

VICINITY MAP - NOT TO SCALE

PROPERTY DATA
 CURRENT OWNER: MacGREGOR MEDICAL, LLC.
 SITE ADDRESS: 160 MacGREGOR PINES DRIVE
 CARY, NC
 WHITE OAK TOWNSHIP, WAKE COUNTY, NC

DB 12646 PG 1966-1969
 LOT 5 MacGREGOR CENTRE
 BM 2007 PG 1506 (A RECOMBINATION OF BM 2002 PG 420)
 REAL ESTATE ID: 0316162
 PARCEL IDENTIFICATION NUMBER (PIN): 0752-45-1619
 PARCEL AREA: 2.71 (PER DEED & SURVEY)

- GENERAL NOTES**
1. THE PURPOSE OF THIS PLAT IS A BOUNDARY SURVEY AS A PART OF THE MacGREGOR MEDICAL OFFICE CONDOMINIUM.
 2. PROPERTIES SHOWN HEREON ARE SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD THAT WOULD BE REVEALED BY A THOROUGH TITLE SEARCH. THIS PLAT SHOULD NOT BE RELIED UPON AS A COMPLETE RECORD OF ALL EASEMENTS THAT MAY EFFECT THESE PROPERTIES.
 3. UNIT OF MEASUREMENT IS U.S. SURVEY FEET (FT).
 4. ALL DISTANCES AND COORDINATES SHOWN HEREON ARE LOCALIZED, GROUND INFORMATION, UNLESS SPECIFICALLY NOTED AS "GRID".
 5. AREA(S) CALCULATED BY THE COORDINATE METHOD.

SURVEY CONTROL / GRID TIE NOTES
 THE CONTROL LINE SHOWN HEREON WAS ESTABLISHED BY GPS SURVEY METHODOLOGIES USING THE NORTH CAROLINA GEODETIC SURVEY'S (NCGS) VIRTUAL REFERENCE SYSTEM (VRS), WHICH IS BASED UPON THE CONTINUALLY OPERATING REFERENCE STATIONS (CORS). NO NCGS MONUMENT WAS FOUND WITHIN 2,000 FEET OF THE SITE. SURVEY METADATA IS AS FOLLOWS:

- I, RICHARD ELLIS BULLOCK, JR. CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:
- 1) CLASS OF SURVEY: CLASS A
 - 2) POSITIONAL ACCURACY: H: 0.019', V: 0.026'
 - 3) TYPE OF GPS FIELD PROCEDURE: REAL TIME KINEMATIC NETWORKS (VRS)
 - 4) DATE OF GPS SURVEY: 02.13.18
 - 5) HORIZONTAL DATUM/EPOCH: NAD83 (NSRS2011) NC STATE PLANE COORDINATE SYSTEM
 VERTICAL DATUM: NAVD88
 - 6) PUBLISHED/FIXED-CONTROL USE:
 NAME: NCRD PID: DG4687 DATUM: NAD83 EPOCH: NSRS2007
 LATITUDE: 35°45'49.50814" ELLIPSOID HEIGHT: 51.815m
 LONGITUDE: 78°34'44.39531" GEOD HEIGHT: -33.22m
 ELEVATION: 279.0
 - 7) GEOD MODEL: GEOD 12B
 - 8) COMBINED FACTOR: 0.9999911638808
 - 9) UNITS: LOCALIZED GROUND U.S. SURVEY FEET

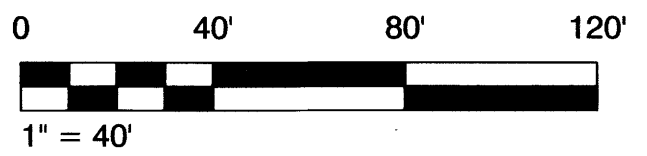
I, RICHARD ELLIS BULLOCK, JR., A PROFESSIONAL LAND SURVEYOR, LICENSED UNDER THE PROVISIONS OF CHAPTER 89C OF THE N.C. GENERAL STATUTES, CERTIFY THAT THIS PLAT OF CONDOMINIUM CONTAINS ALL OF THE INFORMATION REQUIRED BY SECTION 47C-2-109 OF THE N.C. GENERAL STATUTES TO THE BEST OF MY KNOWLEDGE. I FURTHER CERTIFY THAT THIS PLAT FULLY AND ACCURATELY DEPICTS THE LAYOUT, LEGAL BOUNDARY AND THE PHYSICAL LOCATION OF THE UNITS AND OTHER IMPROVEMENTS RELATIVE THOSE BOUNDARIES.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 25th DAY OF MAY, 2018.

