

PKS.....Set P.K. Nail
 FRB.....Found Rebar
 SRB.....Set Rebar
 R/W.....Right of Way
 CL.....Centerline
 CP.....Computed Point
 FRRS.....Found Railroad Spike
 SRRS.....Set Railroad Spike
 AXF.....Found Axe
 FLK.....Found Lightwood Knot

Residual Lot Lines
 Setback Line
 Road Centerline
 Surveyed Lines, R/W or Tie Line
 Not to Scale 11
 Subject Tract Not Surveyed
 Easement Line

and that I hereby adopt this plan of subdivision with my tree consent and establish minimum setback lines as noted.

6-11-21 Robert J. Weiss
 Date Owner
 6-11-21 Virginia M. Weiss
 Date Owner

11/1
 Hart
 cert
 recd
 11/1
 Date

MINIMUM SETBACK REQUIREMENT

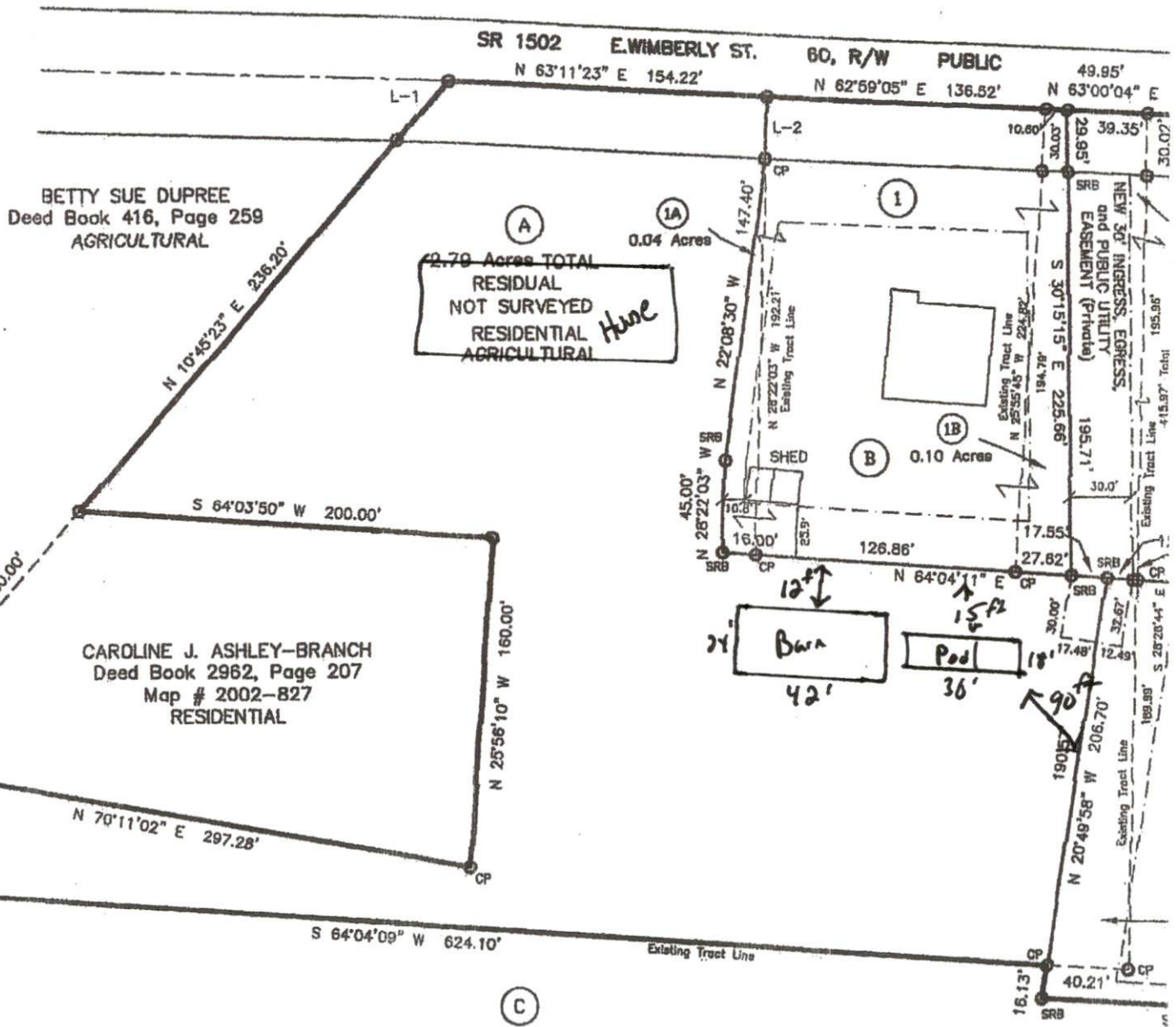
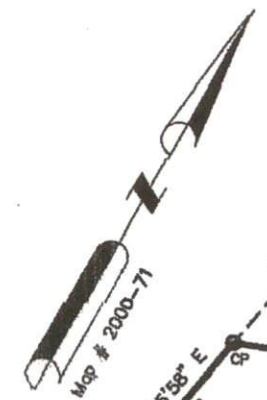
Front -----35'
 Side -----10'
 Rear -----25'
 Corner Side-----20'

MINIMUM LOT WIDTH: 100 ft.
 MINIMUM AREA IN LOTS: 30,000 sq. ft.
 MAXIMUM HEIGHT: 35 ft.

