BIDR-2025-78761

ICHD - ENVIRONMENTAL HEALTH DIVISION

Statesville Office (704) 878-5305 x3456 Mooresville Office (704) 660-3625

SW PERMIT: OSWP - 2025-70374

SEPTIC: IMPROVEMENT PERMIT / AUTHORIZATION TO CONSTRUCT / OPERATION PERMIT / EXISTING SYSTEM

PIN # 4736-96-0827

APPLICANT/OWNER: CHELSEA D. LIPPARD APPLICANT ADDRESS: 123 LIPPARD HILL LANE, STATESVILLE, N.C. 28625

SITE ADDRESS: 123 LIPPARD HILL LANE, STATESVILLE, N.C. 28625 PHONE: 704-495-4739 ALT. PHONE —

SITE DIRECTIONS: (N) ON 115, (R) ON SOUTH CHIPLEY FORD, (R) ON NIXON, (R) ON LIPPARD HILL, LOT ON (L) SAP CONTROLLED: ☐ YES ☑ NO

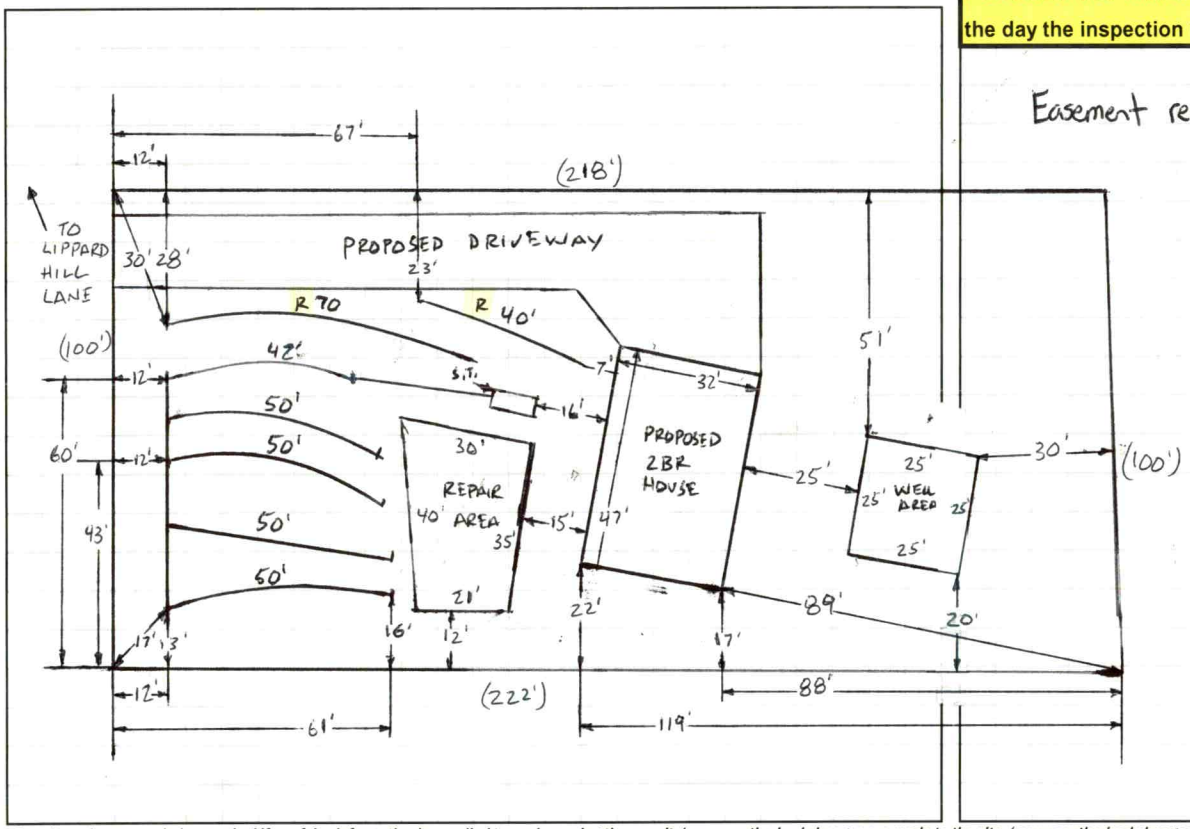
SUBDIVISION: ALENE G. LIPPARD PROPERTY SECTION: — LOT # 2 LOT AREA: 0.505AC DESIGN FLOW: 240 GPD L.T.A.R.(Initial): 0.25 L.T.A.R (Repair): 0.25

