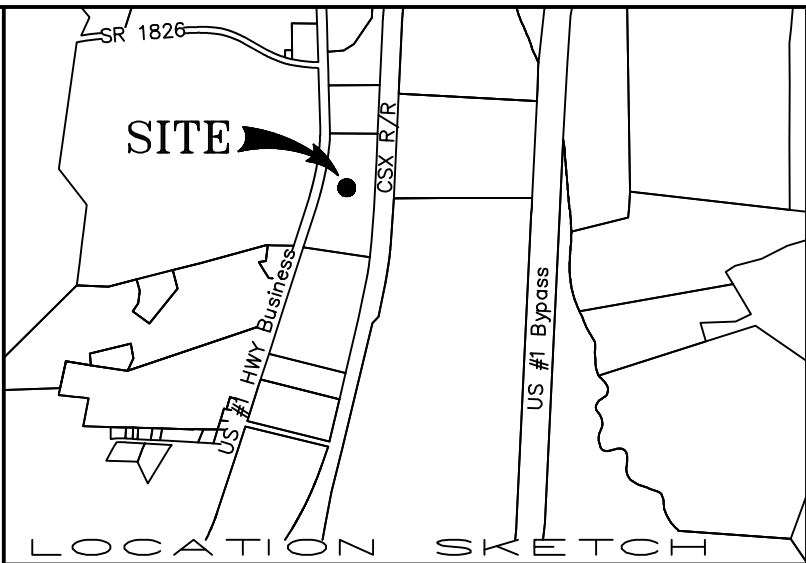


CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	2950.00'	214.24'	214.19'	N 15°56'38" E	4°09'40"
C2	2950.00'	258.06'	257.97'	N 11°21'26" E	5°00'43"
C3	2950.00'	303.04'	302.91'	N 05°54'30" E	5°53'09"
C4	6055.17'	138.10'	138.10'	S 02°58'06" W	1°18'24"
C5	6055.17'	259.11'	259.09'	S 04°50'51" W	2°27'06"
C6	6055.17'	63.37'	63.37'	S 06°22'24" W	0°35'59"



Property is located within the "ETJ" of the Town of Vass  
 Parcel ID# 00030964  
 Property is Zoned "RA"  
 Setbacks:  
 Front=30'  
 Side=12'  
 Rear=30'

NOTICE: This property is located within a Public Water Supply Watershed - Development Restrictions May Apply.  
 BASIN: Cape Fear  
 STREAM: Little River Intake No.2  
 TYPE: WS-IIP  
 No under ground utilities were located.

I, MATTHEW A. CALLAHAN, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, DEED DESCRIPTION RECORDED AS SHOWN ON PLAT; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM THE INFORMATION SHOWN; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:7,500+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 23RD DAY OF JUNE, A.D., 2025.



*Matthew Callahan*  
 PROFESSIONAL LAND SURVEYOR P.L.S. L-4149

I, MATTHEW A. CALLAHAN, PROFESSIONAL LAND SURVEYOR, DO HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE: THAT THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

STATE OF NORTH CAROLINA  
 COUNTY OF MOORE

REVIEW OFFICER OF MOORE COUNTY, NC  
 CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE REVIEW OFFICER

Ronald & Cathy Atkinson  
 DB 1208 Pg 304  
 PC 6, Slide 303  
 Zoned "RA"

N.C.D.O.T. R/W was determined by deeds, plats of record and existing monumentation.

Larry Autry 'et al'  
 DB 5956 Pg 462  
 Zoned "RA"

NOTICE: THIS PROPERTY IS LOCATED WITHIN A PUBLIC WATER SUPPLY WATERSHED. DEVELOPMENT RESTRICTIONS MAY APPLY. I CERTIFY THAT THE PLAT SHOWN HEREON COMPLIES WITH THE TOWN OF VASS WATERSHED PROTECTION ORDINANCE AND IS APPROVED BY MYSELF, AS AN AGENT FOR THE WATERSHED REVIEW BOARD FOR RECORDING IN THE MOORE COUNTY REGISTER OF DEEDS OFFICE.

