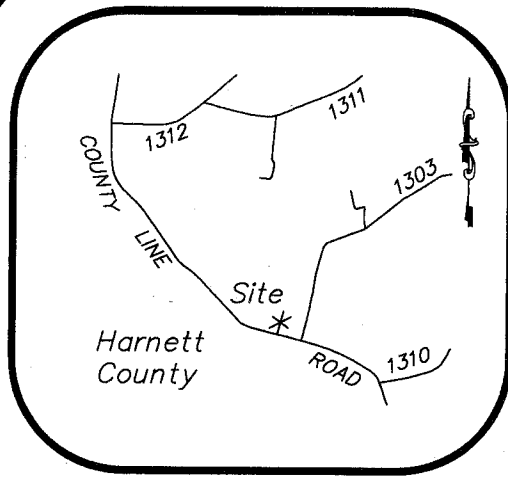




VICINITY
NTS

SURVEYOR'S DECLARATION TO WHOM IT MAY CONCERN

THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED. A NORTH CAROLINA LICENSED ATTORNEY AT LAW SHOULD BE CONSULTED CONCERNING CORRECT OWNERSHIP, WIDTH, AND LOCATIONS OF EASEMENTS, ANY CEMETERIES OR FAMILY BURYING GROUNDS NOT SHOWN ON RECORDED MAPS OR DEEDS MADE AVAILABLE TO THE SURVEYOR BY PRESENT OWNERS AT THE TIME OF THIS SURVEY AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION. NO RESPONSIBILITY OF ANY NATURE IS ASSUMED BY THE SURVEYOR FOR ANY CONDITIONS WHICH MAY PRESENTLY EXIST BUT ARE UNKNOWN SUCH AS: CEMETERIES, FAMILY BURYING GROUNDS, TOXIC OR HAZARDOUS WASTE MATERIAL, etc.

SURVEY NOTATION

E/S EXISTING IRON STAKE
S/S SET IRON STAKE
R/W RIGHT-OF-WAY

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF JOHNSTON COUNTY AND THAT I HEREBY ADOPT THIS SUBDIVISION PLAN WITH MY FREE CONSENT, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

5/11/2021 DATE
OWNER

GENERAL NOTES:

1. AREA MEASUREMENTS CALCULATED BY COORDINATE METHOD.
2. ALL MEASUREMENTS ARE HORIZONTAL GROUND MEASUREMENTS UNLESS STATED OTHERWISE.
3. EXISTING MONUMENTATION WAS FOUND AT PROPERTY CORNERS AS SHOWN.
4. NO TITLE SEARCH HAS BEEN PERFORMED ON THIS PROPERTY BY THIS OFFICE.
5. THE PROPERTY OWNER WILL BE RESPONSIBLE FOR MAINTAINING DRAINAGE EASEMENT ON PRIVATE PROPERTY.
6. IRON STAKES SET AT ALL PROPERTY CORNERS UNLESS OTHERWISE NOTED.

MAXIMUM IMPERVIOUS LIMIT 3,741SF/LOT

PUBLIC WATER
SEPTIC SYSTEM

LOT 7 IMPERVIOUS SURFACES:
HOUSE: 2,673 SF
DRIVE & WALK: 1,355 SF

TOTAL: 4,028 SF

PLAT BOOK 87, PAGE 475

P.I.N. 160200-83-3336

0.461 ACRES

0.459 ACRES

NOTE:

THE PURPOSE OF THIS PLAT IS TO MODIFY IMPERVIOUS LIMIT (3,741SF/LOT) FOR LOT 7 & LOT 10 AS RECORDED IN PLAT BOOK 87, PAGE 475, JCR.

