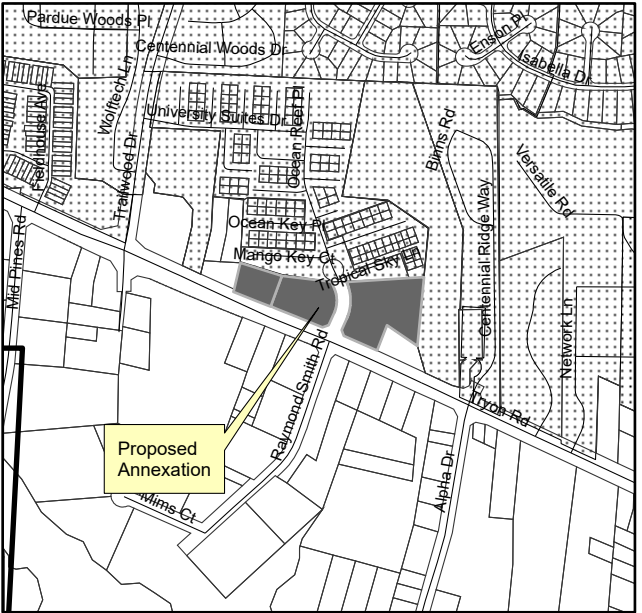







1:2,585

**3410, 3320 TRYON RD, 2109 RANNETTE ST
CONTIGUOUS PETITION ANNEXATION
PROPOSED EFFECTIVE 2/4/22**



-  Proposed City Limits
-  Existing City Limits
-  ETJ

1:10,000



ANNEXATION ORDINANCE# _____
 ORDINANCE ADOPTION DATE _____
 APPROVED EFFECTIVE DATE _____

Subdivision or Building Permit Transaction Reference Number _____ Council District D Annexation Case File# AX-28-2021

THIS MAP IS NOT A CERTIFIED SURVEY AND NO RELIANCE ON IT AS TO METES AND BOUNDS OF INDIVIDUAL PROPERTIES MAY BE MADE.
 This exhibit meets all statutory requirements for recording. _____
 Planning Director / Wake County Review Officer Date

Petition for Annexation into Raleigh City Limits

Planning and Development Department • One Exchange Plaza, Suite 300 | Raleigh, NC 27601 | 919-996-2682



Section A Submittal Deadlines

Petitions for annexation are accepted by Planning and Development at any time. Fees are required at the time of submittal. **The annexation will be scheduled for public hearing and becomes effective immediately upon adoption at the scheduled public hearing unless notified otherwise by the City Clerk.**

Section B Summary Information / Metes and Bounds Descriptions

Development Project Name:
The Loft

Street Address:
3410 Tryon Rd, 3320 Tryon Rd, and 2109 Rannette St

City of Raleigh Subdivision approval #: S- _____ or SR-91-2017, SPR-0046-2019	Building Permit #: BLDNR-014186-2019 or _____	Group Housing #: GH- _____ - _____ - _____
--	--	---

Wake County (PINs) Property Identification Number(s):
0792068630, 0792160547, 0792163571

Acreeage of Annexation Site: 3.5 Acres	Linear Feet of New Public Streets within Annexation Boundaries: 210
--	---

Annexation site is requesting connection to City of Raleigh Water and/or Sewer

Number of proposed dwelling units: **36**

Unit Type/Unit Count:	Total Breakdown of Dwelling Units										
	Single-Family Home Unit Count _____	Multi-Family - Condo/Apartment Unit Count <u>36</u>	Multi-Family – Townhouse Unit Count _____								
	Complete only for Townhome Units:										
	Are there more than 6 units in one group of townhomes? <input type="checkbox"/> Y <input type="checkbox"/> N										
	Complete only for Condo/Apartment units:										
	Are buildings multi-story with stacked units? <input checked="" type="checkbox"/> Y <input type="checkbox"/> N	Will there be a community trash compactor? <input type="checkbox"/> Y <input checked="" type="checkbox"/> N	Unit Count +/- Description: <i>Example</i> 30 Studio + 1 Bath 50 1 BR + 1.5 Bath Count Bedroom + Bath								
		<table border="1"> <tr> <td>12</td> <td>2</td> <td>+ 2</td> </tr> <tr> <td>12</td> <td>3</td> <td>+ 3</td> </tr> <tr> <td>12</td> <td>4</td> <td>+ 4</td> </tr> </table>	12	2	+ 2	12	3	+ 3	12	4	+ 4
12	2	+ 2									
12	3	+ 3									
12	4	+ 4									

RECEIVED


NOV 04 2021

BY:

Building Square Footage of Non-Residential Space: 3151	
Specific proposed use (office, retail, warehouse, school, etc.): <u>Garage</u>	
Projected market value at build-out (land and improvements): \$ <u>6,955,600.00</u>	
Applicant Contact Information	
Property Owner(s): Supreme Real Estate, LLC	
Primary Mailing Address: 2629 Ten Ten Rd, Apex NC 27539-8124	
Phone: (919) 579-7653	Email: <u>zwm1134368842@gmail.com</u>
Project Contact information (if different than property owner)	
Contact(s): Nick Fugh	
Primary Mailing Address: 214 W Millbrook Rd, Ste 101B, Raleigh, NC 27609	
Phone: 919-744-7216	Email: <u>nick@SilverHarborGroup.com</u>
Written metes and bounds description of property to be annexed: Attach additional sheets if necessary. An electronic copy in word format must be e-mailed to: <u>JP.Mansolf@raleighnc.gov</u> or <u>Carmen.Kuan@raleighnc.gov</u> .	

