

LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 63°05'14" E	56.87'
L2	S 01°14'11" E	31.42'
L3	S 25°41'00" W	26.01'
L4	S 40°53'50" W	60.82'
L5	S 18°15'45" W	33.57'
L6	S 30°15'05" E	38.83'
L7	N 69°09'25" E	22.37'
L8	S 40°47'11" E	27.83'
L9	S 11°46'54" E	22.28'
L10	S 24°24'26" W	59.32'
L11	S 04°17'21" W	30.70'
L12	S 25°08'52" W	44.69'
L13	S 33°19'10" W	94.86'
L14	S 04°13'12" W	91.20'
L15	S 37°08'36" E	70.04'
L16	S 06°54'58" W	52.16'
L17	S 29°57'34" E	61.83'
L18	S 27°01'42" W	61.55'
L19	S 10°42'01" W	54.30'
L20	S 47°15'48" E	54.77'
L21	S 08°01'27" W	48.97'
L22	S 39°26'59" E	42.11'
L23	S 29°34'43" W	59.73'
L24	S 11°43'04" E	45.59'
L25	S 02°46'57" W	60.02'
L26	S 07°14'52" E	73.85'
L27	S 44°41'58" E	24.85'
L28	S 38°53'15" W	27.11'
L29	S 11°07'03" W	18.01'
L30	S 25°08'59" E	22.66'
L31	S 64°21'39" E	24.84'
L32	S 06°56'09" E	51.62'
L33	S 57°14'46" W	80.43'
L34	S 32°58'51" W	32.50'
L35	S 09°58'12" W	67.49'
L36	S 68°46'02" E	94.81'
L37	S 57°38'24" E	90.66'
L38	N 73°13'58" E	25.91'
L39	S 03°10'18" E	25.68'
L40	S 54°27'52" W	28.45'
L41	S 10°40'40" W	32.20'
L42	N 58°55'39" W	46.90'
L43	N 84°20'19" W	23.09'
L44	S 18°14'56" W	41.06'
L45	S 38°38'26" W	29.98'
L46	S 30°41'59" E	42.45'
L47	S 59°30'58" W	20.82'
L48	S 22°15'05" E	138.26'

Puckett Surveyors, PLLC
Professional Land Surveyors
FIRM LICENSE NO. (P-1168)

PO Box 2351
Oxford, NC 27565
P. 919.528.8900

File:22046-3

Legend (unless otherwise noted)

#4 Rebar Found	●
Nail Set	○
Calculated Point	▲
Concrete Monument	■
Right of Way	R/W
Centerline	C/L
Property Line	P/L
Overhead Utilities	OHU
Total Distance	(T)
Property Line Surveyed	—
Property Line Tie	---
Deed or Plat Line	---
Right of Way Line	---
Overhead Utility Line	---
Utility Pole	○
Pole mounted area light	○
Rebar Found	RF
State Plane Coordinates	SPC
Franklin Co. Registry	(FC)

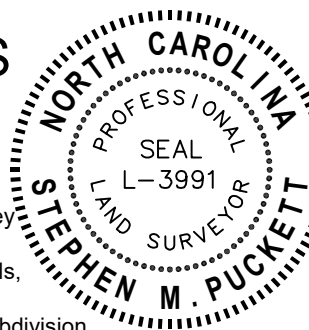
PRELIMINARY PLAT
NOT FOR RECORDATION,
CONVEYANCES OR SALES

Surveyor's Certificate

I, Stephen M. Puckett, hereby certify that this plat is of a survey of another category, such as a recombination of existing parcels, a court-ordered survey or other exception to the definition of subdivision.

I, Stephen M. Puckett, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in (see deed reference)); that the positional accuracy as calculated is 0.12'; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 15th day of September, A.D., 2022.

Professional Land Surveyor, License Number L-3991



I, Stephen M. Puckett, certify that the State Plane Coordinates and bearing basis was determined from an actual GNSS survey made under my supervision and the following information was used to perform the survey.

Class of Survey: A
Positional accuracy: 0.09'
Type of GNSS field procedure: RTK
Date of survey: 9/10/2022
Datum/Epoch: NAD 83(2011)
Published/fixed control: CORS(NC RTN)
Geoid Model: GEOID18
Units: U.S. Survey Feet

Notes

- 1) Area by Coordinate Method.
- 2) Property line measurements are grid distances in U.S. Survey Feet. Project combined factor is 0.9999636.
- 3) All buildings, surface, subsurface improvements and utilities are not necessarily depicted hereon.
- 4) This survey performed without benefit of title examination and is made subject to any document which may affect subject property.
- 5) Surface and subsurface utilities depicted hereon are based on visible evidence only. Utility companies should be contacted for information regarding any utilities.
- 6) Overhead utilities subject to a Duke Energy 15' maintenance easement.
- 7) Falls Lake Watershed mapped using N.C. GIS data referenced to N.C. SPC NAD 83(2011).

