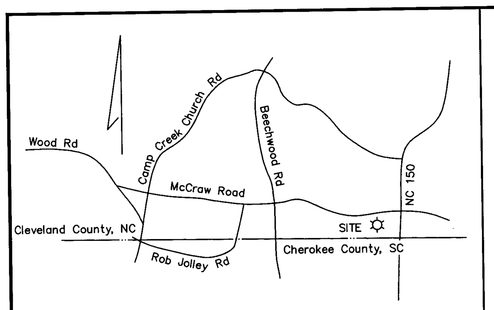
BK 41 PG 109



LOCATION MAP (NOT TO SCALE)

CERTIFICATE OF APPROVAL

I HEREBY CERTIFY THAT THE MINOR SUBDIVSION SHOWN ON THIS PLAT IS IN ALL RESPECTS IN COMPLIANCE WITH THE CLEVELAND COUNTY DEVELOPMENT ORDINANCE, AND THAT THIS PLAT HAS BEEN APPROVED BY THE ADMINISTRATOR, SUBJECT TO IT BEING RECORDED WITH THE CLEVELAND COUNTY REGISTER OF DEEDS.

3-15-19 DATE — ADMINISTRATOR

REVIEW OFFICER

I, JAN DEVINEY REVIEW OFFICER OF CLEVELAND COUNTY CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL THE STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER — 3-15-19 DATE

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Doc No: 200024038
Recorded: 03/15/2019 11:48:59 AM
Fee Amt: $21.00 Page 1 of 1
Cleveland County North Carolina
Betsy S. Harnage, Register of Deeds
BK 41 PG 109 - 109 (1)

STATE PLANE COORDINATES
N 531721.38'
E 1199314.95'

SPIKE(F)

1568' TO INTERSECTION OF HWY 150

L8 — N 71°21'53" E 305.38' — NAIL(F) — L5 — L4 — L3 — L2 — L1

1-1/4" I.PIPE(F)

IPS @ 1131.72'

IPS @ 35.00'

IPS @ 1300.27'

IPS @ 41.54'

McCRAW ROAD
60' R/W PER PB 30 PG 114

PARCEL ID 60568
DB 1541 PG 2308

GREGORY & JANET POSTON

L6 — L7

GREGORY & JANET POSTON
PARCEL ID 60585
DB 1541 PG 2310

NC GRID (NAD 83)

CYNTHIA HARRIS
VICKIE JONES
PARCEL ID 216
DB 1425 PG 1076

1169.49' — 1236.98' — 1335.27' — 1157.07'

CHRISTINA HOLT
PARCEL ID 215
DB 1249 766

① 7.90 ACRES
0.21 AC IN ROAD R/W

② 8.45 ACRES
0.21 AC IN ROAD R/W

③ 9.57 ACRES
0.22 AC IN ROAD R/W

WILLIAM & BETTY COOPER
PARCEL ID 444
DB 19 G PG 307

N06°08'49"E — S05°19'02"W — N04°45'22"E — S06°00'21"W

IPF @ 268.47'

CLARA CRAWLY
PARCEL ID 53127
DB 1249 PG 481

STATE LINE — NC / SC

1" I.PIPE(F)

N84°59'20"W 295.16' — N84°59'21"W 292.96' — N84°59'21"W 290.50'

1" I.PIN(F)

NOTES:

(S) DENOTES OBJECT SET
(F) DENOTES OBJECT FOUND

PROPERTY SUBJECT TO ANY VALID AND ENFORCEABLE EASEMENTS, AND THOSE SHOWN, IF ANY, SHOULD BE INDEPENDENTLY VERIFIED. NO TITLE OPINION HAS BEEN PROVIDED TO THE SURVEYOR.

NAMES AND DEED REFERENCES SHOWN ARE FOR DESCRIPTIVE PURPOSES ONLY, NOT TO BE USED FOR DETERMINING TITLE.

WATER BOUNDARIES ARE SUBJECT TO CHANGE BY NATURAL CAUSES AND MAY EFFECT AREA AND LIMIT OF TITLE.

ALL RIGHT OF WAYS OR EASEMENT WIDTHS SHOULD BE VERIFIED FOR ACCURACY BY THE COMPANY, AGENCY, OR PUBLIC DEPARTMENT RESPONSIBLE FOR ACQUIRING, MAINTAINING, AND EXISTENCE OF THE EASEMENTS SHOWN. THE WIDTHS SHOWN WERE ACQUIRED BY VARIOUS SOURCES AND ARE SUBJECT TO ERROR.

THIS SURVEY CREATES A SUBDIVISION OF PROPERTY IN AN AREA OF THE COUNTY HAVING AN ORDINANCE REGULATING PARCELS OF LAND WITH NO NEW ROADS CREATED.

MAG NAILS SET AT ALL CORNERS IN ROAD UNLESS OTHERWISE NOTED.

STATE PLANE COORDINATES DETERMINED BY OPUS

ALL LOTS SUBJECT TO CLEVELAND COUNTY, NC SETBACKS AND OTHER RESTRICTIONS.

LEGEND:

CM(F) – CONCRETE MONUMENT(F)
IPS – #4 REBAR(S)
MN(S) – MAGNETIC NAIL(S)
MN(F) – MAGNETIC NAIL(F)
☐ – TOP OF BANK
R/W – RIGHT OF WAY
P/L – PROPERTY LINE
C/L – CENTERLINE
– UTILITY POLE
○ – POINT NO MONUMENT
IPF – #4 REBAR(F)
P/O – PART OF

NOTE: IPS OR MN(S) AT ALL CORNERS UNLESS NOTED OTHERWISE.

CAROLYN & WAYNE CHILDERS
CHEROKEE CO. SC TAX ID# 675-00-00-020.000
DB 108 PG 2761

GRAPHIC SCALE
100 0 50 100 200 400
(IN FEET)
1 inch = 100 ft.

LINE TABLE		
LINE	BEARING	LENGTH
L1	N82°40'23"E	188.03'
L2	N78°50'11"E	98.81'
L3	N78°49'41"E	56.27'
L4	N75°58'33"E	136.19'
L5	N73°38'49"E	104.83'
L6	S05°57'15"W	300.22'
L7	S84°05'08"E	41.73'
L8	N71°21'53"E	46.21'

NORTH CAROLINA PROFESSIONAL SEAL L-3316 LAND SURVEYOR JAMES W. CAPPS

STATE OF NORTH CAROLINA

I certify that this map was drawn from an actual survey made under my supervision and was prepared in accordance with G.S. 47-30 as amended. The unadjusted ratio of precision is 1: 7500+.
Boundaries not surveyed if any are noted. Deed descriptions are recorded in Book 1487, Page 2232.

Witness my hand and seal this 31st day of JANUARY, 2019

JAMES W. CAPPS
Professional Land Surveyor
L-3316
License No.

BOUNDARY SURVEY FOR:

CHARLES LEE JONES

TOWNSHIP: NO. 1 — TAX I.D.: 218
COUNTY: CLEVELAND — STATE: NORTH CAROLINA
DATE: JANUARY 31, 2019 — JOB NO.: 0119115

REVISIONS

DATE	DESCRIPTION

CBS Surveying & Mapping Inc.
3610 UNION HIGHWAY PO BOX 578
GAFFNEY, SC 29342
(864) 489-5068
EMAIL: CBSSURVEYING@AOL.COM

INTERNET COPY

BK 41 PG 109