RECEIVED

NOV 04 2021

BY: 

Section C Annexation Petition

State of North Carolina, County of Wake, Petition of Annexation of Property to the City of Raleigh, North Carolina

Part 1 The undersigned, being all the owners of the real property described in this application (Section B) respectfully request the annexation of said property to the City of Raleigh, North Carolina. **The petitioners understand and agree that all streets and utilities within the annexed area will be constructed and installed by the developer according to the Subdivision Ordinance and any utilities that must be extended to the annexed area are the responsibility of the developers or successive property owners.**
The property to be annexed is:

<input checked="" type="checkbox"/>	Contiguous to the present corporate limits of the City of Raleigh, North Carolina, or
<input type="checkbox"/>	Not Contiguous to the municipal limits of the City of Raleigh, North Carolina and is located within three miles of the municipal limits of the City of Raleigh, North Carolina (pursuant to Chapter 989 of the Sessions Law of North Carolina, 1967).

Part 2 The undersigned certify that they have researched the assessment lien rolls of the City (located at <https://raleighnc.gov/services/doing-business/assessment-liens>), and that the property described in this application, including any portion thereof, is / is not (mark one) listed on any of the City's assessment lien rolls. If the property, or any portion thereof, is listed on the City's assessment lien rolls, the account number[s] for such assessment is N/A.

Part 3 NC General Statutes require petitioners of both contiguous and satellite annexations to file a signed statement declaring whether vested rights have been established in accordance with G.S. §160D-108 and G.S. §160D-108.1 for properties subject to the petition.

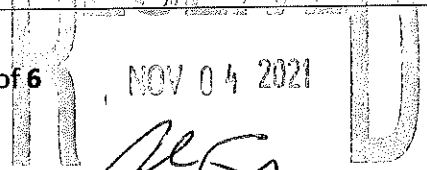
Do you declare such vested rights for the property subject to this petition? Yes No

If yes, please submit proof that vested rights have been granted by governing board. I hereby declare that my failure to disclose existence of a vested right terminates any vested right previously acquired for this property.

Signed this 21 day of October, 2021 by the owners of the property described in Section B.

<p>Owner's Signature(s): Signature <u>[Signature]</u> Date <u>10/21/2021</u> Signature _____ Date _____ Signature _____ Date _____ Signature _____ Date _____</p>	<p>Corporate Seal</p>
<p>Print Owner Name(s) and Information: Name: <u>Supreme Real Estate, LLC</u> Phone: <u>(919) 579-7653</u> Address: <u>2629 Ten Ten Rd, Apex NC 27539-8124</u> Name: _____ Phone: _____ Address: _____</p>	

Above signature(s) attested by
 Received by the City Council of Raleigh, North Carolina, this _____ day of _____ 20____, at a Council meeting duly held.
Signature of the City Clerk and Treasurer: _____



Section D Standard Payment Contract

If petitioner desires to be considered for waiver of outside sewer connection fees required by Raleigh City Code Section 8-2004 (a) and (b), which is generally a \$200 fee per dwelling, business, or industrial unit charged at the time sewer connection permit is issued if a property is outside the city limits, petitioner should submit the standard payment contract (see **Agreement**, pages 4-5). The project will be eligible for waiver of this sewer connection fee: (1) if corresponding petition is administratively recommended to be approved by City Council and (2) if the following payment contract has been submitted to the City with appropriate signatures.

State of North Carolina

County of Wake

Agreement

This Agreement ("the Agreement") is made this the 21 day of October, year of 2021 by and between the City of Raleigh, North Carolina, (the "City") and Supreme Real Estate, LLC, (the "Owner");

WITNESSETH

WHEREAS, The Owner has petitioned the City to be annexed into the corporate City limits, City File No. ANNEX-0028-2021;

WHEREAS, The Owner has initiated a development project at 3410 Tryon Rd, 3320 Tryon Rd, and 2109 Rannette St, City file SR-91-2017, SPR-0046-2019, and said development contains sewer connections with the utility system of the City; and

WHEREAS, The parties hereto intend that during the pendency of the annexation petition, and after the petition has been recommended by staff to be approved by the City Council, the Owner should pay the City the same utility connection charges paid for developments located inside the corporate limits of the City, and further, if the City Council rejects the petition, then within thirty days following said rejection, the Owner shall pay additional moneys so that the total payment by Owner to the City is the same utility connection charges paid for developments located outside the City limits as set forth in Raleigh City Code Section 8-2004 (a) and (b).

NOW THEREFORE, in consideration for the mutual promises contained herein and other valuable consideration, the receipt of which is acknowledged by the parties, the parties hereto agree as follows:

1. Owner will be allowed to commence development without paying the City outside sewer connection charges.
2. That in the event that the annexation petition made by Owner is rejected by the City, Owner shall pay to the City all sewer connection fees required of developments located outside the City limits, as set forth in Raleigh City Code Section 8-2004 (a) and (b). Full payment shall be made within thirty days following the action of the City to deny the annexation petition.
3. That in the event Owner shall fail to make full payment to the City as required in paragraph two, the City in any cause of action for collection shall be entitled to interest at ten percent per annum plus reimbursement for all collection costs, including reasonable attorney fees.
4. That in the event Owner shall fail to make full payment to the City as required in paragraph two, the Owner agrees to allow the City to retain, as liquidated damages, any and all reimbursements owed to Owner by the City.
5. All rights granted herein in favor of the City are cumulative and supplemental to any other powers the City may have, and the rights established herein in favor of the City shall not in any way diminish or restrict the


City from exercising its police powers.

