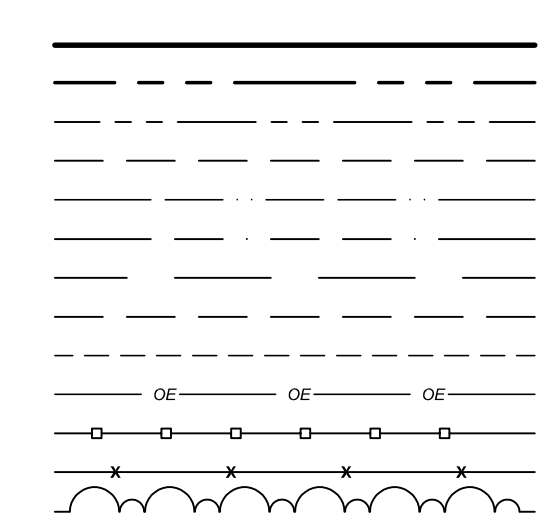
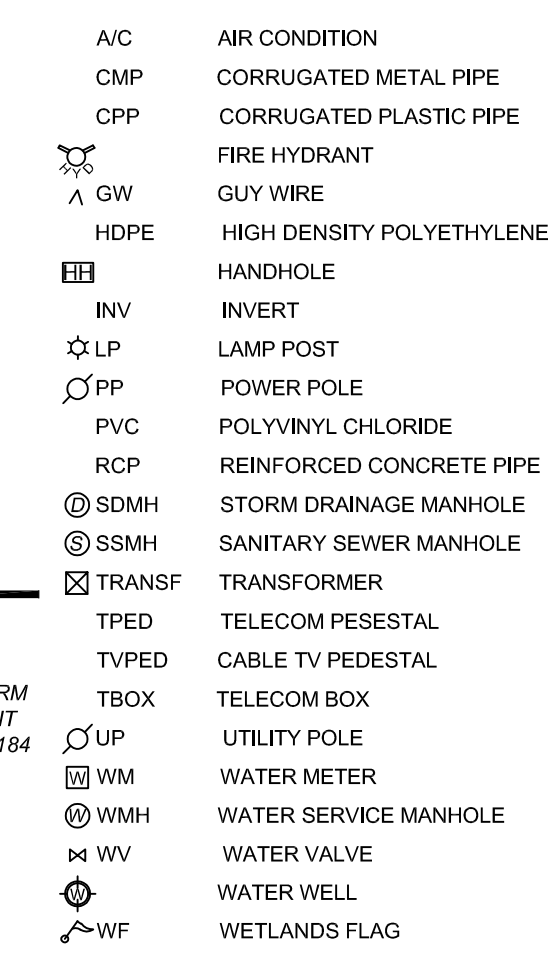


LINETYPE LEGEND



SUBJECT PARCEL BOUNDARY
 RIGHT OF WAY
 ADJACENT PROPERTY LINE
 ADJACENT PROPERTY LINE (NOT SURVEYED)
 ACCESS EASEMENT LINE
 STORM DRAINAGE EASEMENT LINE
 EDGE OF PAVING
 EDGE OF GRAVEL
 EARTHEN PATH
 OVERHEAD ELECTRIC LINES
 WOOD FENCE LINE
 CHAIN LINK FENCE LINE
 TREELINE / WOODS LINE