DATE WATERSHED ADMINISTRATOR  
 OR PLANNING DIRECTOR OR AGENT

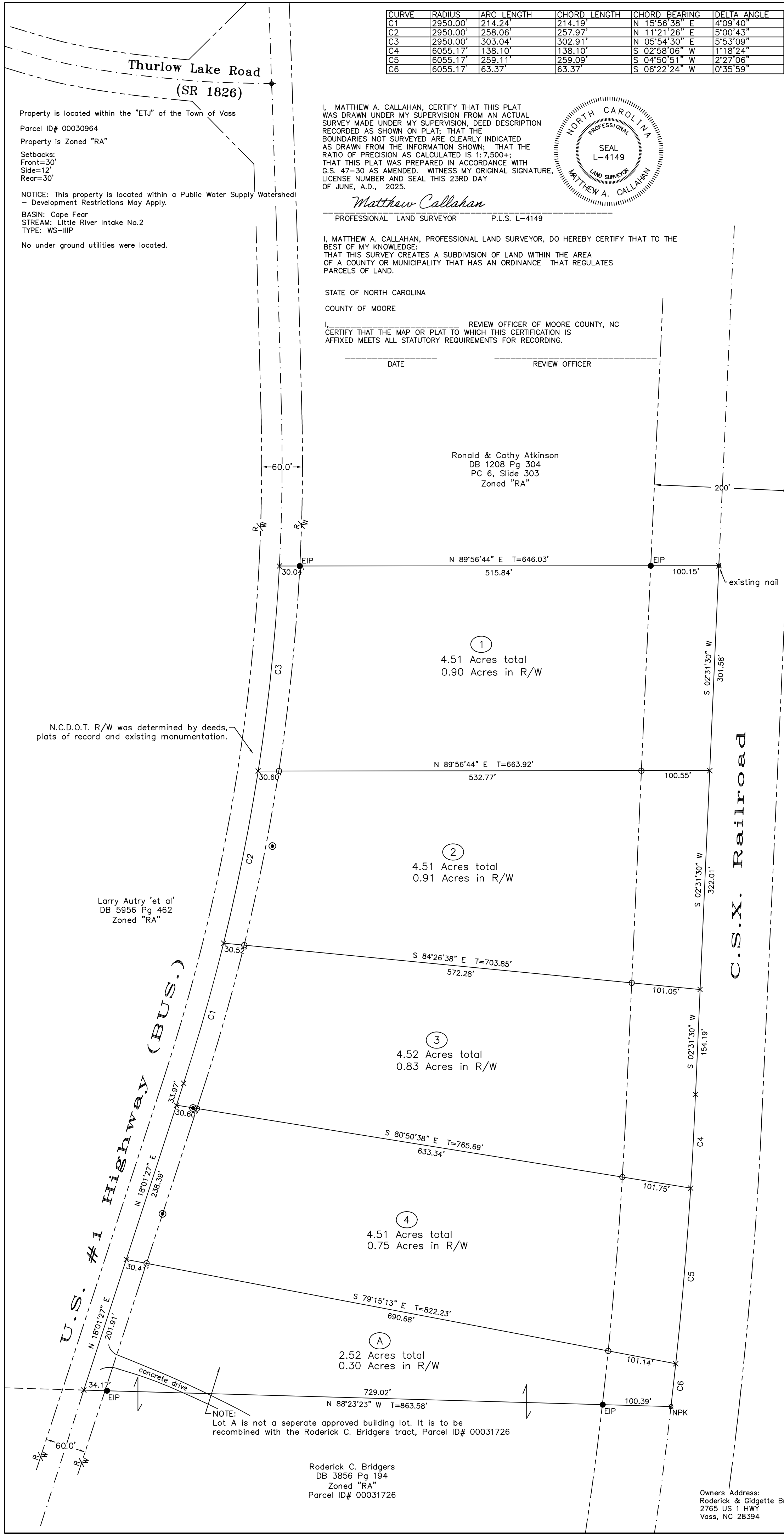
CERTIFICATE OF APPROVAL FOR RECORDING  
 I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF VASS, NORTH CAROLINA, AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS.

DATE PLANNING DIRECTOR OR AGENT

J Bar Ranch LLC  
 DB 4902 Pg 599  
 Zoned "RA"

MINOR SUBDIVISION FOR  
**Roderick C. Bridgers**  
 & WIFE  
**Gidgette M. Bridgers**  
 DIVISION OF LOT No. 2  
 Autrey Land  
 McNEILL TOWNSHIP, MOORE COUNTY,  
 NORTH CAROLINA  
 JUNE 10, 2025 - SCALE 1"=100'  
 MATTHEW A. CALLAHAN SURVEYING  
 P.O. BOX 938, VASS, N.C.  
 (910)245-2980

Owners Address:  
 Roderick & Gidgette Bridgers 0 100 200 300  
 2765 US 1 HWY  
 Vass, NC 28394



NOTE: Lot A is not a separate approved building lot. It is to be recombined with the Roderick C. Bridgers tract, Parcel ID# 00031726

Roderick C. Bridgers  
 DB 3856 Pg 194  
 Zoned "RA"  
 Parcel ID# 00031726