GROSS AREA IN NEW LOTS: 2.67 Acres
 116,389 sq. ft.

Number of Lots Created:
 2 New Lots
 1 Lot Recombined

WIDTH OF EASEMENT: 30 ft.
 LENGTH OF EASEMENT: 227.63 ft.
 AREA in EASEMENT: 0.15 Acres
 6683 sq. ft.



BETTY SUE DUPREE
 Deed Book 416, Page 259
 AGRICULTURAL

CAROLINE J. ASHLEY-BRANCH
 Deed Book 2962, Page 207
 Map # 2002-827
 RESIDENTIAL

2.70 Acres TOTAL
 RESIDUAL
 NOT SURVEYED
 RESIDENTIAL
 AGRICULTURAL
Hone

10.72 Acres TOTAL
 RESIDUAL
 NOT SURVEYED
 AGRICULTURAL

Barn
 42'

Pod
 36'

90 ft

- FP Found Iron Pipe
- SIP Set Iron Pipe
- FPM Found Concrete Monument
- FPK Found P.K. Nail
- PS Found P.S. Nail
- FR Found Rebar
- SRL Set Rebar
- R/W Right of Way
- C Centerline
- CP Computed Point
- FRB Found Railroad Spike
- SRS Set Railroad Spike
- AW Found Aids
- FLK Found Lightwood Knot

LINE LEGEND:

Subject Tract Surveyed _____

Residual Lot Lines _____

Setback Line _____

Road Centerline _____

Surveyed Lines, R/W or Tie Line _____

Not to Scale 11

Sublot Tract Not Surveyed _____

Easement Line _____

I hereby certify that I am the owner of the property shown and described hereon, which is located in the subdivision jurisdiction of the Town of Angler and that I hereby adopt this plan of subdivision with my free consent and establish minimum setback lines as noted.

6-11-21 Robert J. Weis
Date Owner

6-11-21 Virginia M. Weis
Date Owner

State of North Carolina
County of Harnett
Shirley K. Bennett
Review Officer of Harnett County, certify that the map or plat to which this certification is offered meets all statutory requirements for recording.

6-15-21 Shirley K. Bennett
Date Review Officer

NORTH CAROLINA
HARNETT COUNTY

This Map/Plat was presented for registration and recorded in this office of Map Number 2021-2123 on the 15 day of June 2021 at 4:18 o'clock P. M.

MATTHEW S. WILLIS
Register of Deeds

By: J. Scott Walker
Asst. Deputy Register of Deeds

MINIMUM SETBACK REQUIREMENT

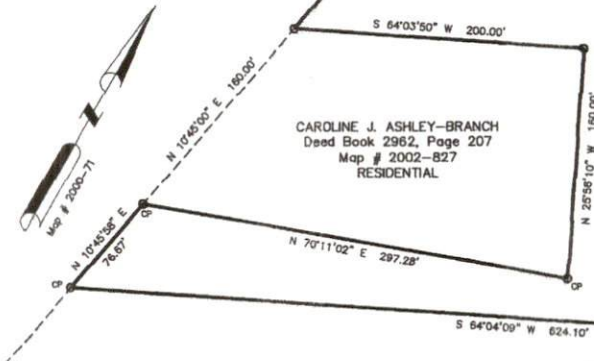
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Rear -----25'
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1 Lot Recombined

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6883 sq. ft.



BETTY SUE DUPREE
Deed Book 416, Page 259
AGRICULTURAL

2.79 Acres TOTAL
RESIDUAL
NOT SURVEYED
RESIDENTIAL
AGRICULTURAL

CAROLINE J. ASHLEY-BRANCH
Deed Book 2962, Page 207
Map # 2002-827
RESIDENTIAL

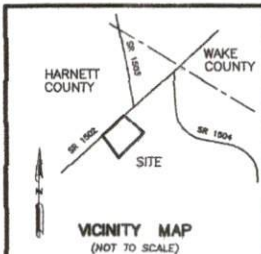
10.72 Acres TOTAL
RESIDUAL
NOT SURVEYED
AGRICULTURAL

This is to certify that I have Computed the Federal Insurance Administration Flood Hazard Boundary Maps and found that the above property described is NOT located in a special flood hazard area. (Map # 373008400K, Panel # 066A, Effective date 1/21/2006)

NORTH CAROLINA
HARNETT COUNTY

L. J. Scott Walker, a Professional Land Surveyor, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded per deed references as stated on map), that the ratio of precision as calculated by latitudes and departures is 1/100000+, that the boundaries not surveyed are shown as broken lines plotted from information as shown on map, that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number, and seal this 10th day of June, A.D., 2021.

