

LEGEND

POB Point of Beginning

- New Iron Set
- Iron Pin Found
- Wooden Bollard
- Found Stone
- ▲ Found Stake and Stone
- ▲ Cotton Spindle Set
- NC DOT MONUMENT
- Property Lines
- Fence Line
- Centerline of Road
- Edge of Asphalt
- Woodline
- Edge of Concrete
- Overhead Electric

CERTIFICATE OF OWNERSHIP and DEDICATION I (we) certify that I am (we are) the owner (owners) or agent of the property shown and described hereon, that I (we) adopt this subdivision plan with my (our) free consent, establish the minimum building setbacks, and dedicate streets, alleys, walks, parks, and other sites and easements to public or private use as noted

Date

James Lonnie Peacock
Owner / Owners' Agent

SUBDIVISION ADMINISTRATOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS RECORD PLAT HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF FOUR OAKS, NORTH CAROLINA, AND THAT THIS PLAT HAS BEEN APPROVED BY THE BOARD OF COMMISSIONERS OF THE TOWN OF FOUR OAKS FOR RECORDING IN THE REGISTER OF DEEDS OF JOHNSTON COUNTY.

N/A

DATE SUBDIVISION ADMINISTRATOR

DATE FOUR OAKS MAYOR

REVIEW OFFICER'S CERTIFICATE

STATE OF NORTH CAROLINA
COUNTY OF JOHNSTON

I, COUNTY CLERK OF JOHNSTON COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE REVIEW OFFICER

JOHNSTON COUNTY REGISTER OF DEEDS

STATE OF NORTH CAROLINA, JOHNSTON COUNTY

THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION AND RECORDING THIS DAY OF 20 AT

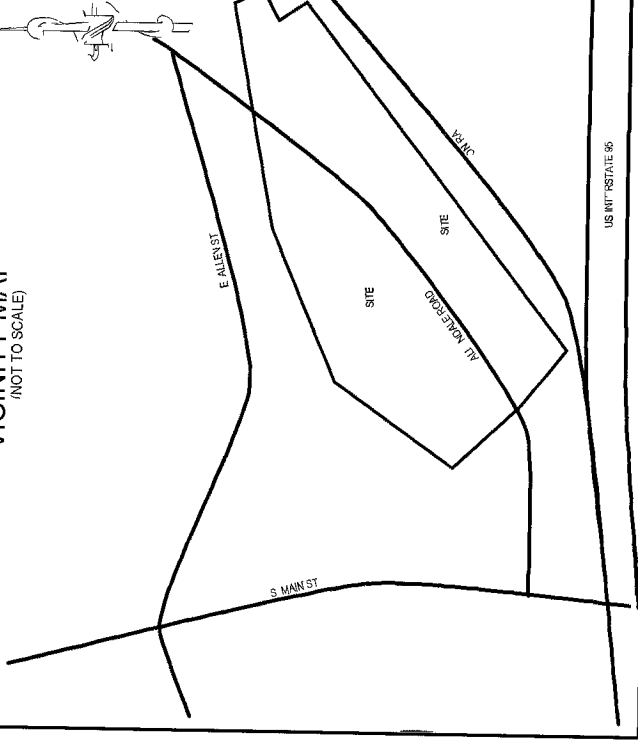
BY ASST REG OF DEEDS

BY ASST REG OF DEEDS

SITE DATA
AREAS INCLUDES RIW
NC PID# 08021001
TOTAL AREA= 6.63 ACRES
LOT 1 AREA= 3.61 ACRES
LOT 2 AREA= 3.12 ACRES
PLAT BK 41, PG 103