- 6. This Agreement shall be binding on and shall inure to the benefit of the parties hereto and their respective successors and assigns.
- 7. This Agreement may only be amended in writing signed by the parties hereto or their respective successors.
- 8. This Agreement and the legal relations of the parties hereto shall be governed by the laws of the State of North Carolina.
- 9. The parties hereto for themselves, their agents, officials, employees and servants agree not to discriminate in any manner on the basis of actual or perceived age, mental or physical disability, sex, religion, race, color, sexual orientation, gender identity or expression, familial or marital status, economic status, veteran status or national origin with reference to the subject matter of this Agreement, no matter how remote. The parties further agree in all respects to conform to the provisions and intent of Raleigh City Code, Section 4-1004, as amended. This provision is hereby incorporated into this Agreement for the benefit of the City of Raleigh and its residents, and may be enforced by action for specific performance, injunctive relief, or other remedy as by law provided.

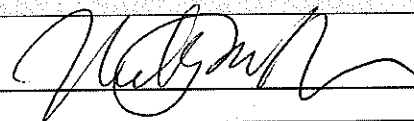
In Witness Whereof, the parties hereto have caused this agreement to be executed the day and year first above written.

Owner

By



Attest



The City

By

Marchell Adams-David, City Manager

Attest

Gail G. Smith, City Clerk

North Carolina

Wake

This is to certify that on the _____ day of _____ in the year _____, before me personally came Gail G. Smith, with whom I am personally acquainted, who, being by me duly sworn, says that she is the City Clerk and Treasurer and Marchell Adams-David is the City Manager of the City of Raleigh, the municipal corporation described in and which executed the foregoing; that she knows the corporate seal of said municipal corporation, that the seal affixed to the foregoing instrument is said corporate seal, and the name of the municipal corporation was subscribed thereto by the said City Clerk and Treasurer and that the said corporate seal was affixed, all by order of the governing body of said municipal corporation, and that the said instrument is the act and deed of said municipal corporation.

Notary Public

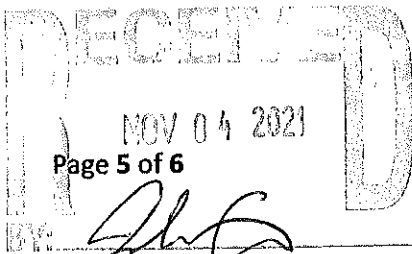
Seal

Witness my hand and official seal this the _____ day of _____ in the year of _____.

Notary Public: _____

My commission expires _____

Add appropriate notarized acknowledgement for owner such as individual owners, corporation owners, partnership owners, or limited liability corporation (LLC) owners.



please see notary on the back of the page.

**G.S. § 10B-41 NOTARIAL CERTIFICATE FOR
ACKNOWLEDGMENT**

Wake County, North Carolina

I certify that the following person(s) personally appeared before me this day, each
acknowledging to me that he or she signed the foregoing document:

Wanmin Zheng and Nick Chunyu Fugh
Name(s) of principal(s)

Date: 10/21/21



Tyler Cole
Official Signature of Notary

Tyler Cole, Notary Public
Notary's printed or typed name

My commission expires: Oct 23rd, 2022

OPTIONAL

This certificate is attached to a _____, signed by _____
Title/Type of Document *Name of Principal Signer(s)*

on _____, and includes _____ pages.
Date *# of pages*

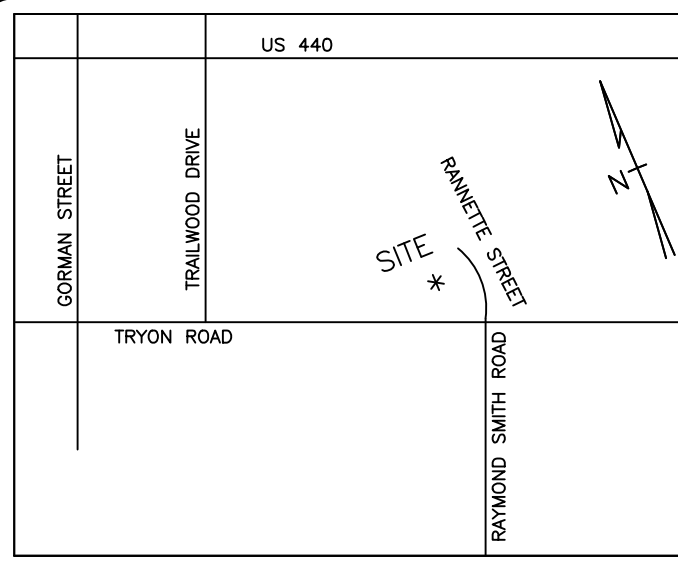
RECEIVED
NOV 04 2021
[Signature]

Section E Submittal Checklist

Please include all of the following (check off). If any information is missing from the application package, you will be asked to complete the application and re-submit the petition, so please check the list below carefully before you submit:

<input checked="" type="checkbox"/>	Annexation Petition Fee (see the Development Fee Guide webpage for current fee)	
<input checked="" type="checkbox"/>	Written metes and bounds description of the property to be annexed must be attached to this application. See page 1	
<input checked="" type="checkbox"/>	Electronic Word document of the written metes and bounds must be e-mailed to: JP.Mansolf@raleighnc.gov or Carmen.Kuan@raleighnc.gov .	
<input checked="" type="checkbox"/>	Survey or Plat showing above written metes and bounds description of the property to be annexed must be submitted electronically in .pdf format, if possible. The survey or plat, if not already recorded, must be signed by a land surveyor licensed in the State of NC. The survey must be valid for the purposes of recording as set forth in NC General Statute § 47-30.	
<input checked="" type="checkbox"/>	City or County Property Map with parcels included in the annexation request clearly marked. An excerpt of a property map is acceptable, but the map number must appear on the excerpt. This map must show the existing and proposed city limits .	
<input checked="" type="checkbox"/>	Copy of Approved Preliminary Site Plan or Final Site Plan showing City Building Permit Transaction Number or Group Housing Number (GH-_____-13, etc.) or	Copy of Subdivision Plat submitted for lot recording approval with City file number (S-_____-13, etc.)
<input checked="" type="checkbox"/>	Projected Market Value of Development at build-out (land and improvements).	
<input checked="" type="checkbox"/>	General Annexation Area Data: Linear feet of public streets, total annexation area acreage, number of proposed residential units or square footage of commercial space, type of utility connections involved, specific land uses proposed.	
<input checked="" type="checkbox"/>	This application form completed, <u>dated and signed</u> by the property owner(s) and attested submitted by the deadlines noted in section B of this application , pages 1 and 2.	
Required, but often missing information. Please make sure to include the following:		
<input checked="" type="checkbox"/>	Correct Parcel Identification Number(s) (PIN). Call Wake County Geographic Information Services at 919-856-6360, if there is any question about the parcel identifier. This is very important. Please indicate if the property being requested for annexation is only a portion of an existing parcel.	
<input checked="" type="checkbox"/>	Owner's Signatures and Date of Signatures. See page 3 of this application. All real property owners must sign the application, and the <u>date of signature MUST be filled in!</u>	
<input type="checkbox"/>	Corporate Seal for property owned by a corporation.	
<input type="checkbox"/>	Rezoning Application , if the property is currently outside <u>Raleigh's Extraterritorial Jurisdiction</u> .	
Optional, but necessary if petitioner desires to have development project waived from paying outside sewer connection charges prior to annexation effective date.		
<input checked="" type="checkbox"/>	Standard Payment Contract should be <u>dated, signed and notarized</u> and submitted with this application (see Section D).	

NOV 04 2021



VICINITY MAP
N.T.S.

LEGEND:

EIP	EXISTING IRON PIPE
IPS	IRON PIPE SET
⊙	SEWER MANHOLE
⊙ LP	LIGHT POLE
PP	POWER POLE
---	EXISTING WOOD FENCE
###	ADDRESS

REFERENCES:
DB 17157, PG 2349
BM 1982, PG 559
OTHERS AS NOTED

RECOMBINATION CERTIFICATE

THIS PLAT OR MAP IS NOT A SUBDIVISION, BUT A RECOMBINATION TO PREVIOUSLY PLATTED PROPERTY, AND MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

PLANNING AND DEVELOPMENT OFFICER/WAKE COUNTY REVIEW OFFICER

MISCELLANEOUS/PRELIMINARY CERTIFICATE

THIS PLAT OR MAP DOES NOT REQUIRE PRELIMINARY APPROVAL, AND MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

PLANNING AND DEVELOPMENT OFFICER/WAKE COUNTY REVIEW OFFICER

FLOOD STATEMENT:
THIS IS NOT IN A FEMA SPECIAL FLOOD HAZARD ZONE BASED ON THE CURRENT FLOOD INSURANCE RATE MAP # 3720079200J PANEL 0792 EFFECTIVE DATE 5/2/2006.

DEDICATION CERTIFICATE:

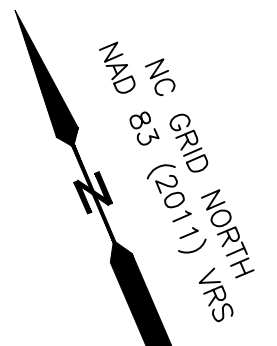
1. THE UNDERSIGNED PLANNING AND DEVELOPMENT OFFICER OF THE CITY OF RALEIGH, AND REVIEW OFFICER FOR WAKE COUNTY, DO HEREBY CERTIFY THAT THIS MAP OR PLAT MEETS ALL THE STATUTORY REQUIREMENTS FOR RECORDING, AND THAT THE CITY OF RALEIGH, AS PROVIDED BY ITS CITY CODE, ON THE _____ DAY OF _____ IN THE YEAR 2021, APPROVED THIS PLAT OR MAP AND ACCOMPANYING SHEETS AND ACCEPTED FOR THE CITY OF RALEIGH THE DEDICATIONS AS SHOWN THEREON, BUT ON THE FURTHER CONDITION THAT THE CITY ASSUMES NO RESPONSIBILITY TO OPEN OR MAINTAIN THE SAME UNTIL IN THE DISCRETION AND OPINION OF THE GOVERNING BODY OF THE CITY OF RALEIGH IT IS IN THE PUBLIC INTEREST TO DO SO.

PLANNING AND DEVELOPMENT OFFICER/WAKE COUNTY REVIEW OFFICER

RECOMBINED AREA DATA:

OLD TRACT 1 PIN 0792.09-06-8630, 3410 TRYON ROAD OLD AREA= 24,565.88 SF, 0.56 ACRES
OLD LOT 1 PIN 0792.09-16-0547, 3320 TRYON ROAD OLD AREA= 44,669.71 SF, 1.03 ACRES
OLD LOT 2 PIN 0792.09-16-3571, 2109 RANNETTE STREET OLD AREA= 82,990.66 SF, 1.91 AC
TOTAL AREA OF OLD TRACT 1 AND OLD LOTS 1 & 2= 152,226.25 SF, 3.50 AC
NEW LOT 1 AREA AFTER RIGHT OF WAY DEDICATION= 61,660.35 SF, 1.42 AC
NEW LOT 2 AREA AFTER RIGHT OF WAY DEDICATION= 79,975.81 SF, 1.84 AC
TRACT 1 & LOT 1 RIGHT OF WAY DEDICATION AREA= 7,575.25 SF, 0.17 AC
LOT 2 RIGHT OF WAY DEDICATION AREA= 3,014.85 SF, 0.07 AC
NEW TOTAL AREA= 152,226.26 SF, 3.50 AC

