



**STROUD ENGINEERING, P.A.**

CONSULTING ENGINEERS  
102-D CINEMA DRIVE  
WILMINGTON, NORTH CAROLINA 28403  
(910) 815-0775

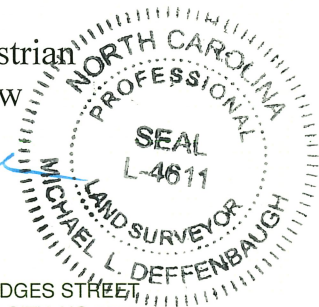
DESCRIPTION FOR  
BENJAMIN K. & BARBARA E. HARRIS  
5' PEDESTRIAN ACCESS EASEMENT  
1706 WRIGHTSVILLE AVENUE  
500 SQ. FT.  
(0.01 AC.)

Commencing at a point in the easterly right-of-way line of South Seventeenth Street and southerly right-of-way line of Wrightsville Avenue. Said point being the northwesterly corner of a Lot described in Deed Book 2828 at Page 0916 in the New Hanover County Registry. Thence N 83° 47' 52" E for a distance of 40.00 feet along the southerly right-of-way line of Wrightsville Avenue to a point. Said point being the northwesterly corner of a lot described in Deed Book 2828 at Page 0916 in the New Hanover County Registry and the northeasterly corner of a lot described in Deed Book 4901 at Page 2242 in the New Hanover County Registry, and being the POINT OF BEGINNING.

Thence, N 83° 47' 52" E for a distance of 5.00 feet to a point on a line.  
Thence, S 06° 12' 08" E for a distance of 100.00 feet to a point on a line.  
Thence, S 83° 47' 52" W for a distance of 5.00 feet to a point on a line.  
Thence N 06° 12' 08" W a distance of 100.00 feet to the POINT OF BEGINNING.

The above described parcel contains 0.01 acres (500 sq. ft.), and is a 5' pedestrian access easement on lot described in Deed Book 4901 at Page 2242 in the New Hanover County Registry.

*Michael L. Deffenbaugh*



WRIGHTSVILLE AVE.



POINT OF BEGINNING

N 83° 47' 52" E  
5.00'

40.0'

5' PEDESTRIAN  
ACCESS EASEMENT  
500 SQ. FT.

S 17TH

N/F  
7SSS HOLDINGS LLC  
DEED BOOK 6577 PAGE 734

1706

N/F  
BENJAMIN K. &  
BARABARA E. HARRIS  
DEED BOOK 2828  
PAGE 0916

N/F  
BENJAMIN K. &  
BARABARA E. HARRIS  
DEED BOOK 4901  
PAGE 2242

100.00'  
N 06° 12' 08" W  
100.00'  
S 06° 12' 08" E

N 83° 47' 52" E  
5.00'

N/F  
NUKHET BEYAZIT UCIN  
DEED BOOK 2903  
PAGE 1198

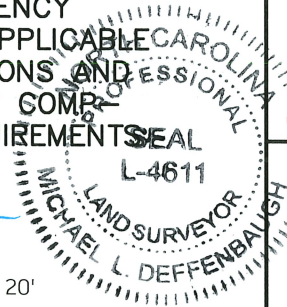
EXHIBIT SKETCH

OF

5' PEDESTRIAN ACCESS EASEMENT  
FOR  
1706 WRIGHTSVILLE AVENUE

CITY OF WILMINGTON NEW HANOVER COUNTY NORTH CAROLINA

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.



*Michael L. Deffenbaugh*



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LICENSE NO. C-0647

DATE: 04/23/25

SCALE: 1" = 20'