L. J. Scott Walker
Surveyor
L-4332
Registration Number



**MINOR SUBDIVISION
and RECOMBINATION**

SURVEY FOR:
ROBERT J. WEIS
956 E Wimberly St.
Angler, NC 27501

TOWNSHIP: BLACK RIVER	COUNTY: HARNETT	SURVEYED BY: JSW
STATE: NORTH CAROLINA	DATE: MAY 31, 2021	DRAWN BY: JSW
ZONE: RA-30	WATERSHED: NONE	PIN: AS NOTED
PARCEL ID: AS NOTED	CHECKED BY: JSW	

LINE BEARING	DISTANCE
L-1 N 10°42'40" E	37.99'
L-2 S 28°41'26" E	30.23'

BONNIE W. YOUNG
Deed Book 3336, Page 25
Map # 2015-257
AGRICULTURAL

NOTES:
This property does not appear to be located within 2000 feet of N. C. Grid Monumentation. All measurements shown are horizontal ground measurements unless otherwise noted. Area calculated by computer. Set #4 rebar at all corners unless otherwise indicated. Adjoining References are From the County GIS Office and other sources and May Not Have been Verified by this Office. This Survey Does Not Create any Nonconforming Setbacks. Future Land Use: Medium Density Residential

I hereby certify that the subdivision plat shown hereon has been found to comply with the Unified Development Ordinance of the Town of Angler, North Carolina, and that this plat has been approved for recording in the Office of the Register of Deeds of Harnett County.

6-15-21 Sean Johnson
Date Subdivision Administrator

Lot No.	Total Area	Area in R/W	Net Area	Area in Esm't	Area exc. Esm't
1	0.82 Acres 36618 Sq. Ft.	0.12 Acres 4434 Sq. Ft.	0.72 Acres 31184 Sq. Ft.	N/A	
2	0.88 Acres 37537 Sq. Ft.	0.12 Acres 5242 Sq. Ft.	0.74 Acres 32295 Sq. Ft.	0.13 Acres 5681 Sq. Ft.	0.61 Acres 26414 Sq. Ft.
3	0.99 Acres 43235 Sq. Ft.	N/A	0.99 Acres 43235 Sq. Ft.	0.01 Acres 401 Sq. Ft.	0.98 Acres 42834 Sq. Ft.

PARENT TRACTS

	NAME	DEED BOOK	PAGE	MAP	PIN	PID
A	ROBERT J. WEIS	1644	0673	2002-797	0584-13-7935.000	040684 0041
B	CHRISTOPHER HENDGES	1404	0977	2000-71	0684-14-8005.000	040694 0030 01
C	ROBERT J. WEIS	3336	27	2015-257	0884-23-1640.000	040684 0036

REVISION: JUNE 9, 2021

J. SCOTT WALKER, PLS
835 BATTORR RD, COATS NC 27521
(910) 897-5753



SCALE: 1" = 60'

PID: 040684 0041

PIN: 0684-13-7935.000

Account Number: 1500053713

Owner: WEIS VIRGINIA M

Mailing Address: 956 E WIMBERLY ST ANGIER, NC 27501-8692

Physical Address: 956 E WIMBERLY ST ANGIER, NC 27501 ac

Description: ROBERT J WEIS MAP#2002-797

Surveyed/Deeded Acreage: 2.73

Calculated Acreage: 2.72

Deed Date: 1027659600000

Deed Book/Page: 1644 - 0673

Plat(Survey) Book/Page: 2002 - 797

Last Sale: 2002 - 7

Sale Price: \$0

Qualified Code: E

Vacant or Improved: I

Transfer of Split:

Actual Year Built: 1977

Heated Area : 2396 SqFt

Building Count : 1

Building Value: \$245245

Parcel Outbuilding Value: \$0

Parcel Land Value: 71360

Market Value: \$316605

Deferred Value: \$19500

Total Assessed Value: \$297105

Zoning: RA-30 RESIDENTIAL AGRICULTURAL - 2.72 acres (100.0%)

Zoning Jurisdiction: Angier

Wetlands: No

FEMA Flood: Minimal Flood Risk

Within 1mi of Agriculture District: Yes

Elementary School: Angier Elementary

Middle School: Harnett Central Middle

High School: Harnett Central High

Fire Department: Angier Black River

EMS Department: Medic 9

Law Enforcement: Harnett County Sheriff

Voter Precinct: Black River

County Commissioner : Lewis Weatherspoon

School Board Member: Duncan Jagers