NCGS MONUMENT "FIVE POINTS"
NORTHING: 747,672.78 SFT
EASTING: 2,105,044.12 SFT
COMBINED SCALE FACTOR= 0.99991891



PROPERTY OWNERS CERTIFICATE FOR DEDICATION:
THIS CERTIFIES AND WARRANTS THAT THE UNDERSIGNED IS (ARE) THE SOLE OWNER(S) OF THE PROPERTY SHOWN ON THE MAP OR PLAT AND ANY ACCOMPANYING SHEETS HAVING ACQUIRED THE PROPERTY IN FEE SIMPLE BY DEED(S) RECORDED IN THE COUNTY REGISTER OF DEEDS OFFICE WHERE THE PROPERTY IS LOCATED AND AS SUCH HAS (HAVE) THE RIGHT TO CONVEY THE PROPERTY IN FEE SIMPLE AND THAT THE DEDICATOR(S) HEREBY AGREE TO WARRANT AND DEFEND THE TITLE AGAINST ANY CLAIMS OF ALL PERSONS WHOMSOEVER EXCEPTED AS SPECIFICALLY LISTED HEREIN AND THAT BY RECORDING THIS PLAT OR MAP I (WE) DO IRREVOCABLY DEDICATE TO THE CITY OF RALEIGH FOR PUBLIC USE ALL STREETS, EASEMENTS, RIGHTS-OF-WAY, PARKS AND GREENWAYS (AS THOSE INTERESTS ARE DEFINED IN THE CITY CODE) AND AS THE SAME ARE SHOWN ON THE PLAT FOR ALL LAWFUL PURPOSES TO WHICH THE CITY MAY DEVOTE OR ALLOW THE SAME TO USE AND UPON ACCEPTANCE THEREOF, IN ACCORDANCE WITH ALL CITY POLICIES, ORDINANCES, REGULATIONS OR CONDITIONS OF THE CITY OF RALEIGH, FOR THE BENEFIT OF THE PUBLIC PROVIDED ANY DEDICATION OF EASEMENTS FOR STORM DRAINAGE NOT SPECIFICALLY LABELED CITY OF RALEIGH OR PUBLIC ARE NOT MADE TO THE CITY OF RALEIGH, BUT ARE IRREVOCABLY MADE TO THE SUBSEQUENT OWNERS OF ANY AND ALL PROPERTIES SHOWN HEREON FOR THEIR USE AND BENEFIT.

DEED BOOK 17157, PAGE 2349

SIGNATURE OF PROPERTY OWNERS: _____ (WANMIN ZHENG-PRESIDENT SUPREME REAL ESTATE LLC)

STATE OF NORTH CAROLINA
COUNTY OF WAKE

I CERTIFY THAT THE FOLLOWING PERSONS PERSONALLY APPEARED BEFORE ME THIS DAY, EACH ACKNOWLEDGING TO ME THAT THEY VOLUNTARILY SIGNED THE FOREGOING DOCUMENT FOR THE PURPOSE STATED THEREIN AND IN THE CAPACITY INDICATED:

_____ (WANMIN ZHENG-PRESIDENT SUPREME REAL ESTATE LLC)

DATE: _____ 2021.