LUANN THOMPSON
DB 257/816

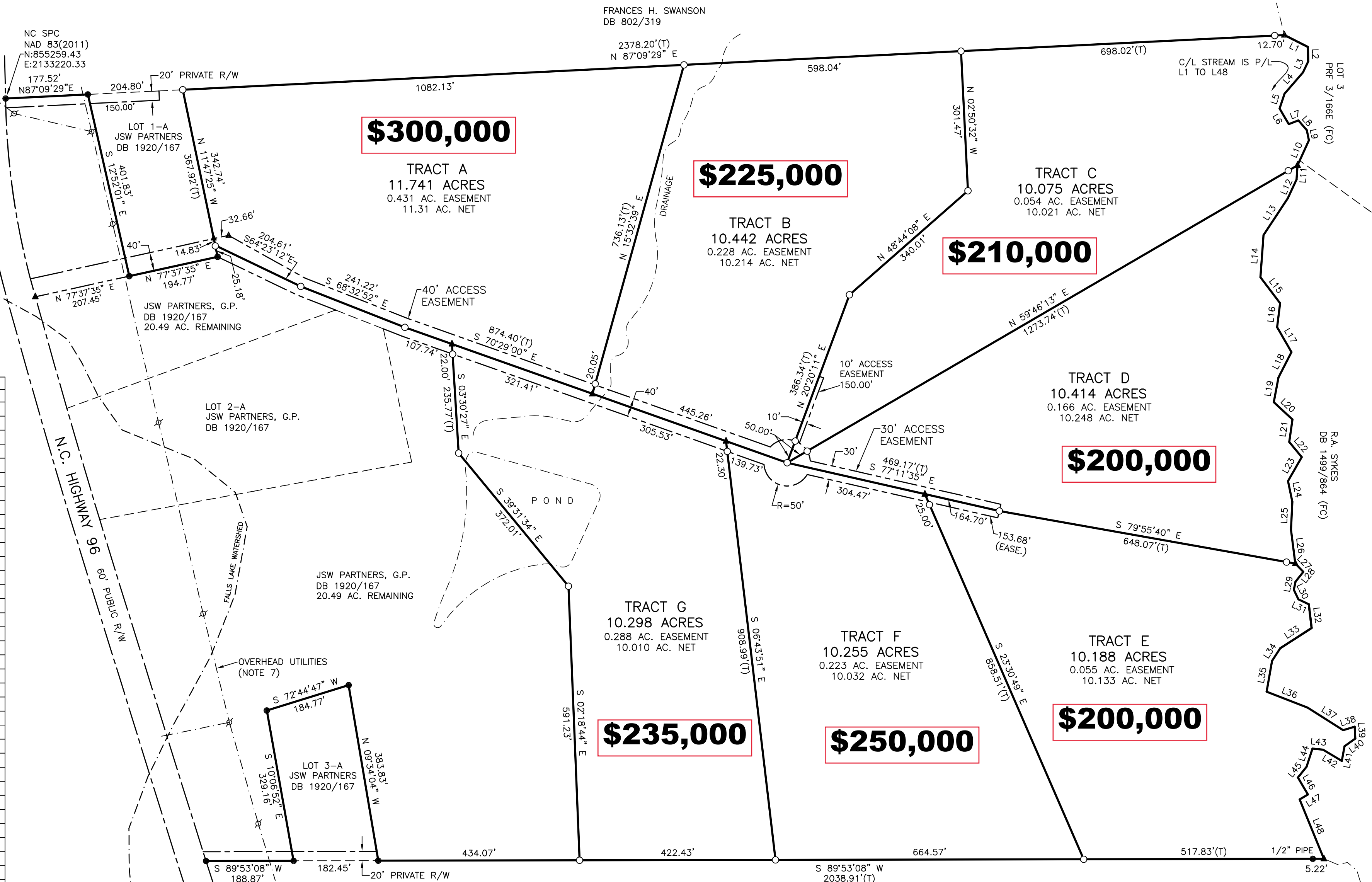
I hereby certify that the property shown and described on this subdivision plat for recordation, qualifies as an exception to the provisions of the Subdivision Regulations of Granville County, North Carolina under Section 10.020 titled: Over ten acres, no new road.

Land Development Administrator Date

State of North Carolina, County of Granville

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

Review Officer Date



References
DB 1920/167
PB 24/250

Owner
JSW Partners, G.P.
10931 Strickland Rd Ste 111
Raleigh, NC 27615

Site Data

- 1) PIN 183500447438, Record No. 26632
PIN 183500347525, Record No. 2945
- 2) Watershed: Portion of parent tract within Falls Lake
- 3) River Basin: Neuse & Tar-Pamlico
- 4) Zone: AR-40
- 5) Setbacks: Street 50', Side 15', Rear 25'

Exempt Plat
Survey for:
JSW Partners, G.P.

September 10, 2022
Brassfield Township, Granville County, N.C.

