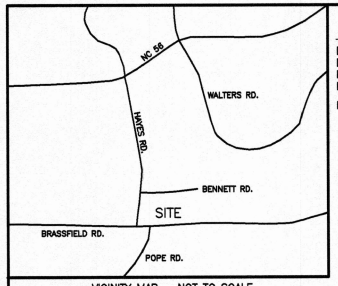


VICINITY MAP – NOT TO SCALE

REFERENCE

DEED BOOK 1790 ,PAGE 163
DEED BOOK 1929 ,PAGE 864
PLAT BOOK 49, PAGE 88
PLAT BOOK 51, PAGE 167

PIN: 1805 02 77 8647

I hereby certify that the subdivision as depicted hereon has been granted final approval pursuant to the Granville County Subdivision Regulations

2-13-2026

Land Development Administrator

Certification

I, Barry H. Oakes, do hereby certify that this map was drawn by me or under my direction and supervision from ✓ an actual field survey made by me or under my direction and supervision, ___ from references noted hereon; that the ratio of precision or positional accuracy as calculated is 1:10,000+, that the lines not actually surveyed are drawn as broken lines plotted from references noted hereon; that this map was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, seal and registration number this 10TH day of NOVEMBER, 2025.

Barry H. Oakes, PLS L-3061

NORTH CAROLINA PROFESSIONAL SEAL L-3061 LAND SURVEYOR BARRY H. OAKES

Certification

This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

Barry H. Oakes, PLS L-3061

NOTE:
This plat is subject to all easements, agreements, and rights-of-way of record prior to the date of this plat.