Richard Ellis Bullock, Jr.
 RICHARD ELLIS BULLOCK, JR.
 LICENSE NO. L-3266

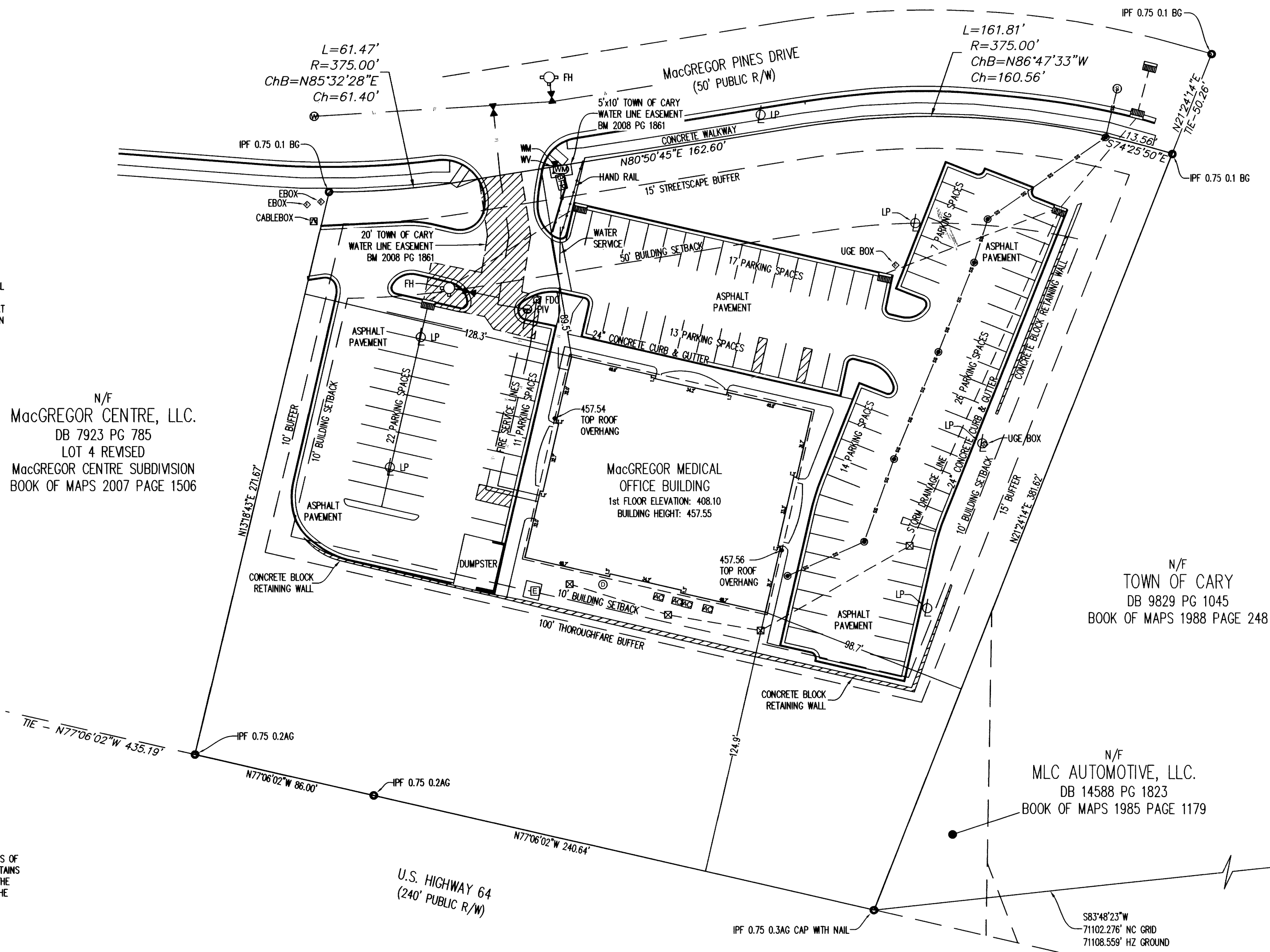


WAKE COUNTY, NC 212
 CHARLES P. GILLIAM
 REGISTER OF DEEDS
 PRESENTED & RECORDED ON
 08/08/2018 15:12:35
 BOOK: CM2018 PAGE: 00069



SYMBOL LEGEND		LINE LEGEND	
○	PROPERTY CORNER FOUND	---	PROPERTY LINE (PL)
●	PROPERTY CORNER SET	---	PL NOT SURVEYED
⊙	DATUM CONTROL POINT	---	RIGHT-OF-WAY LINE
⊕	LIGHT POLE	---	EASEMENT
⊖	STORM DRAINAGE MANHOLE	---	EDGE OF PAVEMENT
■	GRATED INLET	---	EDGE OF CONCRETE
■	CURB INLET	---	CURB & GUTTER
⊕	ELECTRIC CONTROL BOX	---	STORM DRAINAGE PIPE
⊖	SEWER MANHOLE	---	GRAVITY SEWER
⊕	TELEPHONE PEDESTAL	---	U/G WATER LINE
⊖	FIBEROPTIC PEDESTAL		
⊕	FIRE HYDRANT		
⊖	WATER VALVE		
⊕	IRRIGATION CONTROL VALVE		

ABBREVIATIONS
 BM BOOK OF MAPS
 DB DEED BOOK
 IPF IRON PIPE FOUND
 IRF IRON ROD FOUND
 IPS IRON PIPE SET
 N/F NOW OR FORMERLY
