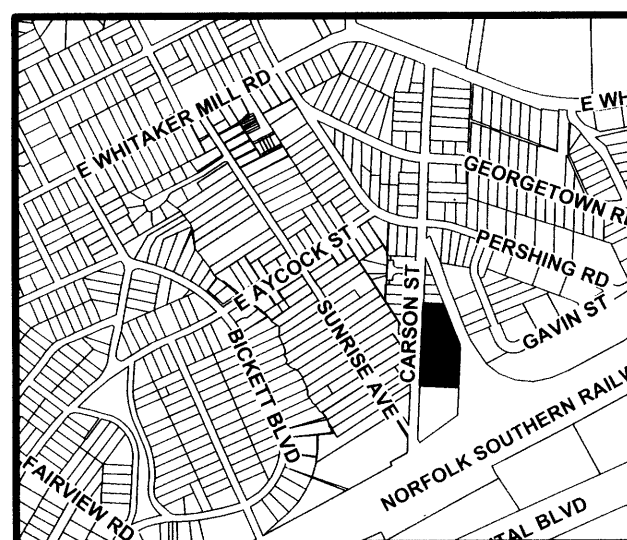




LOCATION MAP
Scale: 1"=1000'

GENERAL NOTES:

1. Areas calculated by coordinate geometry.
2. All distances are horizontal ground distances.
3. Basis of Bearing NC GRID 1983 Horizontal Datum, 2011 Adjustment
4. This site is not in a FEMA flood hazard zone per map 3720170400J, dated May 2, 2006.
5. Zoning: RX-3-CU
6. This is a condominium survey.
7. This survey may be subject to any facts disclosed in a full Title Report.
8. Boundary information shown hereon was prepared from an actual field survey and from existing records as referenced hereon.
9. The right of way for all roads were determined by the existing monumentation found during a field survey.
10. All portions of the subject property, other than those areas occupied by existing improvements as shown hereon, remain subject to development rights and special declarant rights for purposes of the applicable condominium declaration, as may be amended.
11. All units can be subdivided.
12. No apparent encroachments identified.
13. Vehicular Access from the private roads to the public Right-of-way shall be maintained at all times and shown hereon.
14. Pedestrian access to the public Right-of-way shall be maintained at all times and shown hereon.

DECLARATION OF CONDOMINIUM RECORDED IN BOOK 18060, PAGES 996 THROUGH 1062, WAKE COUNTY REGISTRY AS SUPPLEMENTED BY THAT CERTAIN FIRST SUPPLEMENT TO DECLARATION FOR THE CARSON CONDOMINIUM RECORDED IN BOOK 18421, PAGE 2241, WAKE COUNTY REGISTRY AS SUPPLEMENTED BY THAT CERTAIN SECOND SUPPLEMENT TO DECLARATION FOR THE CARSON CONDOMINIUM RECORDED IN BOOK 18402, PAGE 2241, WAKE COUNTY REGISTRY.

In accordance with the provisions of the Declaration of Condominium for The Carson Condominium Dated 9/4/2020 and Recorded 9/8/2020 in Book 18060, Page 996, Wake County Registry as supplemented by that certain First Supplement to Declaration for the Carson Condominium recorded in Book 18421, Page 2241, Wake County Registry as supplemented by that certain second supplement to declaration for the Carson Condominium recorded in Book 18402, Page 2241, Wake County Registry (The "Declaration") of which this plat and a plan of Condominium Ownership under the provision of Chapter 47-C of the North Carolina General Statutes (the Condominium Act). The Condominium shall be known as The Carson Condominium. All of the property and improvements shown hereon are units except for common elements and limited common elements as shown hereon.

Carson Street Partners, LLC,
A North Carolina Limited Liability Company

By: John C. Saeed
Name: JOHN C. SAEED
Title: AUTHORIZED SIGNOR

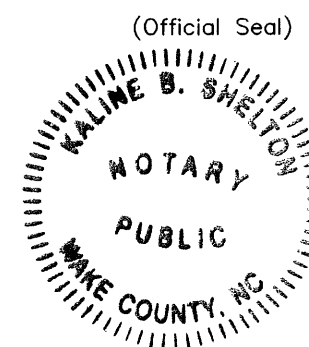
NOTARY PUBLIC

STATE OF North Carolina
COUNTY OF Wake

ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that John C. Saeed personally appeared before me this day and acknowledged that he is a manager of Carson Street Partners, LLC, a North Carolina limited liability company, and that he acknowledged the due execution of the foregoing instrument for the purpose stated therein in the capacity indicated thereon.