Septic Tank	1000	(gal)	STB	760	Date		☑ New System	☐ Repair	☐ Expansion	System Type: I (II) III IV V VI	☑ Residence	No. Bedrooms	2	Water Supply	
Pump Tank	—	(gal)	PT	—	Date	—	System Description:	25% REDUCTION			☐ Business	No. Persons	4	☑ Private	
Pump Make	—	Model	—		Serial #	—	Repair System Description:	50% REDUCTION - UPPBPS			☐ Other	No. Employees	—	☐ Public	
# Nitrification Fields	1	# Lines	5		Linear Ft	242 FT	Maintenance Agreement Required:	☐ YES	☑ NO		☐ Slab	☑ Crawl Space		☐ Community	
Trench Width	36 IN	*Max. Trench Depth(Initial)	30 IN		*Max. Trench Depth(Repair)	30 IN	Gravel Depth	—	☑ GRAVITY	☐ PRESSURE	☐ Basement w/plumbing			☐ Basement w/o plumbing	

* Measured on the downhill side of the trench Effluent Standard: ☑ DSE ☐ HSE ☐ TS-I ☐ TS-II ☐ RCW ☐ NSF/ANSI 40 Usable Depth to LC (Initial): 51 IN Usable Depth to LC (Repair): 51 IN *Limiting Condition*

Comments / Conditions: INSTALL ON CONTOUR, INSTALL ON 9FT CENTERS, UTILIZE SERIAL DISTRIBUTION, DO NOT SHALLOW UP

INITIAL SITE SKETCH



AS BUILT SKETCH

FOR SEPTIC FINAL INSPECTION CALL: 704-664-3703 between 8am-9am the day the inspection is needed. Be sure to speak with an inspector to confirm your time.

Easement recorded BK 3173 PG 316-323

1 IN = 40 FT
S.T. = SEPTIC TANK
R = REPAIR

Property must be marked before OP

See GPS for Line location

Permit can be suspended or revoked if any false information is supplied toward securing the permit / any unauthorized changes are made to the site / any unauthorized changes are made in the installation of the system. **CONTACT A LOCATOR SERVICE PRIOR TO ANY EXCAVATION**

☐ **IMPROVEMENT PERMIT** ***with plat*** *valid without expiration.* ☑ **IMPROVEMENT PERMIT** ***with site plan*** *valid for 60 mos.* ☑ **AUTHORIZATION TO CONSTRUCT** *valid for period equal to IMPROVEMENT PERMIT--not to exceed 60 mo.*

Owner / Applicant Signature: ONLINE SIGNATURE Date: — Installed by: TB Grading

IMPROVEMENT PERMIT by: Bryant C. White Date: 3-31-2025 OPERATION PERMIT by: Coy Hill Date: 11/5/25

AUTHORIZATION TO CONSTRUCT by: Bryant C. White Date: 3-31-2025 Existing System Inspected by: Date:

Item	Date	Initials
Drain Lines Checked		
Tanks Checked		
Pressure Manifold or Valve Box Checked		
Pressure Head Set		
Electrical Checked		
Floats Set		
Alarm Checked		
Maintenance Contract Needed? Y / N		
Comments:		

Repairs Only	
	State Code
Failing System Code	
Type of Distribution	G or P
Type of Failure/Malfunction	
Primary Cause of Failure/Malfunction	
Age of System? _____	
Initial or Repair? _____	

SOIL/SITE EVALUATION

(Continuation Sheet-Complete all field in full)

DEPARTMENT OF HEALTH AND HUMAN SERVICES
DIVISION OF PUBLIC HEALTH
ENVIRONMENTAL HEALTH SECTION
ON-SITE WATER PROTECTION BRANCH

