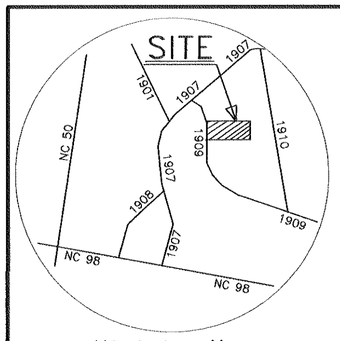


Vicinity Map
(Not to Scale)

LEGEND

EIP	– EXISTING IRON PIN
NIP	– NEW IRON PIN
ECM	– EXISTING CONCRETE MONUMENT
CM	– CONCRETE MONUMENT
EPKN	– EXISTING PK NAIL
PKN	– PK NAIL
R/W	– RIGHT OF WAY
CL	– CENTERLINE
CP	– COMPUTED POINT
DB	– DEED BOOK
P	– PAGE
BM	– BOOK OF MAPS
PP	– POWER POLE
TP	– TELEPHONE PEDESTAL
RRS	– RAILROAD SPIKE
ERRS	– EXISTING RAILROAD SPIKE
⊕	– CENTER LINE OF ROAD
—E—	DENOTES OVERHEAD ELECTRIC LINES

NOTES:

THE PROPERTY SHOWN HEREON IS SUBJECT TO NCDOT R/W ALONG SR 1909.

ALL DISTANCES SHOWN ARE HORIZONTAL MEASUREMENTS UNLESS OTHERWISE NOTED.

THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL EASEMENTS, AGREEMENTS, AND RIGHTS OF WAY ON RECORD PRIOR TO THE DATE OF THIS PLAT.

AREAS COMPUTED BY COORDINATE METHOD.

ABUTTING OWNERS TAKEN FROM WAKE COUNTY GIS RECORDS.

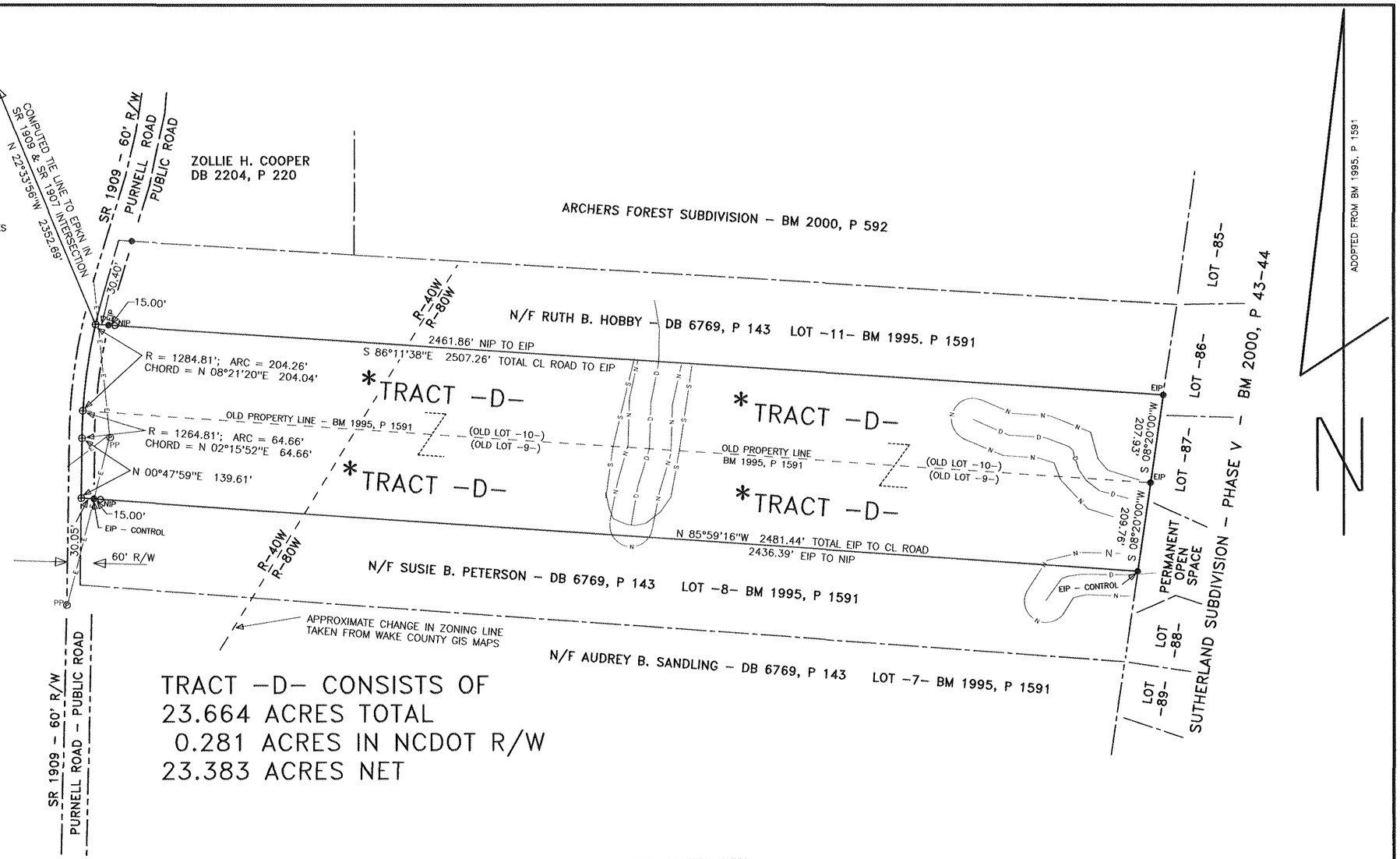
SURVEYOR DOES NOT CERTIFY TO THE EXISTENCE OR NON-EXISTENCE OF UNDERGROUND UTILITIES ON THIS PROPERTY.