Kalene B. Shelton
Printed name: Kalene B. Shelton Notary Public
My Commission Expires: 1/26/2025



LEGEND

- XXXX ADDRESS
XXX UNIT NUMBER
OUTDOOR AMENITY AREA
PROPERTY LINE
IRON PIPE FOUND
MAG NAIL FOUND
MAG NAIL SET
IRON PIPE SET
CALCULATED POINT

REFERENCES:

- D.B. 17324, Pg. 811
B.M. 1915, Pg. 49
B.M. 2018, Pg. 2510
B.M. 2019, Pg. 1407
D.B. 1860, Pg. 996
C.B. 2020, Pg. 58
C.B. 2021, Pg. 26

N/F
Charlie & Lauren Brady
D.B. 17352, Pg. 2620
PIN: 1704871710

N/F
Patricia Edgerton
D.B. 7069, Pg. 778
PIN: 1704871626

N/F
Patricia Edgerton
D.B. 16427, Pg. 439
PIN: 1704871631

N/F
Patricia Edgerton
D.B. 16427, Pg. 439
PIN: 1704871545

N/F
Community Alternatives For
1524 Sunrise Ave
D.B. 1704871533, 260

N/F
Christopher Mills
1516 Sunrise Ave
D.B. 16783, Pg. 2310
PIN: 1704871537

N/F
Carol Anhalt
D.B. 11121, Pg. 861
PIN: 1704871536

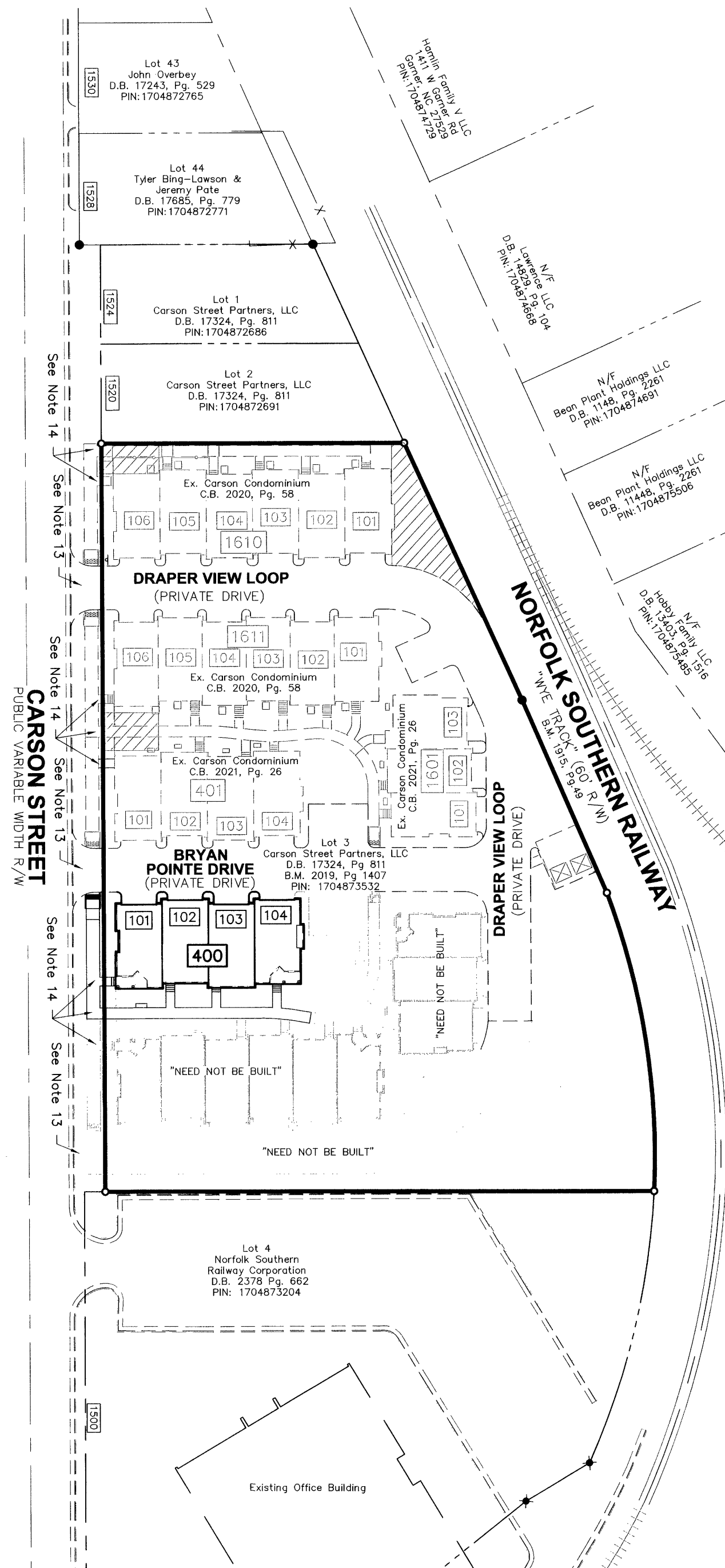
N/F
Urban Building Solutions, LLC
D.B. 17286, Pg. 1268
PIN: 1704871209

