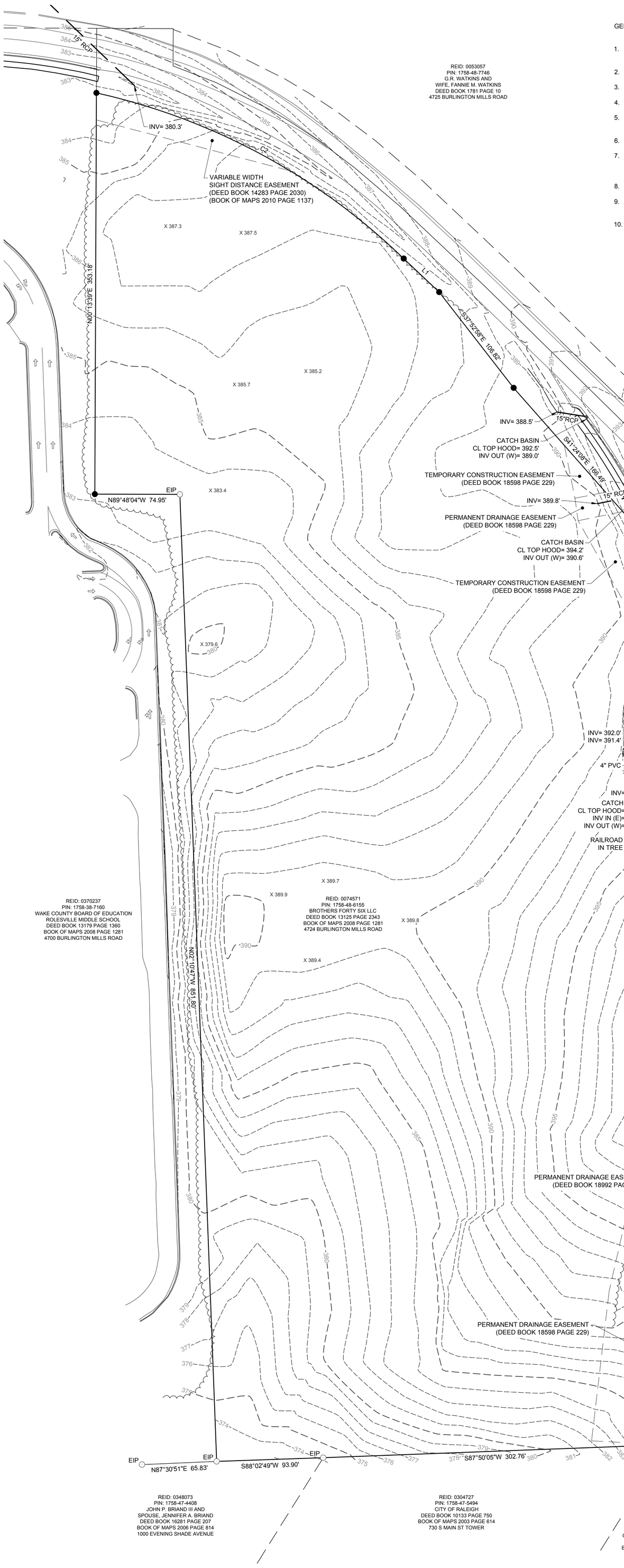
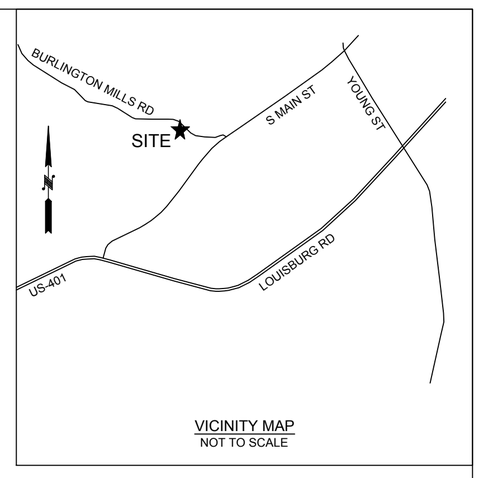


GENERAL NOTES:

1. THE PURPOSE OF THIS SURVEY IS TO DEPICT THE EXISTING PLANIMETRIC AND TOPOGRAPHIC FEATURES AS SHOWN HEREON.
2. SURVEY OF INDIVIDUAL TREES WAS NOT PART OF THIS SURVEY.
3. HORIZONTAL AND VERTICAL CONTROL WAS ESTABLISHED BY RTK GPS.
4. NO SUBSURFACE UTILITIES WERE LOCATED EXCEPT STORM AS NOTED HEREON.
5. SUBJECT PROPERTY IS NOT LOCATED IN A DESIGNATED FLOOD HAZARD AREA ACCORDING TO FEMA F.I.R.M. #3720175800K, REVISED JULY 19, 2022.
6. NO NGS OR NCGS MONUMENTS WERE RECOVERED WITHIN 2000' OF THE SURVEYED PROPERTY.
7. THE EXISTING BOUNDARIES AND RIGHT OF WAY AS SHOWN WERE COMPILED BY USING THE EXISTING PROPERTY CORNERS RECOVERED AND BY USING CURRENT DEED AND PLAT REFERENCES. THE PARCELS AS DRAWN ARE NOT CONSIDERED TO BE BOUNDARY SURVEYS AND SHOULD NOT BE USED AS SUCH.
8. ALL DISTANCES SHOWN HEREON THIS EXHIBIT ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
9. THE INFORMATION CONTAINED HEREON IS SUBJECT TO THE FINDINGS OF A COMPLETE AND ACCURATE OPINION OF TITLE, AND TO THOSE EXCEPTIONS AND EASEMENTS OF RECORD, IF ANY, NOTED THEREON.
10. NC GRID COORDINATES AS SHOWN WERE DERIVED BY USING THE NC RTK NETWORK USING A LEICA GS18 T GPS UNIT. THE HORIZONTAL DATUM IS NC GRID (NAD83/2011). THE VERTICAL DATUM IS NAVD88. THE COORDINATES AS SHOWN ARE ACTUAL GROUND COORDINATES EXPRESSED IN US SURVEY FEET. COORDINATE VALUES HAVE A POSITIONAL ACCURACY OF 0.04 FEET. THE COORDINATES AS SHOWN WERE LOCALIZED OR SCALED AROUND CONTROL POINT #1000, HAVING A NORTHING OF 787,870.931' AND AN EASTING OF 2,154,974.856'. THE PROJECT COMBINED FACTOR IS 0.99992505.



VICINITY MAP
NOT TO SCALE

CURVE	LENGTH	RADIUS	CHORD
C1	504.59'	610.00'	S25°06'27"E 490.33'
C2	311.36'	567.00'	S61°41'13"E 307.46'

LINE	BEARING	DIST
L1	S46°37'46"E	42.97'
L2	S25°56'35"E	12.50'
L3	S01°15'17"E	45.95'

LEGEND

- SURVEY CONTROL POINT
- EXISTING IRON PIPE OR BAR
- COMPUTED POINT
- RAILROAD SPIKE
- PROPERTY LINE SURVEYED
- ADJOINER LINE SURVEYED
- ADJOINER LINE NOT SURVEYED
- EXISTING EASEMENT

0 50 100

SURVEY CERTIFICATE:

I CHRISTOPHER W. KNOX, PROFESSIONAL LAND SURVEYOR, CERTIFY THAT THIS TOPOGRAPHIC AND EXISTING CONDITIONS SURVEY WAS COMPLETED UNDER MY DIRECT RESPONSIBILITY FROM AN ACTUAL GROUND SURVEY MADE UNDER MY SUPERVISION (DEED REFERENCES AS SHOWN ON PLAT); THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1: 10000 + (CLASS A) AND THAT THE GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) WAS USED TO PERFORM A PORTION OF THIS SURVEY. THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

CLASS OF SURVEY: CLASS A
POSITIONAL ACCURACY: 0.04'
TYPE OF GPS PROCEDURE: NC REAL TIME KINEMATIC NETWORK
DATE OF SURVEY: APRIL 10, 2025
DATUM/EPOCH: NAD 83(2011) EPOCH 2010.00
PUBLISHED FIXED CONTROL: NC GEODETIC SURVEY RTK NETWORK
GEOID MODEL: GEOID 12B
COMBINED GRID FACTOR: 0.99992505
UNITS: U.S. SURVEY FEET

THIS PLAT MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1603). WITNESS MY ORIGINAL SIGNATURE, LICENSE # AND SEAL.

NORTH CAROLINA PROFESSIONAL SEAL L-5679 LAND SURVEYOR CHRISTOPHER W. KNOX

CHRISTOPHER W. KNOX — L-5679 REGISTRATION NO. — 05/05/2025 DATE

PROJECT	XLAND25001
DATE	APRIL 23, 2025
DRAWING SCALE	1"=50'
DRAWN BY	B. RICHARDS
APPROVED BY	C. KNOX
SHEET	1 OF 1

DATE	NO.	REVISIONS	BY

TOPOGRAPHIC SURVEY
OF
BROTHERS FORTY SIX LLC, BURLINGTON MILLS ROAD
AND A PORTION OF
WALLBROOK LANDCO, LLC
FOR
CROSLAND SOUTHEAST
WAKE FOREST TOWNSHIP ~ WAKE COUNTY ~ NORTH CAROLINA

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