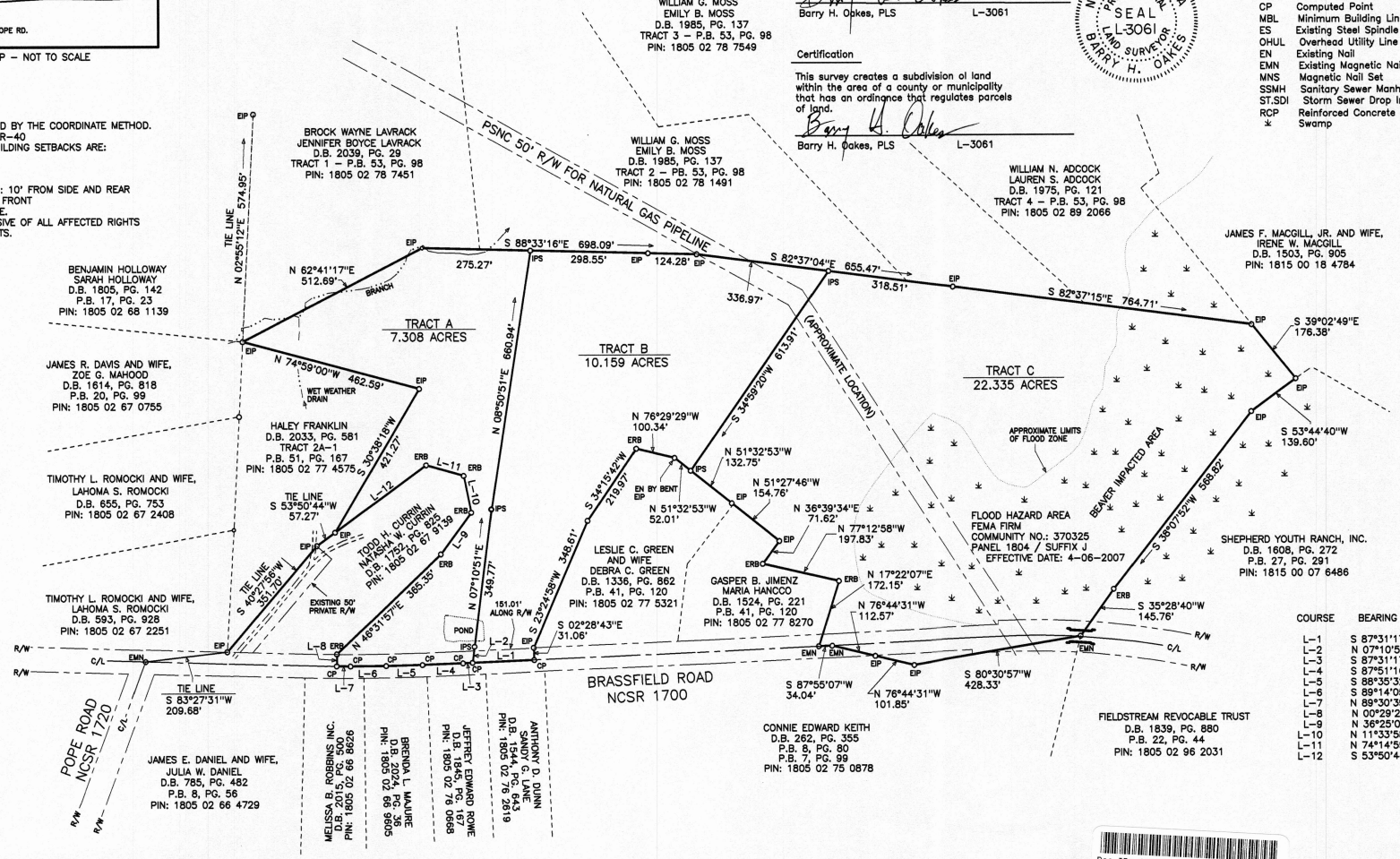
LEGEND

EIP	Existing Iron Pipe
IPS	Iron Pipe or Pin Set
ERB	Existing Rebar
NIS	New Iron Spike
R/W	Right-of-Way
EPK	Existing PK Nail
PKS	New PK Nail
ECM	Exist. Concrete Mon.
PP	Power Pole
CP	Computed Point
MBL	Minimum Building Line
ES	Existing Steel Spindle
OHUL	Overhead Utility Line
EN	Existing Nail
EMN	Existing Magnetic Nail
MNS	Magnetic Nail Set
SSMH	Sanitary Sewer Manhole
ST.SDI	Storm Sewer Drop Inlet
RCP	Reinforced Concrete Pipe
✱	Swamp

NORTH REFERENCED TO PLAT BOOK 27, PAGE 291

NOTES:

1. AREAS WERE COMPUTED BY THE COORDINATE METHOD.
2. PROPERTY IS ZONED AR-40
3. MINIMUM REQUIRED BUILDING SETBACKS ARE:
   FRONT – 50'
   SIDE = 15'
   REAR = 25'
   ACCESSORY BUILDINGS: 10' FROM SIDE AND REAR AND NOT BEYOND THE FRONT CORNER OF THE HOUSE.
4. ALL AREAS ARE INCLUSIVE OF ALL AFFECTED RIGHTS OF WAY AND EASEMENTS.



COURSE	BEARING	DISTANCE
L-1	S 87°31'17"W	156.14'
L-2	N 07°10'51"E	40.84'
L-3	S 87°31'17"W	24.24'
L-4	S 87°51'16"W	103.47'
L-5	S 88°35'32"W	92.68'
L-6	S 89°14'05"W	89.75'
L-7	N 89°30'39"W	35.04'
L-8	N 00°29'21"E	30.32'
L-9	N 36°25'05"E	131.10'
L-10	N 11°33'58"W	95.22'
L-11	N 74°14'59"W	99.29'
L-12	S 53°50'44"W	286.95'

NOTICE TO LOT OWNERS– LOCAL STORM WATER MANAGEMENT REGULATIONS APPLY IN THE FALLS LAKE WATERSHED. RESIDENTIAL LAND DISTURBANCE OF 1/2 ACRE OR MORE AND NON-RESIDENTIAL LAND DISTURBANCE OF 12,000 SQ.FT. OR MORE REQUIRE SUBMITTAL OF A STORM WATER PLAN FOR COMPLIANCE AND APPLICABLE STANDARDS TO GRANVILLE COUNTY. LOT OWNERS SEEKING BUILDING PERMITS FOR LAND DISTURBANCES EXCEEDING THESE THRESHOLDS MUST SUBMIT A STORM WATER PLAN.
PROPERTY IS ALSO LOCATED WITHIN A WS-IV-GW PUBLIC WATERSHED AREA.

PLEASE CONTACT THE GRANVILLE COUNTY PLANNING DEPARTMENT BEFORE ANY LAND DISTURBING ACTIVITY IS INITIATED.

SEE CURRIN PROPERTY PHASE 2 STORMWATER APPROVAL

Barry H. Oakes Surveying, P.A.
6650 Sidney Cottrell Road
P.O. Box 2059
Oxford, North Carolina 27565
Tel.# (919) 693-3260
Email: bhospa@gmail.com
C-1581

State of North Carolina
County of GRANVILLE
I, Angela D. Blount, Review Officer of GRANVILLE County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording.

2-13-2026
Review Officer

OWNER(s) CERTIFICATION

I hereby certify that I am (we are) the owner(s) of the property shown and described hereon which was conveyed to me by deed recorded in the Granville County Register of Deeds Office in Book 1929 Page 864, and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building lines, and dedicate all alleys, walks, easements, parks, roads, streets and open spaces to the public or private use as noted. Further I (we) certify that the land as shown hereon is within the Subdivision Regulation Jurisdiction of Granville County, North Carolina.

2/12/26
Owner Date

2/12/26
Owner Date

Doc ID: 003992760001 Type: CRP
Recorded: 02/13/2026 at 09:53:29 AM
Fee Amt: $21.00 Page 1 of 1
Granville County, NC
Kathy M. Taylor Reg of Deeds
BK 55 PG 190

SURVEY FOR AND PROPERTY OF:

TODD HENLEY CURRIN AND WIFE, NATASHA WALLEN CURRIN

BRASSFIELD TOWNSHIP, GRANVILLE COUNTY, NORTH CAROLINA

DATE: NOVEMBER 10, 2025 SCALE: 1" = 200' FILE NO.: 25-070

0 100 200 400 600