PROPERTY ID #: 4736-96-0827
DATE OF EVALUATION: 3-4-2025
COUNTY: IREDELL

123 LIPPARD HILL LANE, STATESVILLE, N.C. 28625

PROFILE #	.0502 LANDSCAPE POSITION/ SLOPE %	HORIZON DEPTH (IN.)	SOIL MORPHOLOGY .0503 STRUCTURE/ TEXTURE	SOIL MORPHOLOGY .0503 CONSISTENCE/ MINERALOGY	OTHER PROFILE FACTORS .0504 SOIL WETNESS/ COLOR	OTHER PROFILE FACTORS .0506 SOIL DEPTH	OTHER PROFILE FACTORS .0507 SAPRO CLASS	OTHER PROFILE FACTORS .0508 RESTR HORIZ	.0509 PROFILE CLASS & LTAR*	.0503 SLOPE CORRECTION
1	~~HEAD~~ LINEAR SIDE 12%	0-6	FILL	MIXED	R/B MATRIX Y/B MOTS 2.5Y 6/6 20"-31" SAP INC COMMON 38"+	60"+	NA	NA	PS	
		6-36	C, ABK	FR, S, P, SEXP					.125	5"
		36-60	CL, WABK	FI, SS, SP, SEXP						
2	LINEAR SIDE 8%	0-8	PLOW	MIXED	R/B MATRIX SAP INC COMMON 40"+	53"+	NA	NA	PS	
		8-36	C, SBK	FR, S, P, SEXP						
		36-53	CL, WABK	FI, SS, SP, SEXP					[redacted]	3"
									.3	
3	~~HEAD LINEAR SIDE~~ 10%	0-9	PLOW	MIXED	R/B MATRIX 0"-32" Y/B MATRIX 32"-51" LITHO SAP INC COMMON	51"+	NA	NA	PS	
		9-32	C, SBK	FR, S, P, SEXP						4"
		32-51	CL, WABK	FR, SS, SP, SEXP					.3	
4	LINEAR SIDE 7%	0-10	PLOW	MIXED	R/B MATRIX SAP INC COMMON 48"+	52"+	NA	NA	PS	
		10-52	C, SBK	FR, S, P, SEXP						
									.3	2.5"

COMMENTS: INITIAL 25% REPAIR 50% 0.25 LTAR

SEE

GPS


4736-97-2618
1485
210
121
203
4736-97-0021
202
4736-96-6622
Property Corner
219
218
Fence Post
Drain line
2
100
4736-96-0827
100
Fence Post
Drain line
Drain line
Fence Post
Drain line
222
Property Corner
4736-86-4644
PB 85-9
1 inch = 40 feet

PERMIT SNAPSHOT REPORT OSWP-2025-70374 FOR IREDELL COUNTY

Permit Type	Environmental Health OSWP	**Project:**		**App Date:**	02/18/2025
Work Class:	EH Septic Permit	**District:**	Iredell County	**Exp Date:**	NOT AVAILABLE
Status:	In Progress	**Square Feet:**	0.00	**Completed:**	NOT COMPLETED
Valuation:	$0.00	**Assigned To:**	White, Bryant	**Approval Expire Date:**	

Description: per Leslie septic can be approved, Tessa is reviewing the parcel/survey.....building permit will need to be on hold until the survey is registered with the register of deeds.....IP - AC

Parcel: 4736863679.000 Main	**Address:** 123 Lippards Hill Ln Statesville, NC 28625 Main	**Zone:** R-20(Suburban Residential District)

Property Owner	Applicant/Authorized Agent
Alene Lippard	Chelsea D Lippard
Home: (704) 876-8689	123 Lippards Hill Lane
Mobile: (704) 876-2689	Statesville, NC 28625
	Home: (704) 495-4739
	Business: (704) 495-4739
	Mobile: (704) 495-4739

Permit Custom Fields

How is your site plan being submitted	Custom Site Plan	Septic Application/Permit Type	Authorization to Construct, Improvement Permit	Does the site contain any jurisdictional wetlands	No
Non-domestic Sewage Generated	No	Other Public Agency	No	All proposed structure dimensions	40' x 26"
What are the proposed structures	New Single-Family Residence - Stick Built	Type of New Single-Family Residence	Stick Built	Maximum Number of Bedrooms	~~3~~ 2
If other Addition/Structure, please explain		Number of Occupants	2	Foundation Type	Crawl Space Foundation
Residential/Business/Other	Residential	Number of Employees	0	Water Supply	New Well
Desired Septic System Type	Conventional (most common)	If other septic system type, please explain		Pump Make	
# of Nitrification Fields		Model		Serial #	
System Description		Repair System Description		Comments/Conditions	
Permit type(s)	Authorization to Construct	Front Setback	35	Back Setback	35
Left Setback	15	Right Setback	15	Is the structure or development in the floodplain	No
Is the property in a local historic district?	No	Is the property located downtown?	No	Additional Unique Setbacks Apply	No
Watershed	NOT IN A WATERSHED				

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Chelsea_Lippard_2/18/2025.jpg	02/18/2025 14:31	Lippard, Chelsea		Uploaded via CSS
address slip_v1.pdf	02/19/2025 8:27	Lippard, Chelsea	Available Online	
authorization_v1.pdf	02/19/2025 8:27	Lippard, Chelsea	Available Online	
CamScanner 02-18-2025 14.27_v1.pdf	02/19/2025 8:27	Lippard, Chelsea	Available Online	
survey_v1.pdf	02/19/2025 8:27	Lippard, Chelsea	Available Online	