VICINITY MAP

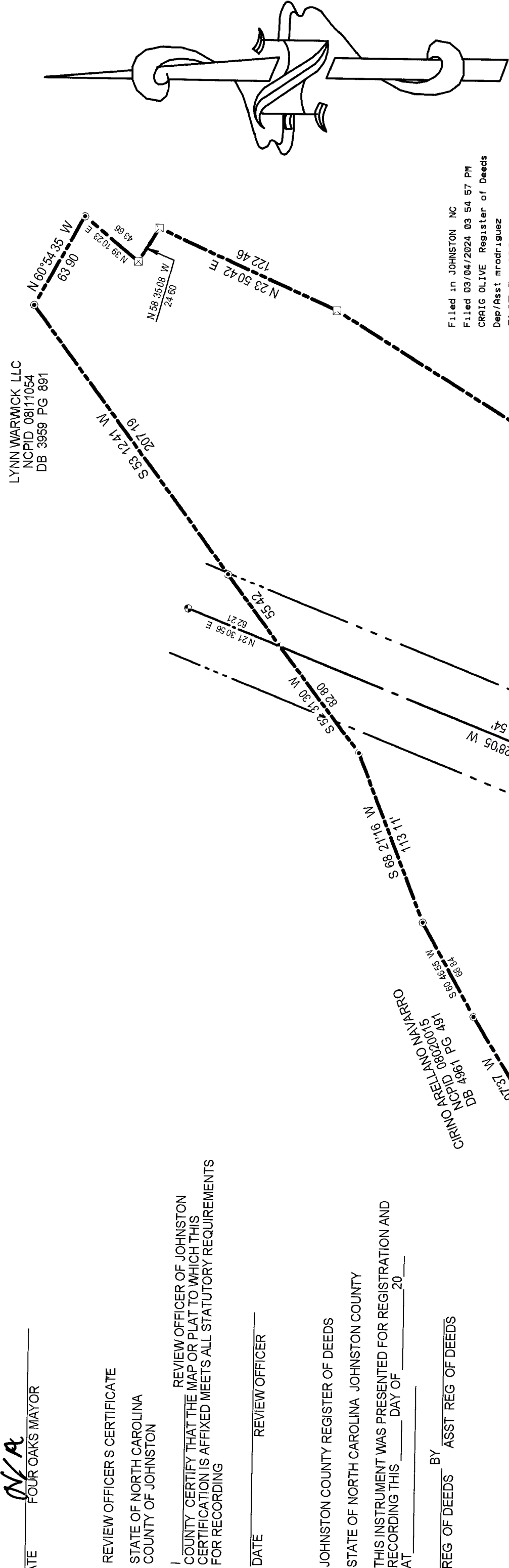
(NOT TO SCALE)



NOTES

- 1 All EIS and EIPs are "Control Corners"
- 2 No NCGS Monuments found within 2000' of the Property
- 3 All bearings are referenced to Deed Bk 3212, Pg 490, all distances are horizontal
- 4 Deed references as noted on map

LYNN WARWICK, LLC
NCPID 0811054
DB 3959 PG 891



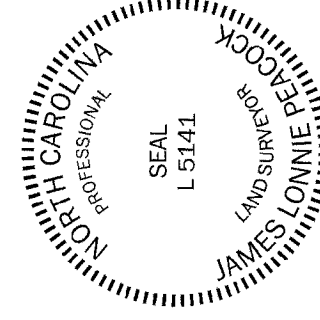
Filed in JOHNSTON, NC
Filed 03/04/2024 03:54:57 PM
CRIG OLIVE, Register of Deeds
Dep/Asst mrodriguez
PLAT B 100 P 266

CERTIFICATE OF SURVEY AND ACCURACY

I, JAMES LONNIE PEACOCK, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM A DEED DESCRIPTION RECORDED IN BOOK 3212, PAGE 490, PLAT RECORDED IN BOOK 41, PAGE 103, OR OTHER, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN DEED/PLAT BOOK 41, PAGE 103, THAT THE RATIO OF PRECISION AS CALCULATED IS 1:100000. THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 28 DAY OF FEBRUARY, A.D. 2024.

James Lonnie Peacock
SURVEYOR

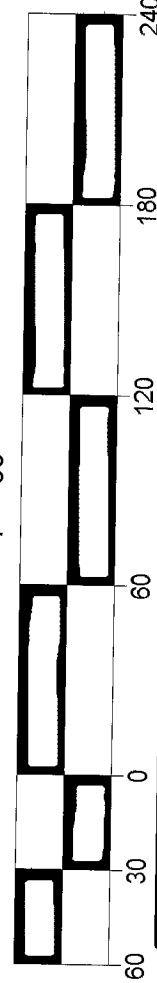
L 5141
LICENSE NUMBER



I, JAMES LONNIE PEACOCK, PROFESSIONAL LAND SURVEYOR, CERTIFY THAT THE SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND OR ONE OR MORE EXISTING EASEMENTS AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

James Lonnie Peacock
JAMES LONNIE PEACOCK, PLS L 5141

1" = 60'



SURVEY OF		BOUNDARY SURVEY FOR	
		S & B REALESTATE VENTURES, LLC	
		ALLENDALE ROAD, FOUR OAKS, N.C. 27524	
TOWNSHIP		INGRAMS	
COUNTY		JOHNSTON	
CITY OR TOWN LIMIT		TOWN OF FOUR OAKS	
ZONED		R 6	
		NCPID # 08021001	
OWNER		S&B REAL ESTATE VENTURE, LLC	
		P.O. BOX 760	
		FOUR OAKS, NC 27524	

CERTIFICATE OF FLOODWAY INFORMATION
PROPERTY SHOWN HEREON AND IS NOT LOCATED IN A FEMA DESIGNATED FLOOD ZONE

FLOOD HAZARD PANEL NO. 3720166000K

EFFECTIVE DATE 06/20/2018

DATE *James Lonnie Peacock* SURVEYOR

ON THE LEVEL
LAND SURVEYING, PLLC.

JAMES LONNIE PEACOCK, PLS
NC Reg. Land Surveyor No. L-5141
1646 DENNING RD, BENSON, N.C. 27504
TELEPHONE 919-422-3580

SCALE 1" = 60' FEET