UTILITY LEGEND



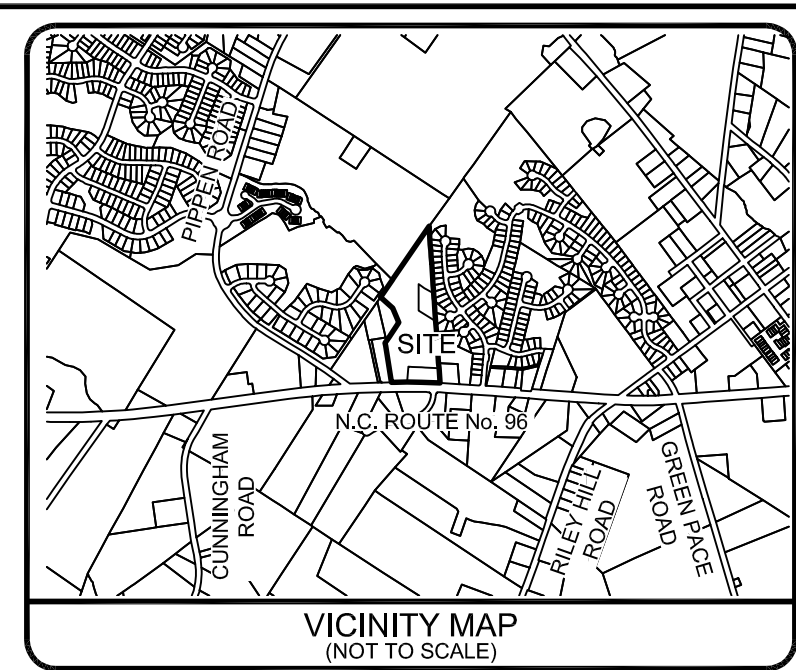
AC AIR CONDITION
 CMP CORRUGATED METAL PIPE
 CPP CORRUGATED PLASTIC PIPE
 FH FIRE HYDRANT
 GW GUY WIRE
 HDPE HIGH DENSITY POLYETHYLENE
 HH HANDHOLE
 INV INVERT
 LP LAMP POST
 PP POWER POLE
 PVC POLYVINYL CHLORIDE
 RCP REINFORCED CONCRETE PIPE
 SDMH STORM DRAINAGE MANHOLE
 SSMH SANITARY SEWER MANHOLE
 TRANSF TRANSFORMER
 TPED TELECOM PEDESTAL
 TVPED CABLE TV PEDESTAL
 TBOX TELECOM BOX
 UP UTILITY POLE
 WM WATER METER
 WMH WATER SERVICE MANHOLE
 WV WATER VALVE
 WW WATER WELL
 WF WETLANDS FLAG

BOUNDARY LEGEND

AG ABOVE GROUND
 BG BELOW GROUND
 BM# BENCH MARK & No.
 B.M. BOOK OF MAPS
 CMF CONCRETE MONUMENT FOUND
 DB DEED BOOK
 (E-20) EASEMENT TIE
 IPF IRON PIPE FOUND
 ORF IRON ROD FOUND
 IRS IRON ROD SET
 ELEV ELEVATION
 FFE FINISHED FLOOR ELEVATION
 MNF MAG NAIL FOUND
 MNS MAG NAIL SET
 NAD NORTH AMERICAN DATUM
 NCGS NC GEODETIC SURVEY
 P.B. PLAT BOOK
 PG. PAGE
 PIN PARCEL IDENTIFICATION NUMBER
 ONF NAIL FOUND
 R/W RIGHT OF WAY
 CMF CONCRETE MONUMENT FOUND
 SF SQUARE FEET
 (3) SCHEDULE B ITEM REFERENCE No.
 (3) SURVEYED PARCEL No.

