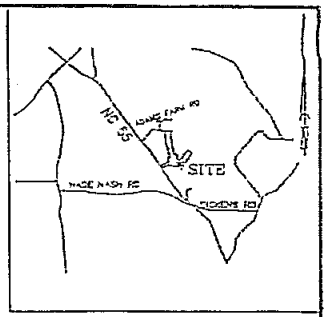
LEGEND

- IRON PIN, EXISTING
- IRON PIN, SET
- MATHEMATICAL POINT
- FIRE HYDRANT
- LIGHT POLE
- SEWER CLEANOUT
- SEWER MANHOLE
- A/C UNIT
- WATER METER
- GAS METER
- TELEPHONE PEDESTAL
- CABLE TV PEDESTAL
- ELECTRICAL BOX
- TRANSFORMER
- BLOWBACK PREVENTER
- YARD INLET
- FENCE LINE
- MASONRY RETAINING WALL
- SUBDIVISION CONTROL CORNER

0 15 30 60

GRAPHIC SCALE
1"=30'

SIDE NOTES



VICINITY MAP (NTS)

KILMARTIN DRIVE
50' PUBLIC RIGHT OF WAY

S68°29'42"E 55.00'

S81°35'20"E 448.38'

TIE
N88°31'01"E
455.08'

CONCRETE DRIVE & WALK

8.6'

118.64'

20.9'

23.6'

10.0' PORCH

3.9'

12.1'

8.4'

#2661
TWO STORY FRAME HOUSE

38.9'

41.2'

120.95'

8.6'

38.0'

13.3'x12' COVERED PORCH

3.4'

LOT 245
BM 2015, PG 1224

LOT 246
BM 2015, PG 1224

N21°30'18"E

LOT 247
6,559 SF

44.7'

S21°30'18"W

N70°21'43"W
14.33'

N64°36'07"W
40.78'

OPEN SPACE
BM 2015, PG 1224

50' NEUSE BUFFER
BM 2015,
PG 1225

NOTES:
- REFERENCE BM 2015, PG 1221-1225 FOR BOUNDARY INFORMATION, NORTH INDEX TO SUBDIVISION CONTROL CORNERS.
- ZONING: R-8 CU
- SETBACKS: FRONT-15', SIDE-6', REAR-15' CORNER-15'
- THIS PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA SCALED FROM NFIP FIRM #3720065800J WITH AN EFFECTIVE DATE: 5/2/2006.
- BUILDING DIMENSIONS & TIES ARE TO THE FOUNDATION.
- UTILITIES BASED SOLELY ON GROUND EVIDENCE.

FINAL SURVEY FOR LOT 247

ALSTON RIDGE SUBDIVISION, PHASE 3B
HOLLY SPRINGS TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

SURVEYED FOR
THOMAS A. & SUSAN H. GEIGER
2661 KILMARTIN DRIVE
FUQUAY VARINA, NC 27526

MSS LAND CONSULTANTS, PC
"Committed to Total Quality Service"
Firm License: C-2070
E S T. 1 9 9 8
8118 St. Giles St (Suite E) Raleigh, NC 27612
Phone (919) 510-1484
Fax (919) 510-9102
Email: gowers@mssland.com

DATE: 05/25/2015 | SCALE: 1"=30' | DRAWN:Col | CHECK: | FILE: PH1-12-02

I HEREBY CERTIFY THAT THIS PLAT WAS DRAWN FROM AN ACTUAL FIELD SURVEY MADE UNDER MY DIRECT SUPERVISION. THIS PLAT DOES NOT CONFORM TO GS-47-30 AS AMENDED AND IS INTENDED FOR MORTGAGE CLOSING PURPOSES ONLY, NOT FOR RECORDATION. THE DIMENSIONS SHOWN HEREON FROM THE PROPERTY LINES TO THE BUILDINGS ARE NOT INTENDED TO MONUMENT THE PROPERTY LINES OR TO GUIDE IN THE ERECTION OF FENCES OR ANY OTHER IMPROVEMENT. THIS SURVEY WAS PREPARED FOR THE PARTIES AND PURPOSE INDICATED HEREON. ANY EXTENSION OF THE USE BEYOND THE PURPOSE AGREED TO BETWEEN THE CLIENT AND SURVEYOR EXCEEDS THE SCOPE OF ENGAGEMENT.

NORTH CAROLINA PROFESSIONAL SEAL L-4639 LAND SURVEYOR WADE A. GOWERS

WADE A. GOWERS, PLS L-4639

O:\PHI\PH1 12 02\dwg\FINAL\247.dwg, 5/31/2015 9:19:41 AM, mcnise