N/F
Urban Building Solutions, LLC
D.B. 17286, Pg. 1268
PIN: 1704871215

N/F
Reha & Brolo Gupta
D.B. 2410, Pg. 579
PIN: 1704871222

N/F
Duke Energy Progress INC
D.B. 15289, Pg. 2437
PIN: 1704871134

NC GRID NAD 83 (2011 ADJUSTMENT)



GRAPHIC SCALE



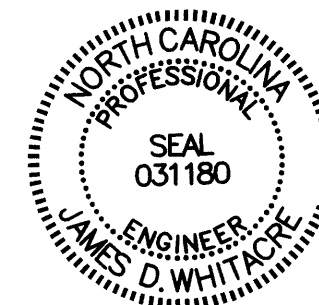
1 inch = 50 feet

CERTIFICATION OF PROFESSIONAL ENGINEER

I, James D. Whitacre, an Engineer under the provisions of Chapter 89C of the North Carolina General Statutes, certify this condominium plat fully and accurately depicts the floor elevation data for each unit in accordance with Section 47C-2-109(b)(6)(ii) of the North Carolina General Statutes.

Witness my hand and official seal this 12th day of July, 2021.

James D. Whitacre
Professional Engineer E-31180



NOTARY PUBLIC

STATE OF North Carolina
COUNTY OF Wake

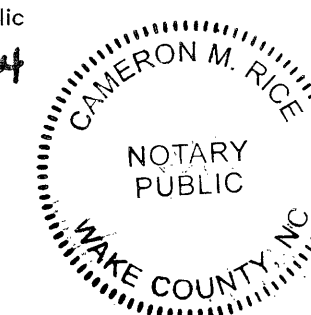
ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James D. Whitacre personally appeared before me this day and acknowledged that he is a licensed professional engineer in the state of North Carolina and that he acknowledged the requirements set forth under the provision of Chapter 89C of the North Carolina Statutes Section 47C-2-109(b)(6)(ii) for the subject property as shown hereon.

DATE: July 12, 2021

(Official Seal)

Cameron M. Rice
Printed name: Cameron M. Rice Notary Public
My Commission Expires: September 3, 2024



CERTIFICATION OF PROFESSIONAL LAND SURVEYOR

I, James D. Whitacre, a Professional Land Surveyor licensed under the provision of Chapter 89C of the North Carolina General Statutes, hereby certify this plat of The Carson Condominium meets the requirements of Section 47C-2-109(b) of the North Carolina General Statutes and conforms to the requirements of subdivisions (1), (2), (3), (4), (5), (7), (8) and (9) of Section 47C-2-109(b) of the North Carolina General Statutes and this plat meets the requirements of NCAC Title 21, Chapter 56 (Board Rules)

Witness my hand and official seal this 12th day of July, 2021.

James D. Whitacre
Professional Surveyor L-5273



NOTARY PUBLIC

STATE OF North Carolina
COUNTY OF Wake

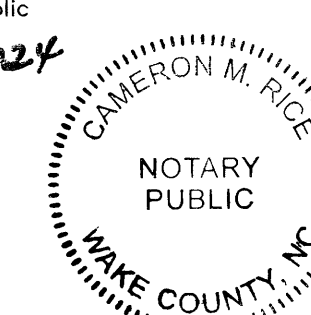
ACKNOWLEDGEMENT

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that James D. Whitacre personally appeared before me this day and acknowledged that he is a licensed professional land surveyor in the state of North Carolina and that he acknowledged the requirements set forth under the provision of Chapter 89C of the North Carolina Statutes Section 47C-2-109(b) for the subject property as shown hereon.

DATE: July 12, 2021

(Official Seal)

Cameron M. Rice
Printed name: Cameron M. Rice Notary Public
My Commission Expires: September 3, 2024



WAKE COUNTY, NC 78
TAMMY L. BRUNNER
REGISTER OF DEEDS
PRESENTED & RECORDED ON
07/16/2021 11:55:45
BOOK:CM2021 PAGE:00084

Condo Map Book 2021, Page 0084, Wake County Registry

PLAN PREPARED BY:
FIRM #C-2798

Carson Street Partners, LLC

Condominium Plat
The Carson Condominium
400 Bryan Pointe Drive Units 101-104

City of Raleigh, Wake County, North Carolina

Issue Dates:

Date: 07/12/2021
Scale: 1" = 50'

Drawn By: JLB
Checked By: JDW

Project Number:
18-0005-742

Drawing Number:
1/2

51 Kilmoyne Drive
Suite 105
Cary, North Carolina 27511
ph 919.481.6280
fax 919.336.5127

ADVANCED
CIVIL DESIGN
ENGINEERS