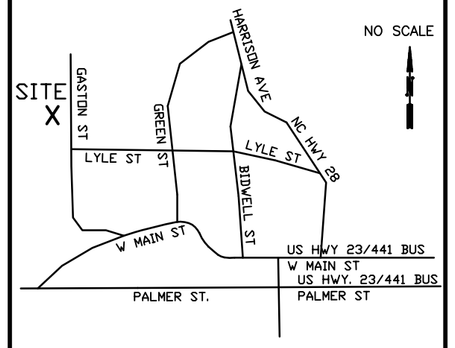

VICINITY SKETCH

DWG. NO. 5208

NOTES:

1. THIS SURVEY WAS PREPARED FOR THE SOLE BENEFIT OF OUR CLIENT AS NAMED IN THE TITLE OF THIS PLAT, AND IS NOT TO BE USED FOR THE BENEFIT OF A THIRD PARTY TO PURCHASE, TO SECURE FINANCING, OR OBTAIN TITLE INSURANCE ON THIS PROPERTY, WITHOUT THE EXPRESS WRITTEN CONSENT OF THE SIGNING SURVEYOR.
2. ANY UNDERGROUND UTILITY LOCATIONS SHOWN ON THIS PLAT ARE APPROXIMATE. THE PROPERTY MAY ALSO BE SERVED BY OTHER UNDERGROUND UTILITIES WHICH WERE NOT LOCATED.
3. ALL DISTANCES SHOWN ON THIS SURVEY PLAT ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED. ALL AREAS ARE COMPUTED BY COORDINATE COMPUTATIONS.
4. THIS PROPERTY MAY BE SUBJECT TO ADDITIONAL RIGHTS-OF-WAY, EASEMENTS, RESTRICTIONS, OR OTHER SIMILAR ENCUMBRANCES OF RECORD WHICH ARE NOT GRAPHICALLY DEPICTED HEREON.
5. THE TIE LINE TO NC GRID STA. WOODLAWN AZ MK WAS TAKEN FROM PLAT OF RONALD M. HAVEN PROPERTY AS SURVEYED BY BENJIMIN A. WEST, DWG. 3518, 01/12/07

NORTH CAROLINA, MACON COUNTY
THE FOREGOING OR ANNEXED CERTIFICATES OF G. L. SPRINKLE P.L.S., OF THE AFORESAID COUNTY AND STATE ARE CERTIFIED TO BE CORRECT. PRESENTED FOR REGISTRATION AND RECORDED IN THIS OFFICE ON PLAT CARD #_____
THIS _____ DAY OF _____20_____
AT _____O'CLOCK___M.

TODD RABY REGISTER OF DEEDS

STATE OF NORTH CAROLINA
COUNTY OF MACON

I, ARTHUR R. PROVENCHER, REVIEW OFFICER OF MACON COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER

DATE

NC GRID NAD 83

CALL TABLE PROPERTY LINES

Course	Bearing	Distance
L1	N 16°03'42" W	24.86'
L2	N 16°16'35" W	20.51'
L3	S 71°48'16" W	17.84'
L4	S 16°13'40" E	21.20'
L5	N 17°29'37" W	17.83'

CALL TABLE C/L 30' ROAD & UTILITY R/W

Course	Bearing	Distance
R1	S 79°25'16" W	104.12'
R2	S 77°00'37" W	102.51'
R3	S 61°47'10" W	47.84'
R4	S 31°42'55" W	37.55'
R5	S 72°58'00" W	74.29'
R6	S 72°58'00" W	95.72'

CALL TABLE C/L 16' PRIVATE DRIVEWAY & UTILITY R/W

Course	Bearing	Distance
R7	S 19°26'27" E	48.97'
R8	S 16°09'08" E	52.55'

BARBARA WALLACE
I-8/180

N15°11'58"W 42.74'
N16°03'42"W 89.74'
N15°04'01"W 105.57'
N15°04'01"W 129.10'
N15°04'01"W 127.60'
N16°09'08"W 152.37'
N16°09'08"W 52.37'

BARBARA DUKE
A-18/484
TRACT 1

BARBARA DUKE
A-18/484
TRACT 2

RUBY STITT
???