Inspection Number	Status	Inspection Type	Request Date	Scheduled Start Date	Scheduled End Date	Actual Start Date	Actual End Date
2025-284799	Requested	OSWP Septic/Well Preliminary Site	02/21/2025	02/24/2025 0:00	02/24/2025 0:00		

PERMIT SNAPSHOT REPORT (OSWP-2025-70374)

Visit

Inspectors: Fleming, Latasha (Primary)

Checklist Item	Description	Passed	Comments
General Comments	Checklist item used to track general comments, not specific to any other checklist item	No	

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00041349	New Gravity System	$500.00	$500.00
	Iredell Zoning Permit Fee	$75.00	$75.00
	Iredell Zoning Tech Fee	$2.25	$2.25
	Total for Invoice INV-00041349	$577.25	$577.25
	Grand Total for Permit	**$577.25**	**$577.25**

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Completeness Check v.1		02/19/2025 8:29	02/19/2025 8:30
Confirm application complete v.1	Generic Action		02/19/2025 8:30
Zoning Review v.1		02/19/2025 10:45	02/20/2025 7:54
~~Floodplain Admin Overview v.1~~	Task		02/19/2025 10:45
Iredell County Zoning Approval v.1	Task	02/19/2025 10:45	02/19/2025 10:46
Issue Invoice v.1	Generic Action		02/19/2025 10:46
Fees Paid v.1	Generic Action		02/20/2025 7:54
Fees v.1		02/20/2025 7:54	02/20/2025 7:54
Issue Invoice v.1	Generic Action		02/20/2025 7:54
Fees Paid v.1	Generic Action		02/20/2025 7:54
Lot Readiness Verification v.1		02/21/2025 10:01	
OSWP Septic Preliminary Site Visit v.1	Inspection	02/21/2025 10:01	02/21/2025 10:01
OSWP Site Evaluation v.1	Inspection		
Issue Improvement Permit v.1			
Issue Invoice v.1	Generic Action		
Fees Paid v.1	Generic Action		
Issue Permit v.1	Generic Action		
Permit Completion Process v.1			
Authorization to Construct Permit v.1	Create Sub Permit		
Issue Authorization to Construct v.1	Generic Action		

IREDELL COUNTY HEALTH DEPARTMENT *ENVIRONMENTAL HEALTH DIVISION*:

SITE PLAN WORKSHEET

SEE THE "SAMPLE SITE PLAN" BELOW. *INCOMPLETE SITE PLANS WILL BE RETURNED TO YOU FOR COMPLETION AND MAY RESULT IN A DELAY IN THE ISSUANCE OF YOUR SEPTIC SYSTEM PERMIT!!!*

Place an (X) beside each item as you complete the site plan:

X **Property Line measurements are clearly identified…**

X **All proposed structures are indicated…**

SHOW:* *proposed house or business footprint, wells, water lines, patios, pools and decks, and any other item that will occupy space on the site

X **Front and side setbacks from property line…**

X **Preferred driveway location and configuration, preferred well location…**

X **Area you prefer your septic system to be placed…**

____ **North arrow, or other sufficient indicator of direction…**

Circle N/A on the following if appropriate:

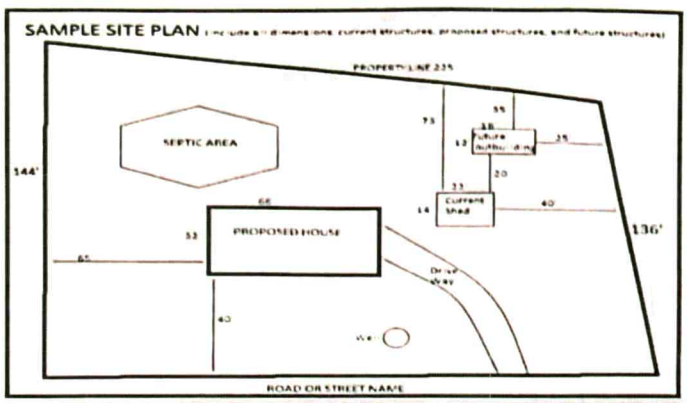
N/A **Location of septic systems and wells within 100' of your property… N/A**

