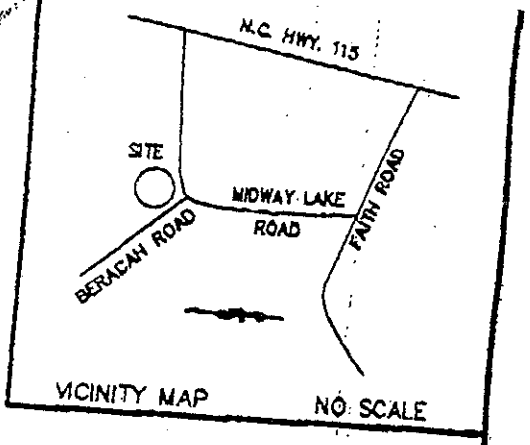
EASEMENT TO CORNELIUS ELECTRIC MEMBERSHIP CORPORTATION RECORDED IN DEED BOOK 192 PAGE 201.

PB. 20 PG. 84

ASEMENT TO WILLIAM WEAVER RECORDED IN DEED OOK 658 PAGE 179 DOES NOT AFFECT THIS PROPERTY.



(TIE ONLY) S 02°29'22" E 115.97'

(TIE ONLY) S 00°46'38" E 31.54'

OLD AXLE

1/2" PIPE

N 00°46'38" W 107.74'

(TIE ONLY) N 87°21'42" E 249.37'

2" PIPE

LOT 2
BILLY L ERWIN
939/389
953/2123

209.01'

S 87°21'32" W

LOT 1
0.78 AC.

80.00' R/W

MIDWAY LAKE ROAD (PAVED)

#4 REBAR SET

N 37°15'35" E 92.11'

35' SETBACK

R=530.24'

(CHORD BEARING) N 33°24'05" E 78.15'

L=78.22'

#4 REBAR SET

PK NAIL

(TIE ONLY) N 24°59'20" W 40.13'

DUKE POWER BOX

R/W

#4 REBAR SET

S 17°27'36" E 171.11'

L=97.24'

R=127.50'

(CHORD BEARING) S 39°18'32" E 94.90'

BERACAH ROAD (PAVED)

R/W

STONE ENTRANCE SIGN

Prive

Drive

Garage

Patio

Retaining wall

Tank ?

well

0' 25' 50' 100'

SCALE IN FEET

NOTES
THIS PROPERTY MAY BE SUBJECT TO ANY EASEMENTS AND/OR RIGHTS OF WAY OF RECORD.
ACREAGE COMPUTED BY THE COORDINATE METHOD.
UNDERGROUND POWER LOCATED IN R/W.

LEGEND
P.P. = POWER POLE
D = DUKE POWER TRANS.
E.I.P. = EXISTING IRON FOUND
I.P.S. = #4 REBAR SET
R/W = RIGHT-OF-WAY
W = WELL

BOUNDARY SURVEY

OF

LOT 1 BERACAH PLACE

CODDLE CREEK TWSP., IREDELL CO., N.C.

LAVERN C. & CAROLE A. HENSEL

SCALE 1" = 50'

SURVEYED BY:

FIELD BOOK: 119
FILE: SM-3094607

top line may be shorter