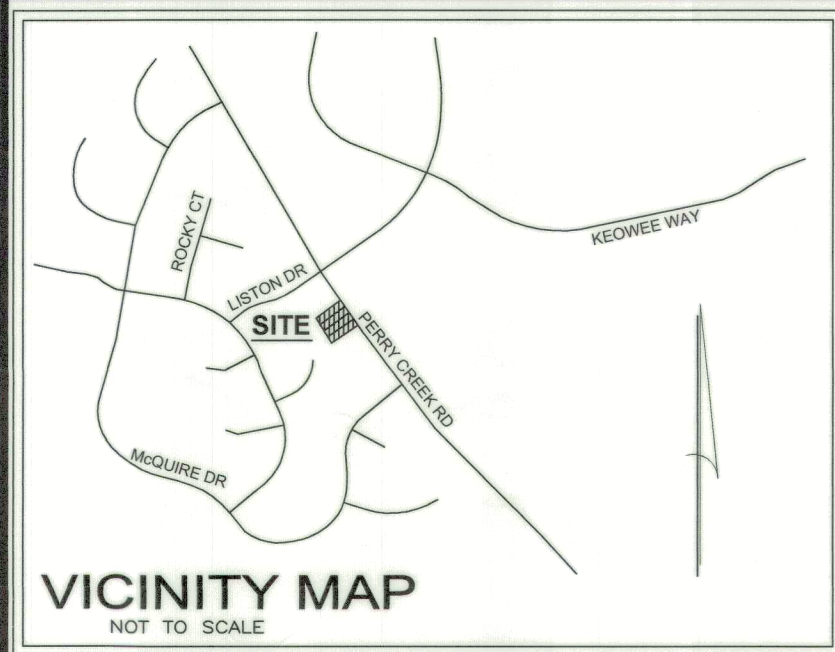




CURVE TABLE				
CURVE	LENGTH	RADIUS	BEARING	CHORD
C1(TIE)	112.61	3791.20	S 36°43'49" E	112.61
C2	37.50	3791.20	S 33°54'26" E	37.50
C3	37.50	3791.20	S 34°28'27" E	37.50
C4	37.50	3791.20	S 35°02'17" E	37.50
C5	37.50	3791.20	S 35°36'17" E	37.50
C6(TIE)	37.50	3791.20	N 33°20'33" W	37.50

NOTES:

- 1) All distances are horizontal ground distances in u.s. survey feet unless otherwise noted. Area(s) computed by coordinate geometry.
- 2) This survey does not include nor depict any environmental evaluations by this office. No investigation into the existence of wetlands or riparian buffers performed in the preparation of this survey.
- 3) Field survey(s) performed August 14, 2025.
- 4) Surveyor has made no investigation or independent search for easements of record, encumbrances, restrictive covenants, ownership title evidence or any other facts that an accurate and current title search may disclose.
- 5) The the locations of underground utilities as shown hereon (if any) are based on aboveground structures & aboveground visual evidence only. Locations of underground utilities/structures may vary from location shown hereon. Additional buried utilities/structures may be encountered. No excavations were made during the progress of this survey to locate buried utilities/structures nor any new utility locate tickets (private or public) called in for marking of said utilities.
- 6) Subject properties are not located within a special flood hazard zone per FEMA Flood Insurance Rate Map(s) (FIRM) #3720173700K, effective date July 19, 2022.
- 7) North orientation and basis of bearing taken from Book of Maps 1985, Page 1781 and Book of Maps 1985, Page 1909 unless otherwise noted.

Register of Deeds

Tammy L. Brunner
Wake County, NC
09/15/2025 11:09:26 AM
B: BN2025 P: 01749 Pages: 1

Fee: \$21.00
DOCUMENT #2025060405



POSITIONAL ACCURACY CERTIFICATION:

I, Justin L. Luther, certify that this map was drawn under my supervision from an actual GPS survey made under my supervision and the following information was used to perform the survey:

- (1) Class of survey: Urban Land Class (A)
- (2) Positional accuracy: 0.07'
- (3) Type of GPS field procedure: Real-time Kinematic network
- (4) Date(s) of survey: August 14, 2025
- (5) Datum / Epoch: NAD 83 (NSRS 2011)
- (6) Published / Fixed-control used: NC Real-time Kinematic network
- (7) Geoid model: Geoid 18B
- (8) Combined grid factor(s): 0.99992536
- (9) Units: U.S. Survey Feet

I, Justin L. Luther, certify that this 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. [N.C.G.S. 47-30(f)(11)c.1]

Professional Land Surveyor (L-5107)

I, Justin L. Luther, certify that this plat was drawn under my supervision from an actual survey made under my supervision from references as noted on said plat; that the boundaries not surveyed are clearly indicated as drawn from information as indicated under references; that the ratio of precision or positional accuracy as calculated is greater than 1:10,000; that this plat was prepared in accordance with G.S. 47-30 as amended.

Witness my original signature, license number and seal this
9th day of September, 2025.

