

# Survey & Site Plan of the Embler Tract

South Main Street; Tax ID 480 039

Deed Book 1261, Page 822

Lots 41-68, Plat Book 9995, Page 679

Salisbury Township, Rowan County, North Carolina

Rowan CBI Zoning

Principal building setbacks: 50' front; side 10'; rear 10'.

This tract does not lie within a Special Flood

Hazard Area Inundated by 100-year Flood (Zone X) as shown on FIRM Map Number 3710564700J, effective date: June 16th, 2009.

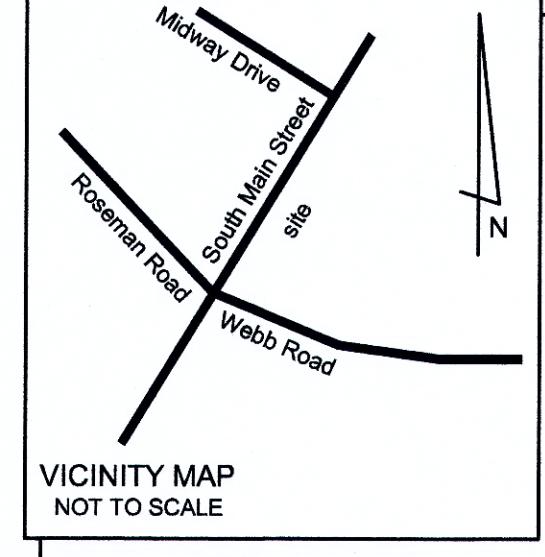
## LEGEND

cp represents calculated point from records shown

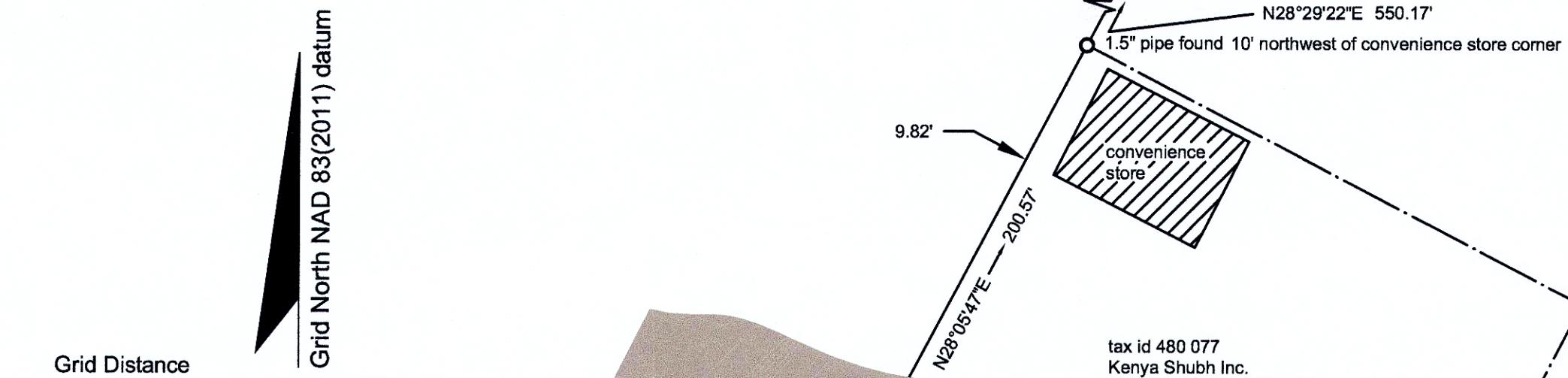
sft represents US survey foot (grid ties)

dashed lines represent lines not surveyed

all other symbols as labeled or typical



NOT TO SCALE  
MAP SIZE HAS BEEN REDUCED



tax id 480 077  
Kenya Shubh Inc.  
Deed Book 1360, Page 463  
Lots 33-40, Plat Book 9995  
Page 679

I, John McHenry, certify that this plat was drawn under my supervision from an actual survey performed under my supervision (deed description recorded as shown); that the boundaries not surveyed are clearly dashed and drawn from information as shown; that the ratio of precision is 1:10,000+; that the Global Positioning System (GPS) survey and the following information was used to perform the GPS/GNSS survey:

Class of Survey (B)  
Positional Accuracy (0.12 feet + 90ppm)

Type of GPS field procedure (RTK network)

Date of survey (as shown)

Datum (NAD 83(2011))

Published/Fixed-control use (Salisbury CORS)

Geoid model (12B)

Combined factor (0.99985783)

Units (U.S. Survey foot)

and that this plat was prepared in accordance with G.S. 47-30 as amended.

I, John A. McHenry, Professional Land Surveyor, L 3676 N.C., certify that this survey is of existing parcels as shown.

Witness my original signature, registration number and seal this \_\_\_\_\_ day of \_\_\_\_\_, A.D., 2021.

John A. McHenry, PLS-3676

This map was prepared by:  
John A. McHenry, PLS NC-3676  
175 Rainey Road  
Salisbury, NC 28146  
704-431-2687

Date of Survey: 7/31/2021

Map prepared: 7/31/2021

**2.857 acres±**  
1.607 acres± within railroad right of way  
1.25 acres± NET

North Carolina Railroad Company  
tax id NCR NCR  
Deed Book 1255, Page 215

This survey does not constitute a title search by the surveyor. Surveyor has made no investigation for easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts that an accurate and current title search may disclose.

The client acknowledges that: (1) Surveying services do not determine land ownership. The survey provides a professional opinion of previously described or recorded boundaries which may or may not be upheld in a court of law. (2) The survey shows the location of easements that were found or communicated. (3) In services relating to the boundary survey performed, the consultant limits the liability to the professional fee charged to the client.

REVIEW OFFICER CERTIFICATION  
State of North Carolina, County of Rowan  
I, \_\_\_\_\_, Review Officer of  
Rowan County, certify the map to which this  
certification is affixed meets all statutory  
requirements for recording.

Review Officer \_\_\_\_\_ Date \_\_\_\_\_

## 4a. Certificate of Approval: Exception Plat.

I hereby certify that the plat shown qualifies as an exception plat as defined in Section 15.11.A of the Salisbury Land Development Ordinance. The plat has been found to comply with the regulations of the Salisbury Land Development Ordinance, and has been approved by the City of Salisbury for recording in the Office of the Register of Deeds of Rowan County.

\_\_\_\_\_, 20\_\_\_\_\_  
Date Subdivision Administrator