_____, NOTARY PUBLIC

MY COMMISSION EXPIRES: _____

N/F
RICHARD A. SPANDAU
DB 17455, PG 197
PIN 0792-06-7825
ZONING: R-10

N/F
ENTERPRISES, LLC
DB 16083, PG 1889
PIN 0792-06-6896
ZONING: R-10

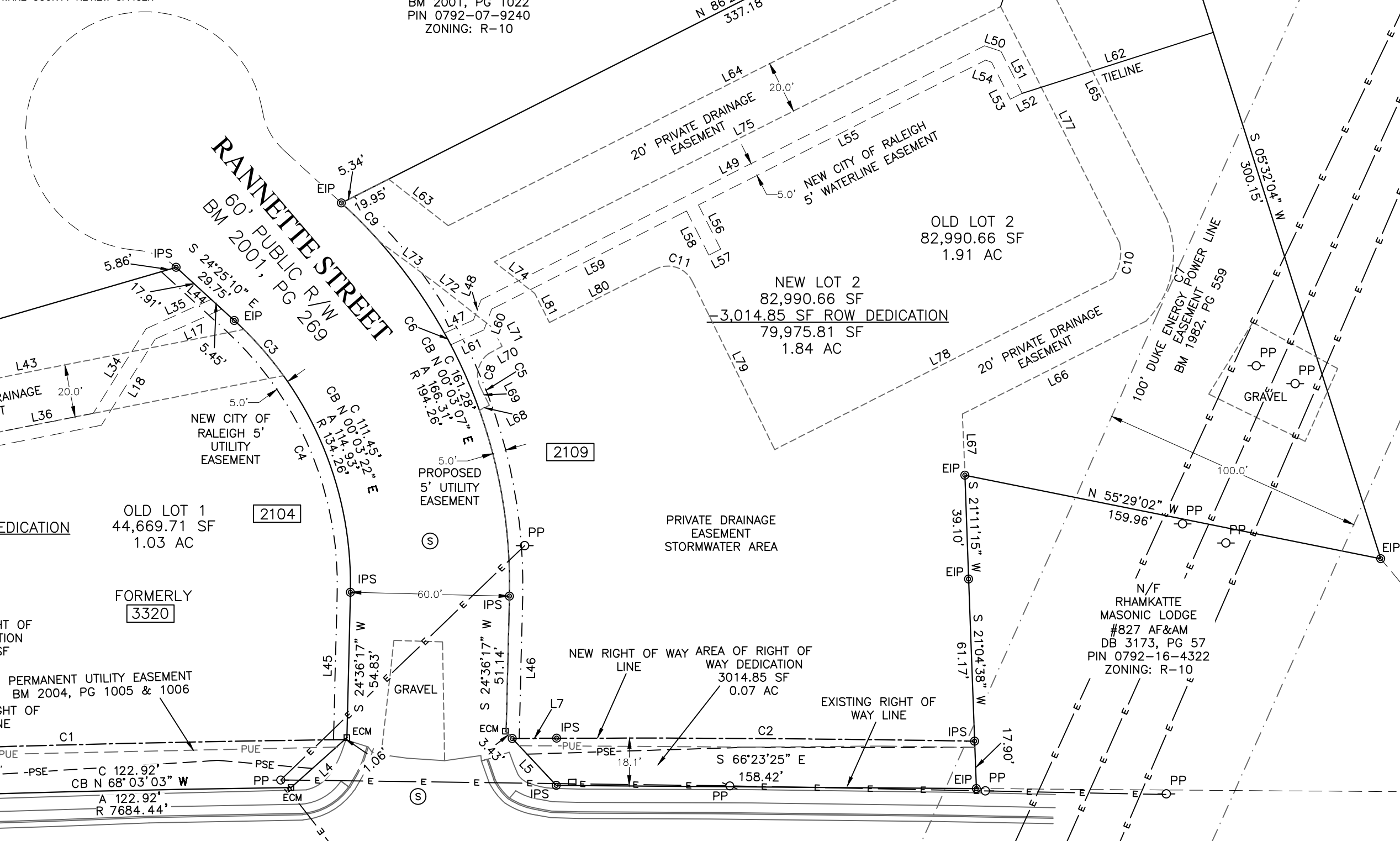
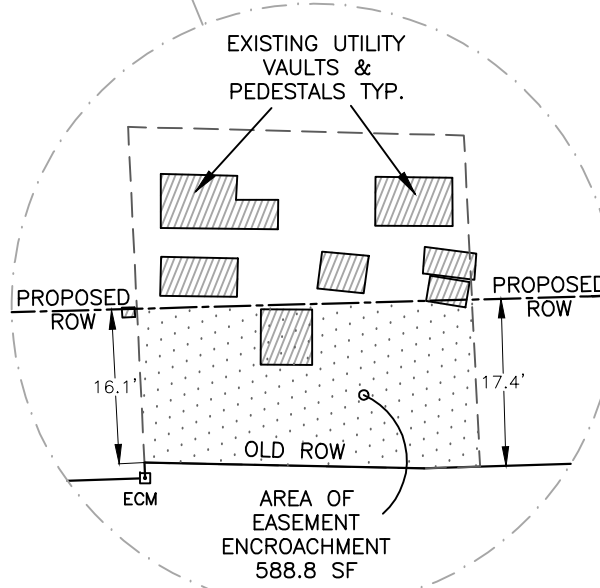
THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

"I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION DEED DESCRIPTION RECORDED IN BOOK 17157, PAGE 2349; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION AS NOTED; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1:38,000; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600)."
THE GLOBAL POSITIONING SYSTEM OBSERVATIONS WERE PERFORMED USING THE FOLLOWING INFORMATION:

- (1) CLASS OF SURVEY: CLASS A
- (2) POSITIONAL ACCURACY: 0.06"
- (3) TYPE OF GPS FIELD PROCEDURE: NC VRS
- (4) DATES OF SURVEY: 9-17-19
- (5) DATUM/EPOCH: NAD 83, 2011/2010
- (6) PUBLISHED/FIXED-CONTROL USE: FIVE POINTS (NCGS MON)
- (7) GEOID MODEL: GEOID12B
- (8) COMBINED GRID FACTOR(S): 0.999895395
- (9) UNITS: US SURVEY FEET

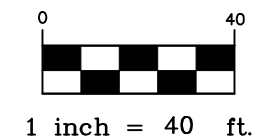
THIS 19TH DAY OF OCTOBER, 2021.

PROFESSIONAL LAND SURVEYOR



TRYON ROAD
VARIABLE WIDTH PUBLIC R/W
BM 2004, PG 1005 & 1006

THIS PLAT IS NOT TO BE RECORDED AFTER _____ DAY OF _____ ONE (1) COPY TO BE RETAINED FOR THE CITY.
THIS PLAT IS IN _____ OUT _____ OF THE CITY LIMITS.



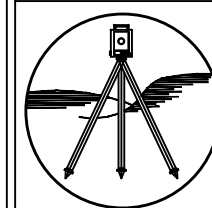
1 inch = 40 ft.

ANGLE RIGHT LAND SURVEYING, PLLC
SURVEYING THE PAST AND THE FUTURE TODAY
919-810-4324
NC LIC# P-0446
1301 WAKE FOREST ROAD, SUITE 204
RALEIGH, NC 27604

RECOMBINATION/RIGHT OF WAY DEDICATION/EASEMENT PLAT	ZONED: RX-3-CU-SRPOD	JOB#: 19_188
THE LOFT 3320 & 3410 TRYON ROAD SWIFT CREEK TOWNSHIP, RALEIGH, WAKE COUNTY, N.C.	SCALE: 1" = 40'	DATE OF SURVEY: 9-26-19
OWNERS: SUPREME REAL ESTATE, LLC 2629 TEN TEN ROAD APEX, NC 27539-8124	CASE #: RCMP-0106-2019, SPR-0046-2019 Z-07-2010, SR-91-2017	OVERLAYS: SRPOD SWPOD
		SHEET 1 OF 2

