads, lanes or driveways, drainage, sewer, water, gas or oil pipe lines across said premises: See Plat for Easements
- 2. Springs, streams, rivers, ponds, or lakes located, bordering on or running through said premises. See Plat for Creek Location
- 3. Cemeteries or family burying grounds located on said premises. (Show location on plat): None Seen
- 4. Telephone, telegraph or electric power poles, wires or lines overhanging or crossing or located on said premises and serving said premises or other property or properties: Underground Utilities
- 5. Joint driveways or walkways; party walls or rights of support; porches, steps or roofs used in common or joint garages: None Seen
- 6. Encroachments, or overhanging projections. (If the buildings, projections or cornices thereof, or signs affixed thereto, fences or other indications or occupancy encroach upon or overhang adjoining properties, or the like encroach upon or overhang surveyed premises, specify all such): None Seen
- 7. Building or possession lines. (In case of city or town property specify definitely as to whether or not walls are independent walls or party walls and as to all easements of support of "beam rights." In case of country property report specifically how boundary lines are evidenced, that is, whether by fences or otherwise). See Plat for Iron Pipes at Corners
- 8. Indications of building construction, alterations or repairs within recent months:
(a) If new improvements under construction, how far have they progressed? Existing Dwelling - Complete
- 9. Changes in street lines either completed or officially proposed:
(a) Are there indications of recent street or sidewalk construction or repairs? None
(a) No
- 10. Does the property abut a dedicated public road? If not, explain what type of road it abuts. If property does not abut a road, answer this question "none." Public



NOTE: In all cases where there are encroachments, support easements, party walls, etc., they should also be denoted upon the map of your survey. Also, be certain map complies with "Instructions" on the following page.

NOTE: Express disclaimers shown on the face of the plat of survey or surveyor's report which qualify or limit the responsibility of the surveyor or engineer and which relate to the standards and requirements for approved surveys will not be permitted.