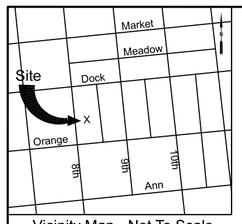

Vicinity Map - Not To Scale

Ref: MB 11 PG 11

CL 8th Street (66-Ft Public R/W)

Curb

N/F Gayle Grandinetti
DB 6256 PG 2991

N/F David E Simmons Jr.
DB 9999 PG E192

EIR 1" 1.2-Ft NE of Property Corner

EIP Under Fence

N 05°37'00" W 3.00'

EIR 3/8"

N 84°23'00" E 75.00'

EIP 1/2"

EIP 1/2"

N 84°23'00" E 75.00'

3.3'

15.0

33.00'

S 05°37'00" E

N 05°37'00" W 30.00'

Porch

Cov. Porch

Covered Porch

8th Street Lot =2,250 Sqft
Main & Porches =1,089 Sqft
Back Deck = 81 Sqft
Shed = 57 Sqft
Percent Coverage = 54%
Does Not Include Steps or Pavers

Deck

Shed

Proposed Subdivision Line

N 05°37'00" W 30.00'

St. James Street Lot=2,475 Sqft
Bulding Envelope =1,188 Sqft
Percent Coverage = 48%

24-In Pecan

15.0

3.3'

S 84°23'00" W 150.00'

EIP 1/2" (Bent)

EIP Under Landscaping

CL St. James Street (30-Ft Public R/W)

Curb

N/F Lauren Cox
DB 6184 PG 2053

N/F Velma Spencer ETAL
DB1387 PG 108

S 03°16'20" W 213.56' To "Stone" CL Int. 8th & Orange

Prelminary - Not for Sales, Recordation, or Construction

I, _____ Review Office of New Hanover County certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

_____
Review Officer/Date

Notes:
1. All distances are Horizontal
2. Area by Coordinates
3. This map was prepared without the benefit of a certified Titile Report and therefore the property shown hereon may be subject to recorded or unrecorded Rights-of-Ways, Easements, Restrictions of Record, or other Encumbrances not observeed or shown hereon.
4. No determination has been made by the surveyor as to the following:
   A. 100-year flood limits
   B. Wetlands
   C. Underground storage facilities
   D. graves, cemeteries, or burial grounds
   E. Hazardous Waste
   F. Underground Utilities

I, James D. Jacaruso, certify that this map was drawn under my supervision from an actual survey made under my supervision, from the deed description recorded in Deed Book (as shown in reference list), Page __; that the boundaries not surveyed are indicated as drawn from information in Map Book (as shown in reference list), Page __; that the ratio of precision or positional accuracy is 1:10,000+; and that this plat was prepared in accordance with G.S. 47-30 as amended.

I further certify that this survey is of another catergory, such as the recombination of existing parcels, a court-ordered survey, or other exemption, or exemption to the definition of subdivision. N.C. GS 47-30, Section f(11)d.

The Global Navigation Satellite System (GNSS) was used to perform a portion of this survey and the following information was used:

(1)Class of Survey: Class A
(2)Positional Accuracy: 0.04'
(3)Dates of Survey: 3 November 2021
(4)GPS Field Procedure: RTK
(5)Datum/Epoch: NAD83(2011)
(6) Pub/Fixed Control Used: VRS
(7) Geoid Model: 2018
(8) Combined Grid Factor: 1.0000321
(9) Units: US Survey Feet

Witness my original signature, license number, and seal this ___ day of _____ 2022.

_____
James D. Jacaruso, NC PLS L-3706

Certificate of Ownership

We hereby certify that we are the owners of the property shown and described hereon and that we adopt this plan of subdivision with our own free consent.

_____
Zachary Hamilton Messick Date

_____
Grace Louise Messick Date

LEGEND

EIR - Existing Iron Rod
EIP - Existing Iron Pipe
Power Pole
Water Meter
Sanitary Sewer Clean Out
Surveyed Line
Not Surveyed Line
Centerline
Overhead Power
Privacy Fence
Picket Fence

References:
1. DB 5173 PG 148
2. DB 5255 PG 1482
3. DB 6244 PG 317
4. MB 11 PG 11
5. MB 66 PG 382

0 16 32

Scale: 1 inch = 16 Feet

Boundary & Physical with Subdivision Survey for
Zacahry H. Messick and Grace L. Messick
117 South 8th Street, Wilmington,NC 28401
Part of Lot 4, Block 146, City of Wilmington
Wilmington Township, New Hanover County

JACARUSO LAND SURVEYING PLLC
Professional Land Surveying and Mapping
James D. Jacaruso, PLS
714 Rawles Ct. Wilmington, NC 28412
910-742-2969
JacarusoLandSurveying@gmail.com
NC PLS License #: L-3706
NC Firm License #: P-2278

Survey Date: 3 November 2021
Reference: See Reference List
Scale: 1-Inch = 16-Feet
Job No. 20210922