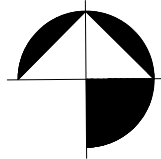


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C17	525.00'	75.61'	75.54'	N 66°48'55" W	8°15'05"

PLAT NORTH



NORTH BASED ON
BOOK OF MAPS 2021, PAGES 378-380

LEGEND

- LINES SURVEYED
- - - LINES NOT SURVEYED
- EIP --- EXISTING IRON PIPE
- ECM --- EXISTING CONCRETE MONUMENT
- NIP --- NEW IRON PIPE
- PKN --- PK NAIL
- DMD --- DOUBLE MERIDIAN DISTANCE
- DB --- DEED BOOK
- ROW --- RIGHT OF WAY
- CP --- COMPUTED POINT
- --- EIP
- RRS --- RAILROAD SPIKE
- MN --- MASONRY NAIL

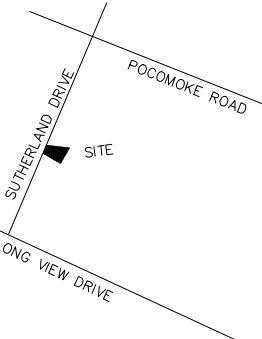
AREA

0.44 ACRES

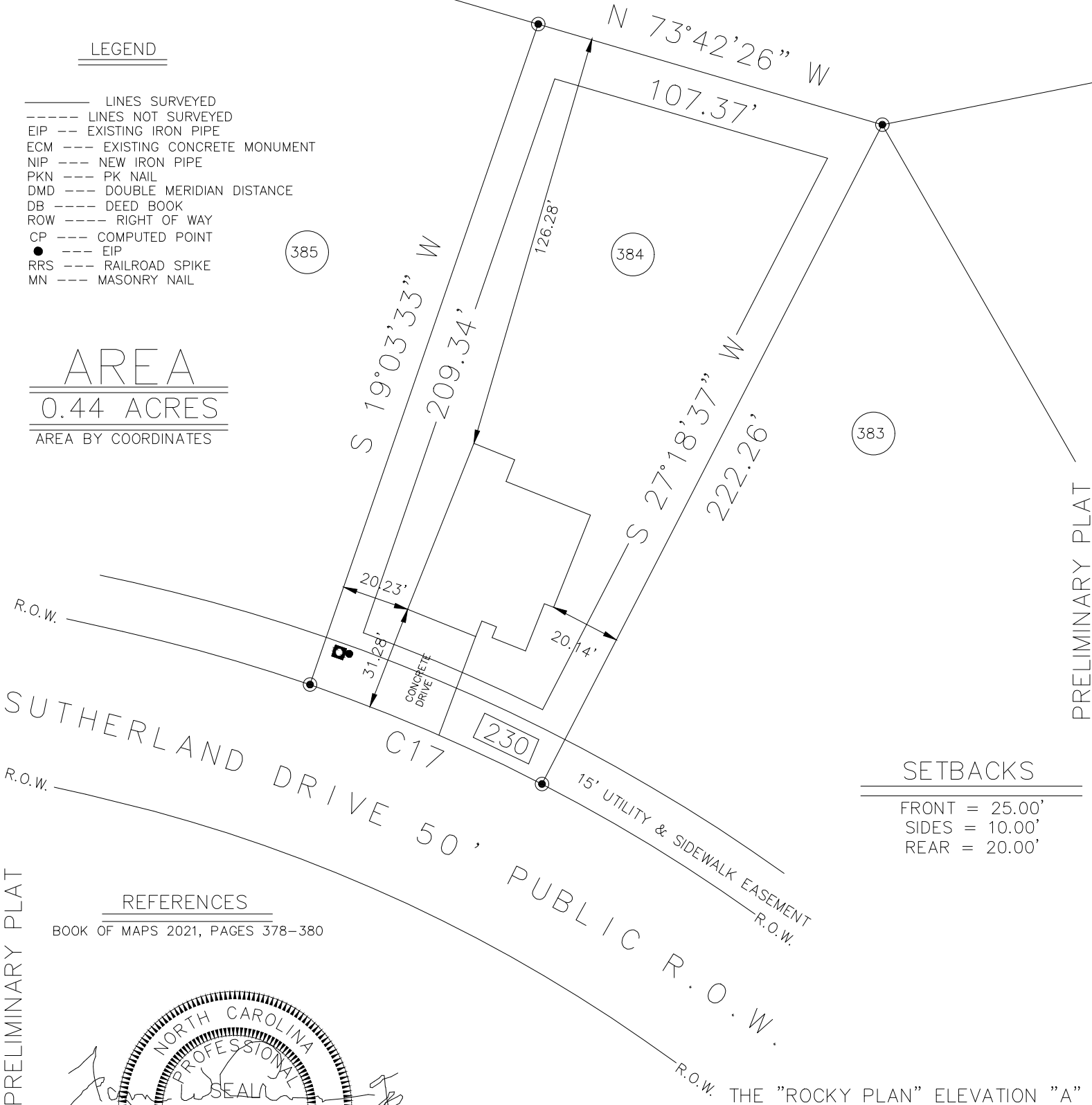
AREA BY COORDINATES

I, James W. Atkinson, Jr., certify that this plat was drawn by me (from an actual field survey made by me), and that the ratio of precision as calculated by latitudes and departures before any adjustment is 1\10,000+, that the references for this survey are listed on the face of this plat, and that this survey is in accordance with the Standards of Practice for Land Surveyors. Witness my original signature, registration number, and seal.

NORTH



VICINITY MAP

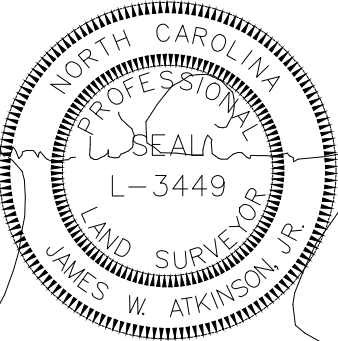


SETBACKS

FRONT = 25.00'
SIDES = 10.00'
REAR = 20.00'

REFERENCES

BOOK OF MAPS 2021, PAGES 378-380



ATKINSON LAND SURVEYING, PLLC

PROFESSIONAL LAND SURVEYORS

3155 TARBORO ROAD
YOUNGSVILLE, NC 27596
TELEPHONE: (919) 556-6818

NOTES

- ALL PROPERTY CORNERS ARE EXISTING IRON PIPES UNLESS OTHERWISE NOTED.

LOT 384 SUTHERLAND STATION SUBDIVISION AS PER BOOK OF MAPS 2021, PAGES 378-380

PROPOSED FOUNDATION FOR:

PRECIPICE PROPERTIES GROUP, LLC

ADDRESS:	230 SUTHERLAND DRIVE	DATE:	09-29-2023
TOWNSHIP:	FRANKLINTON	SCALE:	1" = 40'
COUNTY:	FRANKLIN	SURVEYED BY:	JWA
STATE:	NORTH CAROLINA	DRAWN BY:	JWA

P-1719