Professional Land Surveyor (L-5107)



NEWCOMB land surveyors, pllc, 7008 Harps Mill Road, Ste. 105, Raleigh, NC 27615, (919) 847-1800, (919) 847-1804 (fax), NC License #P-0203

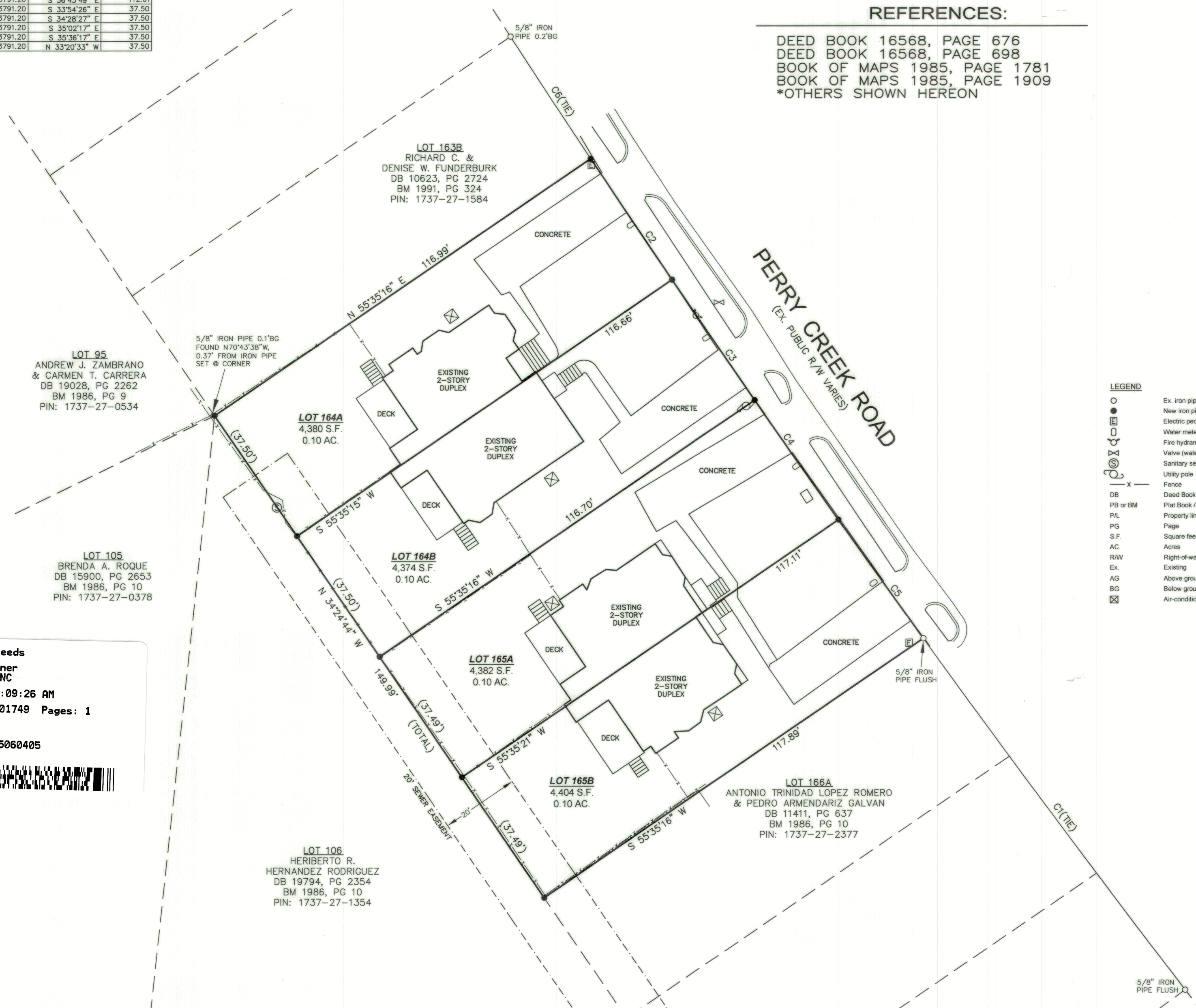
REFERENCES:

DEED BOOK 16568, PAGE 676
DEED BOOK 16568, PAGE 698
BOOK OF MAPS 1985, PAGE 1781
BOOK OF MAPS 1985, PAGE 1909
*OTHERS SHOWN HEREON

ADOPTED
(BM 1985, PG 1781)

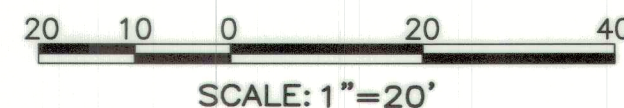
LEGEND

- Ex. iron pipe/rod or nail
- New iron pipe set
- Electric pedestal
- Water meter
- Fire hydrant
- Valve (water or gas)
- Sanitary sewer manhole
- Utility pole
- Fence
- Deed Book
- Plat Book / Book of Maps
- Property line
- Page
- S.F. Square feet
- AC. Acres
- RAW Right-of-way
- Ex. Existing
- AG Above ground
- BG Below ground
- AC Air-conditioner unit



BOUNDARY SURVEY
LOTS 164A, 164B, 165A & 165B,
BERKSHIRE DOWNS - WEST, PHASE VI

PROPERTIES OF
MARY GRACE DANIELS
NEUSE TOWNSHIP WAKE COUNTY NORTH CAROLINA



SHEET 1 OF 1

JOB NO.: 2510550
FILE NAME: RM-BND
PLOT DATE: 9/9/25