300SF OF IMPERVIOUS AREA IS BEING TRANSFERRED FROM LOT 10 TO LOT 7. NEW IMPERVIOUS AREA LIMITS FOR LOT 7 & LOT 10 ARE AS FOLLOWS:

LOT 7 - 4,041SF
LOT 10 - 3,441SF

MAXIMUM IMPERVIOUS LIMIT 3,741SF/LOT

PUBLIC WATER
SEPTIC SYSTEM

LOT 10 PROPOSED IMPERVIOUS SURFACES:
HOUSE: 2,085 SF
DRIVE & WALK: 1,228 SF

TOTAL: 3,313 SF

PLAT BOOK 87, PAGE 475

P.I.N. 160200-83-6257

0.459 ACRES

GRAZING MEADOWS DRIVE
50' PUBLIC R/W

TRACT IS NOT LOCATED WITHIN ONE-HALF MILE
OF THE VOLUNTARY AGRICULTURE DISTRICT

DEVELOPER
WOOD CONSTRUCTION COMPANY
P.O. BOX 58
BENSON, NC 27504

PLAT BOOK 87, PAGE 475

ZONED - AR

AR SETBACKS:
FRONT 70' FROM ARTERIAL/COLLECTOR
50' LOCAL STREET
20' IN S/D W/WATER
25' IN S/D WITHOUT WATER

SIDE 5' W/WATER
10' WITHOUT WATER

REAR 5'

PROPERTY NOT SURVEYED - INFORMATION TAKEN
FROM DEEDS & PLATS OF RECORD.

GRAPHIC SCALE



(IN FEET)
1 inch = 160 ft.

I, JASON E. GODWIN, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 5440, PAGE 534); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN LINES (DRAWN FROM INFORMATION FOUND IN MAP BOOK PAGE); THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL
THIS 11th DAY OF MAY A.D., 2021.

JASON E. GODWIN
L-5080
REGISTRATION NUMBER

I, JASON E. GODWIN, PROFESSIONAL LAND SURVEYOR NO. L-5080, CERTIFY TO ONE OR MORE THE FOLLOWING AS INDICATED THUS X OR:

B. THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

JASON E. GODWIN
5.11.2021
JASON E. GODWIN, PROFESSIONAL LAND SURVEYOR
NO. L-5080



SUBDIVISION ADMINISTRATOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS RECORD PLAT HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION ORDINANCE OF JOHNSTON COUNTY, NORTH CAROLINA, AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE REGISTER OF DEEDS OF JOHNSTON COUNTY.

5-11-2021 DATE
SUBDIVISION ADMINISTRATOR

JOHNSTON COUNTY REGISTER OF DEEDS
STATE OF NORTH CAROLINA, JOHNSTON COUNTY
THIS INSTRUMENT WAS PRESENTED FOR
REGISTRATION AND RECORDING THIS DAY
OF 20 AT
BY
REG. OF DEEDS ASST. REG. OF DEEDS

REVIEW OFFICER'S CERTIFICATE

STATE OF NORTH CAROLINA
COUNTY OF JOHNSTON

I, REVIEW OFFICER OF JOHNSTON COUNTY, CERTIFY THAT
THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY
REQUIREMENTS FOR RECORDING.
5/12/2021 DATE
REVIEW OFFICER

Filed in JOHNSTON COUNTY, NC
Filed 05/12/2021 08:40:05 AM
CRAIG OLIVE, Register of Deeds
Dep/Asst mmoore
PLAT B: 93 P: 297

Enoch
Engineers, P.A.

CONSULTING ENGINEERS & SURVEYORS
1403 NC Highway 50 South - Benson, NC 27504
Phone: (919) 894-7765 Fax: (919) 894-8190
E-mail: general@enochengineers.com
NC Firm License #C-2061

PLAN INFORMATION:		SURVEY INFORMATION:	
DESIGNED BY:	HORIZONTAL SCALE: 1"=160'	CHECKED BY:	DATE CREATED:
EE, PA	VERTICAL SCALE: N/A	JEG	05-11-2021
DRAWN BY:			
EE, PA			

LOCATION:	PROPERTY DEVELOPER(S):
GRAZING MEADOWS DR. PLEASANT GROVE TOWNSHIP JOHNSTON COUNTY NORTH CAROLINA	WOOD CONSTRUCTION COMPANY P.O. BOX 58 BENSON, NC 27504

CORRECTION PLAT
FOR
THREE MEADOWS
LOT 7 & LOT 10

EE PROJECT: 4738

S - 1
SHEET 1 OF 1

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