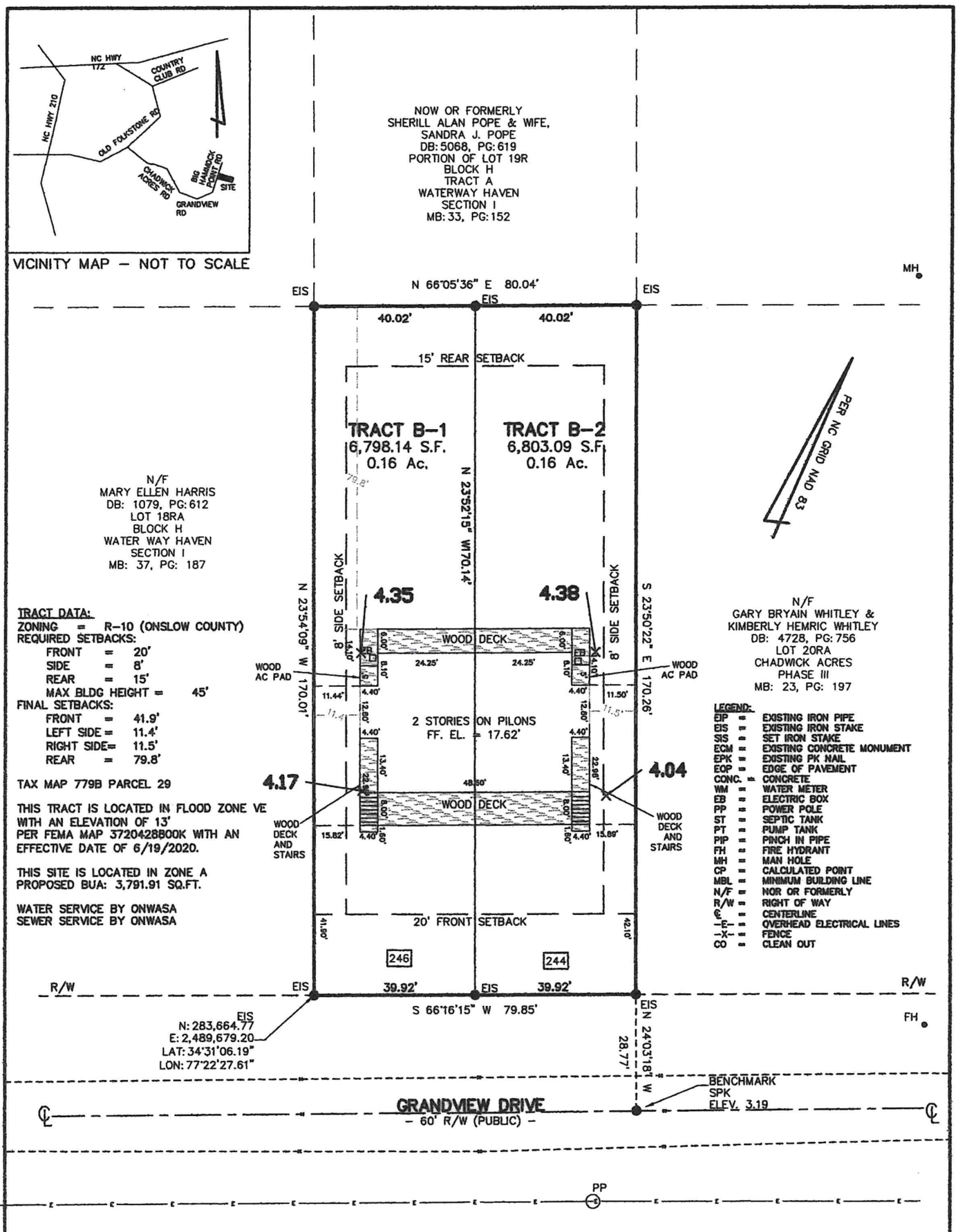

TRACT DATA:

ZONING = R-10 (ONSLOW COUNTY)

REQUIRED SETBACKS:

- FRONT = 20'
- SIDE = 8'
- REAR = 15'
- MAX BLDG HEIGHT = 45'

FINAL SETBACKS:

- FRONT = 41.9'
- LEFT SIDE = 11.4'
- RIGHT SIDE = 11.5'
- REAR = 79.8'

TAX MAP 779B PARCEL 29

THIS TRACT IS LOCATED IN FLOOD ZONE VE WITH AN ELEVATION OF 13' PER FEMA MAP 3720428800K WITH AN EFFECTIVE DATE OF 6/19/2020.

THIS SITE IS LOCATED IN ZONE A
PROPOSED BUA: 3,791.91 SQ.FT.

WATER SERVICE BY ONWASA
SEWER SERVICE BY ONWASA

LEGEND:

EIP	=	EXISTING IRON PIPE
EIS	=	EXISTING IRON STAKE
SIS	=	SET IRON STAKE
ECM	=	EXISTING CONCRETE MONUMENT
EPK	=	EXISTING PK NAIL
EOP	=	EDGE OF PAVEMENT
CONC.	=	CONCRETE
WM	=	WATER METER
EB	=	ELECTRIC BOX
PP	=	POWER POLE
ST	=	SEPTIC TANK
PT	=	PUMP TANK
PIP	=	PINCH IN PIPE
FH	=	FIRE HYDRANT
MH	=	MAN HOLE
CP	=	CALCULATED POINT
MBL	=	MINIMUM BUILDING LINE
N/F	=	NOR OR FORMERLY
R/W	=	RIGHT OF WAY
℄	=	CENTERLINE
–E–	=	OVERHEAD ELECTRICAL LINES
–X–	=	FENCE
CO	=	CLEAN OUT

REFERENCES:
DB: 5990, PG: 1
MB: 85, PG: 207

FINAL SURVEY

ADDRESS:
244 & 246 GRANDVIEW DRIVE

THIS IS TO CERTIFY THAT THIS MAP IS A TRUE REPRESENTATION OF THE PROPERTY HEREON AS COMPILED BY ACTUAL SURVEY OF THE PREMISES AND THAT THERE ARE NO ENCROACHMENTS ACCORDING TO THE BEST OF MY KNOWLEDGE, EXCEPT AS SHOWN. THE RATIO OF PRECISION IS 1:10,000+.

NORTH CAROLINA PROFESSIONAL SEAL L-2596 LAND SURVEYOR JOHN L. PIERCE

3/31/2025

JOHN L. PIERCE, R.L.S., L-2596

LOT NO. TRACT B BLOCK

SUBDIVISION MILTON J UZZELL & JENNY K UZZELL

STUMP SOUND TOWNSHIP ONSLOW COUNTY, N.C.

PREPARED FOR: DANNY SPELL / OBTX BUILDERS

JOHN L. PIERCE & ASSOCIATES, P.A. (C-1888)
405 JOHNSON BLVD., JACKSONVILLE, NC 28540
PHONE: (910)346-9800 FAX: (910)346-1210

DATE: FEB. 27, 2025 SCALE: 1"= 30'

F.B. 1025 P. 76 JOB # 2024-113

FILE NO.