X **Location of easements and rights of ways on your property… N/A**

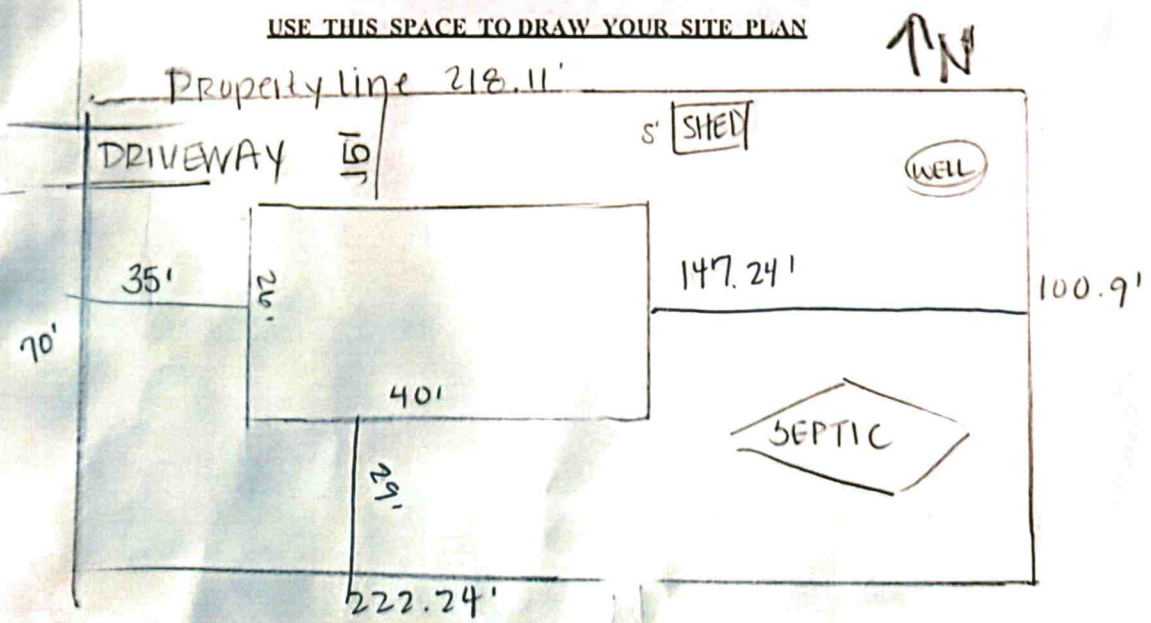
N/A **Location of any designated wetlands on the property… N/A**

ROW 30'

