SURVEY FOR:
C.L. BYRD

LOTS 1 & 2 DESCRIBED IN,
DEED BOOK 1375, PAGE 934
PIN: 0039-01004
HENDERSON TOWNSHIP
VANCE COUNTY, NORTH CAROLINA
ADDRESS: 1211 VALLEY VIEW DR.

NOTES
1. AREA BY COORDINATE CALCULATION.
2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAYS OF RECORD PRIOR TO THE DATE OF THIS SURVEY.
3. NO GRID MONUMENTS FOUND WITHIN 2000' OF PROPERTY.

THIS PROPERTY IS NOT LOCATED IN A F.E.M.A. 100 YEAR FLOOD HAZARD AREA. REFERENCE: F.E.M.A. COMMUNITY PANEL NO. 3720196200K
EFFECTIVE DATE: 12/6/2019

LEGEND
- ● EIP = EXISTING IRON PIPE
- ● ECM = EXISTING CONC. MONUMENT
- ● PKS = PK NAIL SET IN ROAD
- ○ CP = CALCULATED POINT (NOT FOUND OR SET)
- N/F = NOW OR FORMERLY
- R/W = RIGHT-OF-WAY
- (T) = TELEPHONE PEDESTAL
- (MH) = MANHOLE COVER
- = POWER POLE
- OHE = OVERHEAD ELECTRIC
- = WOOD FENCE

N/F HENDERSON COUNTRY CLUB, INC. D.B. 449, PG. 702

(D.B. 1375, PG. 934)

N39°16'15"E 271.96'

1/2"EIP

S15°31'51"E 207.45'

CONCRETE DRIVEWAY

1
37,411 SQFT
0.86 ACRES

STONE WALKWAY

COVERED WOOD DECK

OPEN STOOP

CONCRETE DRIVEWAY

WOOD DECK

1 STORY FRAMED DWELLING

HOT TUB

CONCRETE RAMP TO BASEMENT

18" PIPE

N/F HENDERSON COUNTRY CLUB, INC. D.B. 449, PG. 702

N16°12'45"W 102.57'

SANITARY SEWER LINES (OWNERSHIP AND EASEMENTS UNKNOWN)

WOOD BRIDGE

DITCH CENTERLINE

S42°53'10"W 83.68'

S15°36'00"E 129.88'

VALLEY VIEW DR
PUBLIC R/W
(D.B. 1375, PG. 934)

S71°23'38"W 149.94'

SHED

N16°20'06"W 91.36'

2
21,414 SQFT
0.49 ACRES

S19°11'48"E
5.50' (TIE)

S70°59'50"W 220.29'

N/F HUNTER C. ROBERTSON D.B. 1354, PG. 214

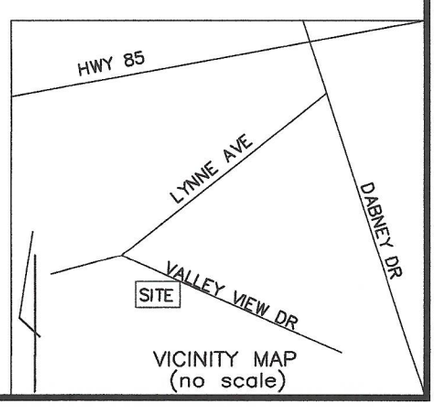
I, Herbert H. Proctor Jr., Professional Surveyor certify that this survey complies with the North Carolina Standards of Practice for Surveying Section 1851; that this is a class A survey, meeting the criteria of precision greater than 1:10,000, that conventional field procedure with D.B. 1375, Page 934 was utilized; that all units are U.S. Survey Feet unless otherwise stated; that all distances are horizontal ground distances unless otherwise stated. Any easements, gaps, overlaps or encroachments are shown on this survey; that areas were computed by coordinate method. This survey is not to be recorded without written permission from the surveyor. This map remains the property of the surveyor and is to be used only for the conveyance of this lot by the person (s) shown on this map.

Witness my original signature, registration number and seal this 3rd day of December 2021 A.D.
Surveyor: Herbert H. Proctor Jr. License # L-3621

NORTH CAROLINA PROFESSIONAL SEAL L-3621 LAND SURVEYOR HERBERT H. PROCTOR JR.

REFERENCES
1. D.B. 1375, PG. 934
2. ALL DEEDS AND MAPS WITH ADJOINERS
3. VANCE COUNTY GIS.
4. P.B. Z, PG. 8

GRAPHIC SCALE
40 0 20 40
(IN FEET)
1 inch = 40 ft.



VICINITY MAP
(no scale)

STEWART-PROCTOR
ENGINEERING and SURVEYING
319 CHAPANOKE ROAD, SUITE 106
RALEIGH, NC 27603 (LICENSE # P-0148)
TEL. 919 779-1855 FAX 919 779-1661

DATE 12/3/21	DRAWING
SCALE 1"=40'	VALLEY VIEW DR 1211