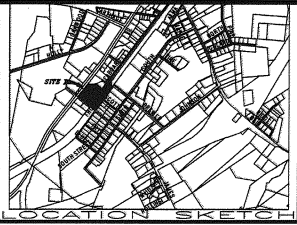


Submitted electronically by Stephen R. Sheffield & Associates, P.A. in compliance with North Carolina's electronic records law and the record of the submitting agreement with the Moore County Register of Deeds.

For Registration Register of Deeds
William Bliton
Moore County, NC
Electronically Recorded
June 3, 2025 10:09:16 AM
Book: 21 Page: 277 - 277 #Pages: 1
Fee: \$21.00 NC Rev Stamp: \$0.00
Instrument# 2025009465



- REFERENCE:
DEED BOOK 4801, PAGE 372
DEED BOOK 4802, PAGE 33
MOORE COUNTY REGISTRY
- ACREAGE DETERMINED
BY COORDINATE METHOD.
- UNLESS OTHERWISE DENOTED,
●= EXISTING IRON STAKE
■= EXISTING CONCRETE MONUMENT
□= SET CONCRETE MONUMENT
○= SET IRON STAKE
--- SQUARE FOOTAGE
▲= POWER SERVICE STUB
⊖= SEWER SERVICE STUB
⊕= TELEPHONE SERVICE STUB
⊗= CABLE TV SERVICE STUB
⊘= WATER METER
⊙= FIRE HYDRANT
⊚= UTILITY POLE

U.S. HIGHWAY NO. 1

95,000 Sq. Feet
2.19 Acres
00041122

JAMES STREET
SEWARD STREET
FRONT STREET
SCOTT STREET

OWNER:
LARIAT PROPERTIES, LLC
P. O. BOX 641
VASS, N. C. 28384

NO NEW STREETS CREATED BY THIS MAP.
ALL MINIMUM BUILDING SETBACK REQUIREMENTS TO COMPLY
WITH THE EXISTING ZONING IN FORCE AT THE TIME OF
APPLICATION FOR A BUILDING PERMIT.

SURVEYOR:
STEPHEN R. SHEFFIELD & ASSOCIATES, P. A.
155 ALLISON PAGE ROAD, SUITE "C"
ABERDEEN, N. C. 28315
910-255-0420

- I, STEPHEN R. SHEFFIELD, CERTIFY THAT THIS MAP WAS DRAWN UNDER
MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION
AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY.
1. CLASS OF SURVEY: CLASS A
 2. POSITIONAL ACCURACY: <0.10'
 3. TYPE OF GPS FIELD PROCEDURE: RTK NETWORKS
 4. DATES OF SURVEY: 01/05-2025
 5. DATUM/EPOCH: NAD 83 (2011)
 6. PUBLISHED/FIXED CONTROL USE: NC CORS
 7. GEOID MODEL: ContinentalUS_NGS2018
 8. COMBINED GRID FACTOR: 0.99987259
 9. UNITS: US SURVEY FEET ; ALL DISTANCES ARE HZ. GRND. DISTANCES

I, S. R. SHEFFIELD, CERTIFY THAT THIS PLAT WAS
DRAWN UNDER MY SUPERVISION FROM AN ACTUAL
SURVEY MADE UNDER MY SUPERVISION; THAT
THE BOUNDARIES NOT SURVEYED ARE CLEARLY
INDICATED AS DRAWN FROM INFORMATION SHOWING
THAT THE RATIO OF PRECISION AS CALCULATED
IS 1:1,000,000; THAT THIS PLAT WAS PREPARED
IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.
FURTHER:
THAT THE SURVEY IS A RECOMBINATION OF EXISTING
PARCELS; A COURT ORDERED SURVEY, OR OTHER
EXCEPTION TO THE DEFINITION OF SUBDIVISION.

Approval of this exempt subdivision plat constitutes compliance with
North Carolina General Statute 160D-802 only. Further development of
the parcels shown subsequent to the date of this plat shall be subject
to all applicable Federal, State, and local laws, statutes, ordinances
and/or codes.
I hereby certify that the division of property shown and described
hereon is exempt from the Town of Vass Subdivision Ordinance by
definition and/or ordinance.

WITNESS MY ORIGINAL SIGNATURE, LICENSURE
NUMBER AND SEAL THIS 28th DAY OF
MAY 2025, A.D.

Abby Manning 06/01/2025
Subdivision Administrator Date

S. R. Sheffield
S. R. SHEFFIELD, PLS NO. 1365

N. C. S. S. MONUMENT
"GRANITE" (MOORE COUNTY)
N= 545040.34
E= 1913585.54

State of North Carolina
Danielle Orloff, Review Officer of
Moore County, North Carolina, certify that the map or plat which this
certification is offered meets all statutory requirements for recording.
Danielle Orloff 06/01/2025
Review Officer Date

RECOMBINATION SURVEY FOR
LARIAT PROPERTIES, LLC
MCNEILL TOWNSHIP, MOORE COUNTY,
VASS, NORTH CAROLINA
MAY 26, 2025 - SCALE 1"=50'
STEPHEN R. SHEFFIELD & ASSOCIATES, P.A.
155 ALLISON PAGE ROAD, SUITE C
ABERDEEN, NORTH CAROLINA