30' ROW/EASEMENT



USE THIS SPACE TO DRAW YOUR SITE PLAN



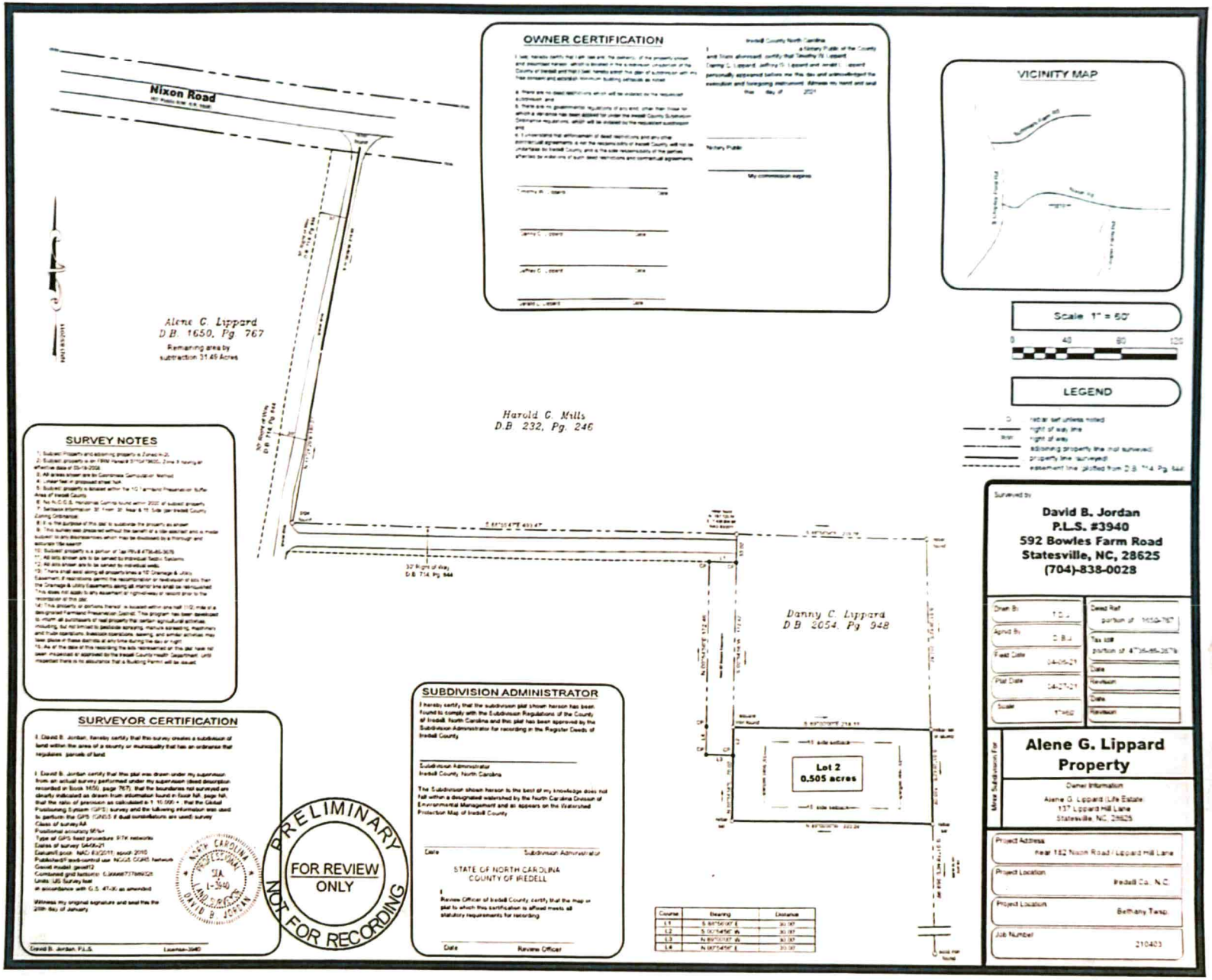
Signature: Arlene B Kepnard

***REQUIRED* property owner or owner's legal representative signature.**

2/14/26

DATE

CamScanner


Nixon Road
Alene G. Lippard
D.B. 1650, Pg. 767
Remaining area by subtraction 31.49 Acres
Harold C. Mills
D.B. 232, Pg. 246
Danny C. Lippard
D.B. 2054, Pg. 948
Lot 2
0.505 acres
OWNER CERTIFICATION
VICINITY MAP
Scale 1" = 50'
LEGEND
SURVEY NOTES
SURVEYOR CERTIFICATION
SUBDIVISION ADMINISTRATOR
PRELIMINARY
FOR REVIEW ONLY
NOT FOR RECORDING
David B. Jordan
P.L.S. #3940
592 Bowles Farm Road
Statesville, NC, 28625
(704)-838-0028
Alene G. Lippard Property
Owner Information
Alene G. Lippard Life Estate
137 Lippard Hill Lane
Statesville, NC 28625
Project Address
near 182 Nixon Road / Lippard Hill Lane
Project Location
Iredell Co., N.C.
Project Location
Bethany Twsp.
Job Number
210403

CamScanner

Type: CONSOLIDATED REAL PROPERTY
Recorded: 11/3/2025 9:50:11 AM
Fee Amt: $26.00 Page 1 of 8
Revenue Tax: $0.00
Iredell County, NC
Renee L. Holland Register of Deeds

BK 3173 PG 316 - 323

Prepared by & Return to **Anthony S. Privette, Attorney**
The Law Office of Anthony S Privette, PLLC
3475 East Broad Statesville, N.C. 28625
www.attorneyprivette.com
704.872.8125

Client matter: Chelsea Lippard
Septic line Easement – 123 Lippard Hill Lane Statesville NC 28625

THE PREPARER OF THIS DOCUMENT WAS NOT RETAINED TO PERFORM A TITLE EXAMINATION WITH REGARDS TO THE PREPARATION OF THIS DOCUMENT

STATE OF NORTH CAROLINA

EASEMENT

COUNTY OF IREDELL

THIS DECLARATION OF EASEMENT is made this _____ day of October 2025 by Alene G. Lippard, unremarried widow, Timothy W. Lippard and wife, Caroline Lippard, Danny C. Lippard, unmarried, Jeffrey G. Lippard and wife, Linda Lippard and Jerald L. Lippard and wife Lisa Lippard (hereinafter referred to as "Grantor") and Chelsea Lippard, unmarried (hereinafter referred to as "Grantee") of Iredell County, North Carolina as the record owners of the Property as more particularly defined below.

W I T N E S S E T H:

WHEREAS parties are the owners of two (2) contiguous parcels of real property located along Lippard Hill Lane, Statesville, Iredell County, North Carolina; and

WHEREAS, the property is presently identified by Iredell County tax parcel identification numbers: 4736-86-4644.000 and 4736-96-0827.00, Grantor having acquired their property by deed recorded at Deed Book 1650 Page 767 and Grantee having acquired her property by deed recorded at Deed Book 3120 Page 543 Iredell County Registry; and

WHEREAS, a residence owned by Grantee with an address of 123 Lippards Hill

Submitted electronically by "The Law Office of Anthony S Privette PLLC"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Iredell County Register of Deeds.