RICHARD POWELL, JR.
A-31/1754-1756

TROPICAL INVESTMENTS, INC.
L-20/2130-2133

DONNIE J. L. COLLINS
A-19/1443-1445

JOANN B. JORDAN
M-24/467-470

SALLY C. SEAY
U-8/296

MARK KRESAL
G-28/2021
TRACT 2

MARK KRESAL
M-22/1436-1438

RUBY STITT
B-8/24

P-K NAIL FOUND IN BASE OF WILD CHERRY

IRON BAR FOUND

N73°51'50"E 268.03'
S28°20'43"E 59.95'
N76°59'32"E 150.18'
N79°25'16"E 101.58'
N14°20'24"W 44.89'
S17°02'00"E 27.62'
N17°02'00"W 39.76'
S72°58'00"W 324.79'
S73°27'09"W 105.15'
S73°27'09"W 117.88'
S24°09'35"E 255.79'
S69°39'37"W 122.96'
S24°36'39"W 76.13'
S69°39'37"W 165.38'
S69°39'35"W 61.63'
S12°00'32"W 1770.03'

4.55' 80.89' 95.68' 86.91' 15.04' 15.43' 85.01' 80.17' 75.17' 40.99' 103.03' 95.72' 85.05' 95.14' 110.18' 97.15'

10' SETBACK LINE
30' SETBACK LINE
20' SETBACK LINE

7 — 1SFD 46.00' x 28.00'; CARPORT 24.00' x 46.00'
8 — 1SFD 46.00' x 28.00'; CARPORT 24.00' x 46.00'
6 — 1SFD 46.00' x 28.00'; CARPORT 24.00' x 46.00'
5 — 0.340 AC.
1 — 0.263 AC.; CARPORT 28.00' x 46.00'; 1SFD 46.00' x 28.00'
2 — 0.231 AC.; CARPORT 28.00' x 46.00'; 1SFD 46.00' x 28.00'
4 — 0.365 AC.; 1SFD W/ BASEMENT 46.00' x 28.00'; CARPORT 24.00' x 46.00'
3 — 0.267 AC.; 1SFD 46.00' x 28.00'; CARPORT 24.00' x 46.00'

0.253 AC.
0.282 AC.
0.286 AC.

DRWY. & PARKING
16' DRIVEWAY EASEMENT
30' R/W
GASTON STREET 30' R/W
LYLE STREET
MORNING RIDGE DRIVE

TIE LINE NOT TO SCALE

NC GRID STA. WOODLAWN AZ MK

N 167232.347 M
E 209406.016 M
NAD D3
THETA -2)^32'12.77"
COMB. FACTOR 0.9997796

REFERENCES:

DEED BK. L-31 / PG. 2492
DEED BK. A-31 / PG. 542-544
PARCEL NO. 01-01483
DWG. NO. 3518 BY BENJIMIN A. WEST, PLS, 01/12/07

LEGEND:

- EXISTING IRON ROD (EIR) / IRON PIPE (EIP)
- IRON ROD SET (IRS) / IRON PIPE SET (IPS) #5 REBAR OR 3/4" OPEN TOP PIPE
- NAIL / SPIKE (AS NOTED)
- CONCRETE MONUMENT (AS NOTED)
- EXISTING CORNER, TYPE NOTED
- WIRE FENCE
- OVERHEAD UTILITY LINE(S)
- POINT
- CONTROL CORNER
- FIRE HYDRANT
- LIGHT POLE
- UTILITY POLE

I, G. L. SPRINKLE, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE RATIO OF PRECISION AS CALCULATED BY LATITUDES AND DEPARTURES IS 1/ 10,000+ ; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN DEED BK. ____, PAGE ____ ; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G. S. 47-30 AS AMENDED ✓ , OR N. C. STANDARDS OF PRACTICE FOR LAND SURVEYING ____
WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 07 DAY OF JUNE , A.D., 2007 .

PROFESSIONAL LAND SURVEYOR, L-1454

NORTH CAROLINA PROFESSIONAL SEAL L-1454 LAND SURVEYOR G. L. SPRINKLE

I, G. L. SPRINKLE, PROFESSIONAL LAND SURVEYOR NO. L-1454, CERTIFY TO ONE OR MORE OF THE FOLLOWING AS INDICATED WITH AN "X" ;

☒ A. THAT THIS PLAT IS OF A SURVEY THAT CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND;

☒ F. THAT THIS PROPERTY IS NOT WITHIN ANY FLOOD ZONE AS DELINEATED ON THE FLOOD HAZARD BOUNDARY MAP PREPARED BY THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT.

G. L. SPRINKLE, PROFESSIONAL LAND SURVEYOR NO. L-1454

DWG. NO. 5208

REVISION:	DATE:
TO CHANGE LINE BETWEEN LOTS 3 & 4	10/11/07

SPRINKLE SURVEYING, P.A.
PROFESSIONAL LAND SURVEYORS ©
464 WEST PALMER STREET
FRANKLIN, NORTH CAROLINA 28734
TEL. 828-524-5867 & 828-349-0917
& 828-389-3048 FAX: 828-524-7994
SURVEY BY MWR PLAT BY GLS

PLAT OF SUBDIVISION

MORNING RIDGE

IN TOWN OF FRANKLIN
DWH/GLS, LLC
FRANKLIN TOWNSHIP MACON COUNTY, N.C.
JUNE 07, 2007 SCALE: 1 IN. = 40 FT.

40 0 40 80 120
GRAPHIC SCALE - FEET