LINE	BEARING	DISTANCE
L1	S 15°20'59" W	11.54'
L2	S 20°19'31" W	1.63'
L3	S 65°35'51" E	29.13'
L4	S 71°28'52" W	28.22'
L5	S 20°00'11" E	27.73'
L6	S 68°23'08" E	228.67'
L7	S 67°16'23" E	16.74'
L8	S 21°36'52" W	15.00'
L9	S 68°23'08" E	20.00'
L10	S 21°36'52" W	15.00'
L11	S 68°23'08" E	20.00'
L12	S 21°36'52" W	35.00'
L13	N 68°23'08" W	35.00'
L14	N 21°36'52" E	35.00'
L15	S 68°23'08" E	35.00'
L16	N 68°23'08" W	6.63'
L17	S 88°57'08" W	27.56'
L18	S 55°12'08" W	38.29'
L19	N 78°00'08" W	109.11'
L20	N 89°17'40" W	15.26'
L21	S 00°42'20" W	19.35'
L22	N 89°17'40" W	5.00'
L23	N 00°42'20" E	19.35'
L24	N 89°17'40" W	67.64'
L25	N 66°47'40" W	79.93'
L26	N 21°47'40" W	12.57'
L27	N 23°12'20" E	17.30'
L28	S 66°47'40" E	5.00'
L29	S 23°12'20" W	15.23'
L30	S 21°47'40" E	8.43'
L31	S 66°47'40" E	76.86'
L32	S 89°17'40" E	87.40'
L33	S 78°00'08" E	107.44'
L34	N 55°12'08" E	37.65'
L35	N 88°57'08" E	26.92'
L36	S 78°00'08" E	184.55'
L37	S 72°34'05" E	231.36'
L38	S 13°20'06" W	20.05'
L39	N 72°34'05" W	216.29'
L40	S 08°39'07" E	12.17'
L41	N 83°01'17" W	20.77'
L42	N 08°39'07" W	15.69'
L43	N 78°00'08" W	165.86'
L44	S 24°25'10" E	32.80'
L45	S 24°36'17" W	55.71'
L46	N 24°36'17" E	53.50'
L47	N 88°57'08" E	11.98'
L48	N 43°57'08" E	8.22'
L49	N 86°26'54" E	212.64'
L50	S 48°32'53" E	6.55'
L51	S 03°32'53" E	17.73'
L52	S 86°27'07" W	5.00'
L53	N 03°32'53" W	15.66'
L54	N 48°32'53" W	2.41'
L55	S 86°26'49" W	121.33'
L56	S 03°32'53" E	18.64'
L57	S 86°27'07" W	5.00'
L58	N 03°32'53" W	18.64'
L59	S 86°27'07" W	82.30'
L60	S 43°57'08" W	8.35'
L61	S 88°57'08" W	13.68'
L62	S 84°27'56" E	75.68'
L63	S 28°46'54" E	28.51'
L64	N 86°27'07" E	243.31'
L65	S 03°32'53" E	119.73'
L66	S 86°21'20" W	77.65'
L67	S 20°45'55" W	23.15'
L68	N 86°27'07" E	4.18'
L69	N 03°32'53" W	7.47'
L70	N 85°01'57" E	5.76'
L71	N 03°32'53" W	7.80'
L72	N 28°46'54" W	26.71'
L73	N 30°10'06" W	27.02'
L74	N 28°46'54" W	19.37'
L75	N 86°27'07" E	213.89'
L76	N 41°27'07" E	28.28'
L77	S 03°32'53" E	99.73'
L78	S 86°21'20" W	142.94'
L79	N 02°54'02" W	70.81'
L80	S 86°27'07" W	44.94'
L81	N 03°32'53" W	12.28'

CURVE	ARC LENGTH	RADIUS	DELTA ANGLE	CHORD BEARING	CHORD LENGTH
C1	210.16'	7702.44'	1°33'48"	N 68°16'59" W	210.16'
C2	157.65'	7700.33'	1°10'23"	N 66°24'03" W	157.65'
C3	23.00'	134.26'	9°48'54"	N 17°28'05" W	22.97'
C4	110.65'	129.26'	49°02'45"	S 00°03'17" W	107.30'
C5	168.69'	199.26'	48°30'20"	N 00°19'34" E	163.70'
C6	5.01'	194.26'	1°28'43"	N 05°11'29" W	5.01'
C7	41.56'	36.07'	66°00'24"	N 34°46'46" E	39.30'
C8	14.31'	10.20'	80°24'19"	S 36°39'17" W	13.17'
C9	20.45'	194.26'	6°01'58"	N 21°27'29" W	20.44'
C10	14.07'	17.16'	46°58'29"	N 34°04'33" E	13.68'
C11	16.02'	10.20'	90°00'00"	N 48°32'53" W	14.42'



**ANGLE RIGHT
LAND SURVEYING, PLLC**
SURVEYING THE PAST AND THE FUTURE TODAY
919-810-4324

NC LIC# P-0446

1301 WAKE FOREST ROAD, SUITE 204
RALEIGH, NC 27604

RECOMBINATION/RIGHT OF WAY DEDICATION/EASEMENT PLAT

THE LOFT

3320 & 3410 TRYON ROAD
SWIFT CREEK TOWNSHIP, RALEIGH, WAKE COUNTY, N.C.

OWNERS: SUPREME REAL ESTATE, LLC
2629 TEN TEN ROAD
APEX, NC 27539-8124

ZONED: RX-3-CU-SRPOD JOB#: 19_188

SCALE: 1" = 40' DATE OF SURVEY: 9-26-19

CASE #: RCMP-0106-2019, SPR-0046-2019
Z-07-2010, SR-91-2017

SHEET 2 OF 2

The Loft Property Legal Description

Project Name: The Loft | Case Number: SR-91-2017 | Transaction number: BLDNR-014186-2019

Tract 1

BEGINNING at a point on the North Side of the Raleigh-Holly Springs paved highway (now Tryon Road); thence in a Northward direction 156 feet to the center of the old Raleigh-Holly Springs dirt road, formerly the corner of Herbert Thomas, Wiley Buffaloe and other lands; thence in a Westward direction with the said old dirt road 168 feet to a point in the center thereof; thence in a Southward direction 138 feet to a point in the center of the Raleigh-Holly Springs paved highway (now Tryon Road); thence in an Eastward direction with said highway 168 feet to the point of BEGINNING, containing one (1) acre, more or less, and being a part of the land previously conveyed by Fannie Pulley to Herbert Thomas. And also being all of the property labeled "JOSEPH GLENN D.B. 966, PG. 36 PIN NO. 792.09-06-8360" on plat entitled "Recombination, Street Closing, and Right of Way Dedication Map for University Suites at NCSU," by Kenneth Close, Inc., dated September 21, 2000 and recorded in the office of the Register of Deeds of Wake County in Book of Maps 2001, Page 269.