 PG PAGE
 R/W RIGHT-OF-WAY
 SF SQUARE FEET
 AG ABOVE GRADE
 BG BELOW GRADE

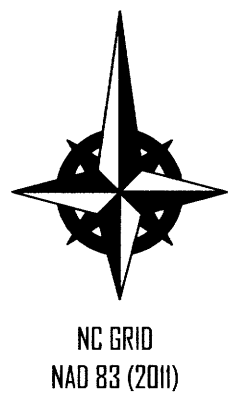


N/F
 MacGREGOR CENTRE, LLC.
 DB 7923 PG 785
 LOT 4 REVISED
 MacGREGOR CENTRE SUBDIVISION
 BOOK OF MAPS 2007 PAGE 1506

N/F
 TOWN OF CARY
 DB 9829 PG 1045
 BOOK OF MAPS 1988 PAGE 248

N/F
 MLC AUTOMOTIVE, LLC.
 DB 14588 PG 1823
 BOOK OF MAPS 1985 PAGE 1179

NCGS CORS
 "NCRD"
 SEE SURVEY
 CONTROL NOTES



MERSTAN, PLLC
 Land Surveying
 1001 PASSPORT WAY, CARY, NC 27513
 PH: 919.676.5911 NC LIC: P-1408

SURVEY PREPARED FOR:
MacGREGOR MEDICAL, LLC.
 PO BOX 10324
 RALEIGH, NC 27605

PLAT AND PLANS DOCUMENTS
 MacGREGOR MEDICAL OFFICE CONDOMINIUM
 160 MacGREGOR PINES DRIVE
 CARY, NC 27511, WHITE OAK TOWNSHIP, WAKE COUNTY, NC

DATE	NO.	REVISION
05.25.18		

SCALE: 1"=40'
 DRAWN BY: REB
 CHECKED BY: REB
 PROJECT NO.: 21269
 FILE NAME: MPLLC-CONDO
 SHEET NO. 1 of 7