Lane Statesville NC 28625 is located on the property presently identified by Iredell County tax parcel identification number: 4736-96-0827.000 and the septic tank located on said parcel needs new septic lines with said septic lines serving said residence to encroach upon the property presently identified by Iredell County tax parcel identification number: 4736-86-4644.00; and

WHEREAS the Grantor desires to convey unto Grantee her heirs, successors and assigns an exclusive septic line easement for the installation and encroachment of septic lines and maintenance of the septic tank and septic lines for the benefit of the property commonly known as 123 Lippards Hill Lane Statesville NC 28625 presently identified by Iredell County tax parcel identification number: 4736-96-0827.000; and

NOW, THEREFORE, Grantor does hereby declare the following:

An exclusive septic tank and septic lines easement is established for the benefit of the tract of land commonly known as 123 Lippards Hill Lane Statesville NC 28625 presently identified by Iredell County tax parcel identification number: 4736-96-0827.000 owned by Grantee.

The area of the easement is more particularly described as follows:

Beginning at a found number 4 rebar located at N: 766821.40 ft E: 1438930.14 ft NAD 83(2011); thence N 00 degrees 53 minutes 45 seconds East 7.92 feet to a point located in the southwest corner of Lot 2 PB 85 PG 09; thence South 89 degrees 00 minutes 00 seconds East 76.87 feet; thence South 01 degrees 13 minutes 43 seconds West 10.22 feet; thence North 87 degrees 16 minutes 58 seconds West 76.84 feet to the point and place of beginning and consisting of 697 sq. ft. more or less in accordance with the survey prepared by Lance D. Schamback, PLS dated October 16, 2025.

Grantor hereby gives, grants, and conveys unto Grantee the exclusive and perpetual right and easement of egress, ingress and regress and furthermore for the installation, maintenance, operation, monitoring, repairs and any other activity required to maintain the septic tank and septic lines system as compliant for the benefit of the tract of land being commonly known as 123 Lippards Hill Lane Statesville NC 28625 presently identified by Iredell County tax parcel identification number: 4736-96-0827.000 owned by Grantee over, under and upon the easement area as above described. The easement shall terminate if it is no longer needed to provide a wastewater system for the referenced parcel. The easement area shall remain free of structures, landscaping or any other activities that would interfere with the use of the easement area for its intended purpose.

This easement shall be perpetual and shall run with the land and be binding upon the heirs, successors and assigns of the Grantor.

IN TESTIMONY WHEREOF, the Grantor has caused this instrument to be signed and have hereunto set their seal as of the day and year first above written.

[end of document signature page to follow]

This the 27 day of October, 2025.

Alene G. Lippard (Seal)
Alene G. Lippard

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Alene G. Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Lisa D. Carpenter
Notary Public

Seal:

Timothy W. Lippard (Seal)
Timothy W. Lippard

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Timothy W. Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Lisa D. Carpenter
Notary Public

Seal:

Caroline Lippard (Seal)
Caroline Lippard

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Caroline Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Jessica D. Carpenter
Notary Public

Seal

Danny C. Lippard (Seal)
Danny C. Lippard

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Danny C. Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Jessica D. Carpenter
Notary Public

Seal

Jeffrey G. Lippard (Seal)

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Jeffrey G. Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Notary Public

Seal

Linda Lippard (Seal)

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Linda Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Notary Public

Seal

Jerald L. Lippard (Seal)

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Jerald L. Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Lisa D. Carpenter
Notary Public

Seal

Lisa Lippard (Seal)

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Lisa Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Lisa D. Carpenter
Notary Public

Seal

Chelsea Lippard (Seal)
Chelsea Lippard

STATE OF NORTH CAROLINA
COUNTY OF Iredell

I, a Notary Public for Iredell County and State of North Carolina, do hereby certify that Chelsea Lippard who is known to me or proved to me on the basis of satisfactory evidence to be the person described, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 27th day of October 2025.