PIN: 0792068630

Address: 3410 Tryon Rd. Raleigh, NC 27603

Tract 2:

BEING all of Lot t according to a map entitled "Recombination, Street Closing, and Right of Way Dedication Map for University Suites at NCSU," by Kenneth Close, Inc., dated September 21, 2000 and recorded in the office of the Register of Deeds of Wake County in Book of Maps 2001, Page 269.

PIN: 0792160547

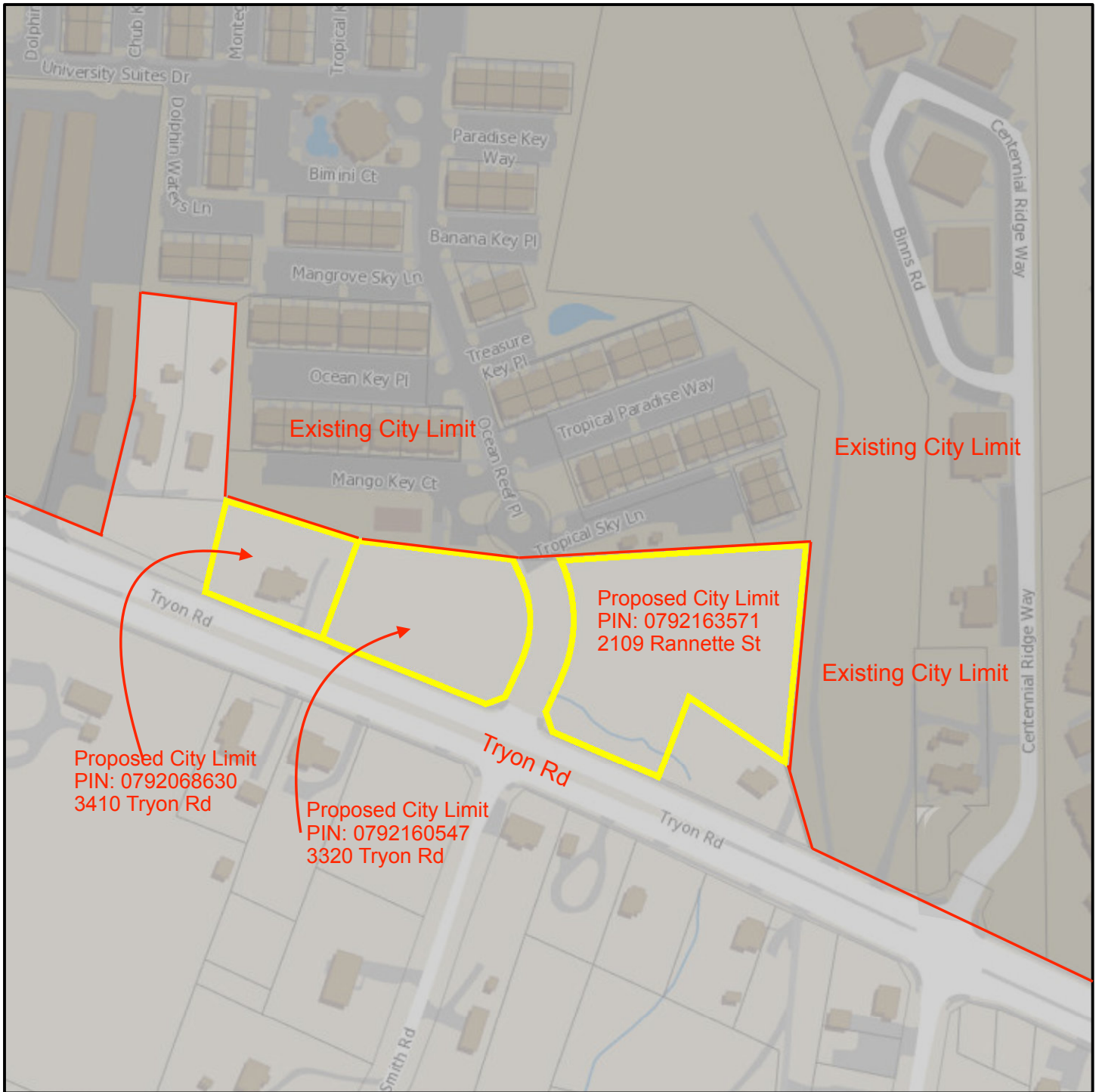
Address: 3320 Tryon Rd. Raleigh, NC

Tract 3:

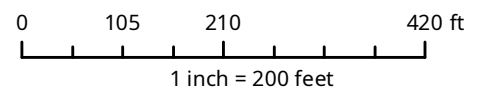
BEING all of Lot 2 according to a map entitled Smith's Forest Subdivision, dated April 23, 1982 and recorded in Book of Maps 1982, Page 559 of the Wake County Registry, containing approximately 1.97 acres.

PIN: 0792163571

Address: 2109 Rannette St. Raleigh, NC 27603



The Loft



Disclaimer
*iMaps makes every effort to produce and publish the most current and accurate information possible. However, the maps are produced for information purposes, and are **NOT** surveys. No warranties, expressed or implied, are provided for the data therein, its use, or its interpretation.*