THERE ARE NO KNOWN NCGS CONTROL MONUMENTS WITHIN NORMAL TIE DISTANCES.

—S— DENOTES APPROXIMATE LIMITS OF FLOOD HAZARD SOILS AS TAKEN FROM WAKE COUNTY GIS MAPS.

—D— DENOTES APPROXIMATE LOCATION OF PERINEAL (BLUE LINE) STREAMS/DRAINS AS TAKEN FROM WAKE COUNTY GIS MAPS. EXACT LOCATIONS MAY NEED TO BE FIELD DETERMINED PRIOR TO ANY DEVELOPMENT IN AFFECTED AREAS.

—N— DENOTES APPROXIMATE LIMITS OF NEUSE RIVER RIPRIAN BUFFERS BASED ON STREAM/DRAIN LOCATIONS TAKEN FROM WAKE COUNTY GIS MAPS. EXACT LOCATIONS OF NEUSE RIVER BUFFERS & DRAINAGEWAY BUFFERS MAY NEED TO BE FIELD DETERMINED PRIOR TO ANY DEVELOPMENT IN AFFECTED AREAS.



TRACT –D– CONSISTS OF
23.664 ACRES TOTAL
0.281 ACRES IN NCDOT R/W
23.383 ACRES NET

I, Celena Everette
SUBDIVISION ADMINISTRATOR/REVIEW OFFICER OF WAKE COUNTY CERTIFY THAT THIS PLAT DOES NOT CREATE A SUBDIVISION SUBJECT TO THE WAKE COUNTY SUBDIVISION ORDINANCE, AND THAT IT MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

5/12/04 Celena Everette
DATE SUBDIVISION ADMINISTRATOR/REVIEW OFFICER

APPROVAL EXPIRES IF NOT RECORDED ON OR BEFORE 5/27/04

THERE SHALL BE NO FILLING OR THE ERECTION OF PERMANENT STRUCTURES IN THE AREAS OF WAKE COUNTY FLOOD HAZARD SOILS OR FEDERAL EMERGENCY MANAGEMENT AGENCY (FEMA) 100 YEAR FLOOD ZONES UNTIL A FLOOD STUDY IS APPROVED BY WAKE COUNTY AND/OR FEMA.
BEFORE ACQUIRING A BUILDING PERMIT FOR LOTS MARKED WITH AN *, (ASTERICK) THE BUILDER MAY NEED TO OBTAIN A FLOOD HAZARD USE PERMIT FROM WAKE COUNTY ENVIRONMENTAL SERVICES. THE BUILDER'S ENGINEER, ARCHITECT, AND/OR SURVEYOR (AS APPROPRIATE) MUST CERTIFY THAT ALL FLOOD HAZARD REQUIREMENTS ARE MET.

RECOMBINATION NOTES:
TRACT –D– HEREON IS COMPOSED OF THE JOSEPH M. BAILEY PROPERTY AS RECORDED IN DB 7164, P 092 & BM 1995, P 1591 (AS LOT –10–) (PIN #1802891419); AND THE MAMIE B. ROGERS PROPERTY AS RECORDED IN DB 6769, P 143 & BM 1995, P 1591 (LOT –9–) (PIN #1802890297).

NOTE:
THIS PLAT DOES NOT REPRESENT A CURRENT SURVEY. THIS PLAT WAS PREPARED FROM A PREVIOUS SURVEY BY JAMES O. MURPHY, PLS L–2253 ENTITLED "PROPERTY DIVISION FOR E. Y. BAILEY HEIRS" DATED 9–25–95 AND RECORDED IN BM 1995, P 1591.

NORTH CAROLINA, FRANKLIN COUNTY

I, JAMES O. MURPHY, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 7164, PAGE 92, ETC.) (OTHER); THAT BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN REFERENCES LISTED HEREON; 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 9 DAY OF APRIL, 2004.

NORTH CAROLINA PROFESSIONAL SEAL L–2253 LAND SURVEYOR JAMES O. MURPHY

James O. Murphy
SURVEYOR
PE 4884, PLS L–2253

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

James O. Murphy 4-09-04
JAMES O. MURPHY, PE 4884, PLS L–2253 DATE

FILED FOR REGISTRATION

DATE _____
LAURA M. RIDDICK
REGISTER OF DEEDS
WAKE COUNTY

BY _____
ASST/DEPUTY

TIME _____

WAKE COUNTY, NC 290
LAURA M RIDDICK
REGISTER OF DEEDS
PRESENTED & RECORDED ON
05/13/2004 AT 12:52:47

BOOK:BM2004 PAGE:00824

RECORDED IN BOOK OF MAPS 2004, PAGE 824

RECOMBINATION PLAT FOR

JOSEPH M. BAILEY

(Present Owner – Joseph M. Bailey [DB 7164, P 092] & Mamie B. Rogers [DB 6769, P 143])
NEW LIGHT TOWNSHIP, WAKE COUNTY, NORTH CAROLINA

Scale: 1" = 200'

200 0 200 400 600
GRAPHIC SCALE – FEET

Date: APRIL 09, 2004

PIN #1802890297 (OLD LOT –9–)
PIN #1802891419 (OLD LOT –10–)

ZONING IS "R–40W & R–80W)

Surveyed & Mapped By
JAMES O. MURPHY, PE 4884, PLS L–2253
Telephone (919) 556–2058
P. O. Box 220, Youngsville, N. C. 27596

DRAWING #04–16 FB 53, P 75

S-210-04