My commission expires: 12-4-2025

Jessica D. Carpenter
Notary Public

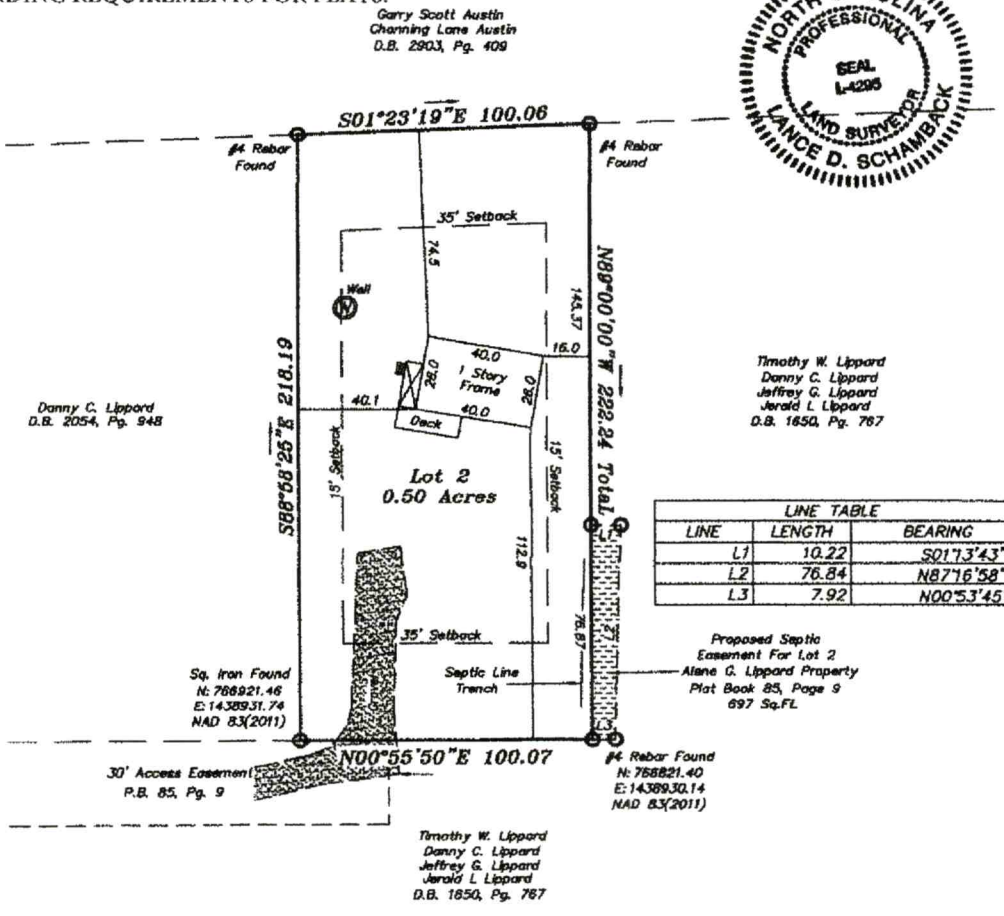
Seal

I Lance D. Schamback, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description and/or Map Book: 85, Page 9). That the boundaries not surveyed are indicated as drawn from information as shown on the survey; that the ratio of precision as calculated is 1: 10,000+ that this map meets the requirements of The Standards of Practice for Land Surveying in North Carolina (21 NCAC 56.1600). This 16 day of October, A.D. 2025.

Lance D. Schamback, PLS
LICENSE NUMBER: L-4295

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

NORTH CAROLINA PROFESSIONAL SEAL L-4295 LAND SURVEYOR LANCE D. SCHAMBACK



LINE TABLE		
LINE	LENGTH	BEARING
L1	10.22	S01°13'43"W
L2	76.84	N87°16'58"W
L3	7.92	N00°53'45"E

Notes:
1) This property may be subject to Any Easements, Rights-of-way, and/or Restrictive Covenants.
2) Boundary information based on Deed Book: 3120 at Page: 543 as recorded in the Iredell County Register of Deeds.
3) This survey is of an existing parcel or parcels of land.
4) Area by coordinate method.
5) No Title Commitment was provided or reviewed.

Legend

R/W = Right-of-way
I.P.S. = #4 Rebar Set
= Not to scale
= Cable Box
= Utility Pole
= Catch Basin

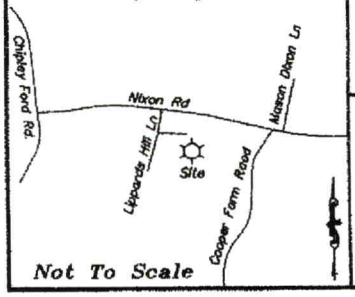
P.B. 85, Pg. 9

GRAPHIC SCALE

50 0 25 50 100

(IN FEET)
1 inch = 50 ft.

Vicinity Map



Not To Scale

Proposed Septic Easement
FOR
Chelsea Lippard

PROPERTY DESCRIPTION
LOT 2,
Alene G. Lippard Property
Plat Book 85, Page 9
123 Lippard Hill Ln.
Bethany Township, Iredell County, NC

SCALE: 1" = 50'
FIELD BOOK:
FILE: 2025-143SEPTIC
TAX PIN No.: 4736960827

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