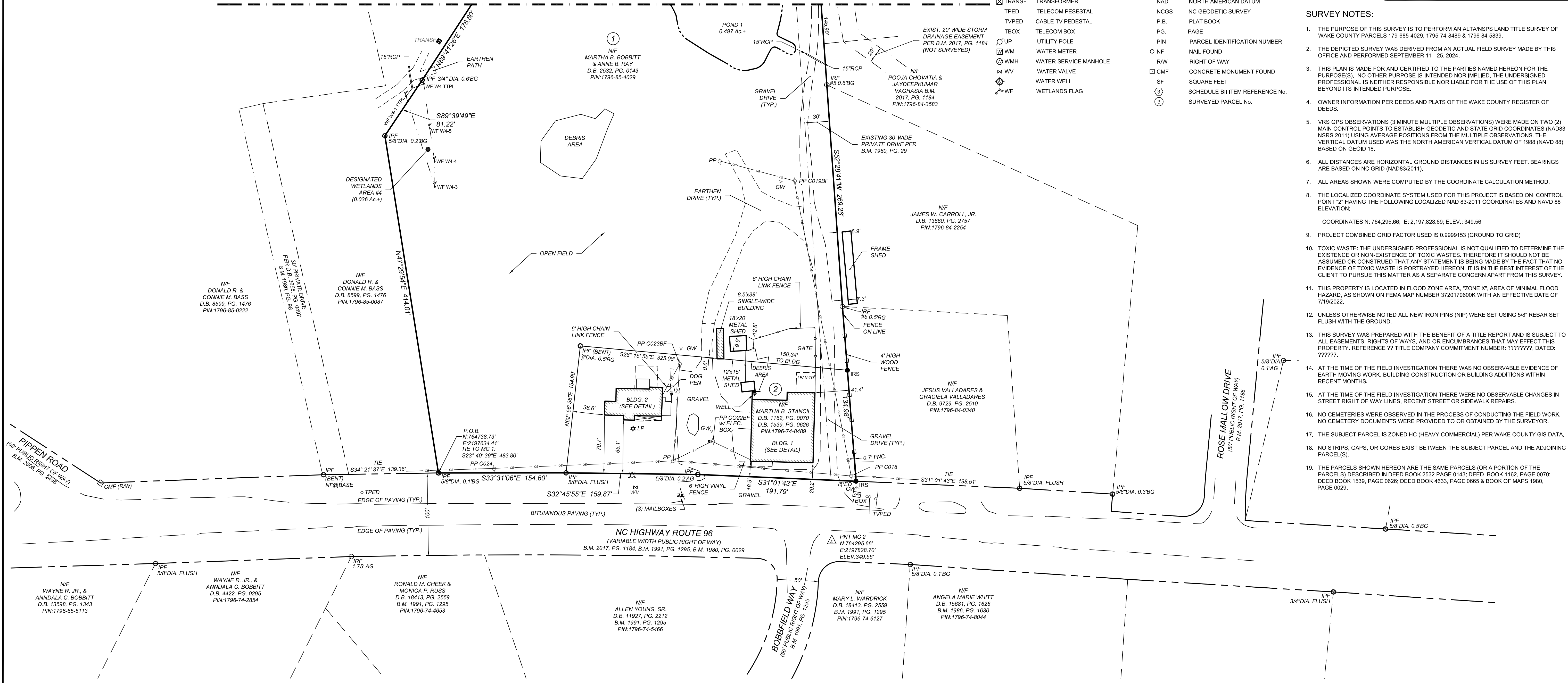
PARCEL AREA TABLE

- 1 PARCEL 1 - 531,713 S.F. / 12.206 Acres
- 2 PARCEL 2 - 48,304 S.F. / 1.109 Acres
- 3 PARCEL 3 - 53,841 S.F. / 1.231 Acres



REVISION	DATE

MATCHLINE ~ SEE SHEET 2



SURVEY NOTES:

- THE PURPOSE OF THIS SURVEY IS TO PERFORM AN ALTANSPS LAND TITLE SURVEY OF WAKE COUNTY PARCELS 179-685-4029, 1795-74-8489 & 1796-84-5839.
- THE DEPICTED SURVEY WAS DERIVED FROM AN ACTUAL FIELD SURVEY MADE BY THIS OFFICE AND PERFORMED SEPTEMBER 11 - 25, 2024.
- THIS PLAN IS MADE FOR AND CERTIFIED TO THE PARTIES NAMED HEREON FOR THE PURPOSE(S). NO OTHER PURPOSE IS INTENDED NOR IMPLIED. THE UNDERSIGNED PROFESSIONAL IS NEITHER RESPONSIBLE NOR LIABLE FOR THE USE OF THIS PLAN BEYOND ITS INTENDED PURPOSE.
- OWNER INFORMATION PER DEEDS AND PLATS OF THE WAKE COUNTY REGISTER OF DEEDS.
- VRS GPS OBSERVATIONS (3 MINUTE MULTIPLE OBSERVATIONS) WERE MADE ON TWO (2) MAIN CONTROL POINTS TO ESTABLISH GEODETIC AND STATE GRID COORDINATES (NAD83 NSRS 2011) USING AVERAGE POSITIONS FROM THE MULTIPLE OBSERVATIONS. THE VERTICAL DATUM USED WAS THE NORTH AMERICAN VERTICAL DATUM OF 1988 (NAVD 88) BASED ON GEOID 18.
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN US SURVEY FEET. BEARINGS ARE BASED ON NC GRID (NAD83/2011).
- ALL AREAS SHOWN WERE COMPUTED BY THE COORDINATE CALCULATION METHOD.
- THE LOCALIZED COORDINATE SYSTEM USED FOR THIS PROJECT IS BASED ON CONTROL POINT "Z" HAVING THE FOLLOWING LOCALIZED NAD 83-2011 COORDINATES AND NAVD 88 ELEVATION:
 COORDINATES N: 764,295.66; E: 2,197,828.69; ELEV.: 349.56
- PROJECT COMBINED GRID FACTOR USED IS 0.9999153 (GROUND TO GRID)
- TOXIC WASTE: THE UNDERSIGNED PROFESSIONAL IS NOT QUALIFIED TO DETERMINE THE EXISTENCE OR NON-EXISTENCE OF TOXIC WASTES. THEREFORE IT SHOULD NOT BE ASSUMED OR CONSTRUED THAT ANY STATEMENT IS BEING MADE BY THE FACT THAT NO EVIDENCE OF TOXIC WASTE IS PORTRAYED HEREON. IT IS IN THE BEST INTEREST OF THE CLIENT TO PURSUE THIS MATTER AS A SEPARATE CONCERN APART FROM THIS SURVEY.
- THIS PROPERTY IS LOCATED IN FLOOD ZONE AREA, "ZONE X", AREA OF MINIMAL FLOOD HAZARD, AS SHOWN ON FEMA MAP NUMBER 3720179600K WITH AN EFFECTIVE DATE OF 7/19/2022.
- UNLESS OTHERWISE NOTED ALL NEW IRON PINS (NIP) WERE SET USING 5/8" REBAR SET FLUSH WITH THE GROUND.
- THIS SURVEY WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO ALL EASEMENTS, RIGHTS OF WAYS, AND OR ENCUMBRANCES THAT MAY AFFECT THIS PROPERTY. REFERENCE ?? TITLE COMPANY COMMITMENT NUMBER: ????????. DATED: ??????.
- AT THE TIME OF THE FIELD INVESTIGATION THERE WAS NO OBSERVABLE EVIDENCE OF EARTH MOVING WORK, BUILDING CONSTRUCTION OR BUILDING ADDITIONS WITHIN RECENT MONTHS.
- AT THE TIME OF THE FIELD INVESTIGATION THERE WERE NO OBSERVABLE CHANGES IN STREET RIGHT OF WAY LINES, RECENT STREET OR SIDEWALK REPAIRS.
- NO CEMETERIES WERE OBSERVED IN THE PROCESS OF CONDUCTING THE FIELD WORK. NO CEMETERY DOCUMENTS WERE PROVIDED TO OR OBTAINED BY THE SURVEYOR.
- THE SUBJECT PARCEL IS ZONED HC (HEAVY COMMERCIAL) PER WAKE COUNTY GIS DATA.
- NO STRIPS, GAPS, OR GORES EXIST BETWEEN THE SUBJECT PARCEL AND THE ADJOINING PARCEL(S).
- THE PARCELS SHOWN HEREON ARE THE SAME PARCELS (OR A PORTION OF THE PARCELS) DESCRIBED IN DEED BOOK 2532 PAGE 0143; DEED BOOK 1162, PAGE 0070; DEED BOOK 1539, PAGE 0626; DEED BOOK 4633, PAGE 0665 & BOOK OF MAPS 1980, PAGE 0029.

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 Suite 200, Raleigh, NC 27612
 Phone: (919) 233-8091, Fax: (919) 233-8031
 NC License# F-1222
 Internet Site: http://www.mckimcreed.com

PRELIMINARY PLAT
 NOT FOR RECORDATION
 CONVEYANCE OR SALES

PROJECT # : 085Z0001	PROJ. SVR# : KDM
DRAWN BY : LWT	FIELD BK. :
COMP. FILE # :	SHEET # : 1 OF 2
DWG. # :	

ALTANSPS LAND TITLE SURVEY OF PARCELS 179-685-4029, 1795-74-8489 & 1796-84-5839 FOR SPECTRUM INVESTMENT SOLUTIONS, LLC
 DATE: OCTOBER 4, 2024 SCALE: AS NOTED
 LITTLE RIVER TOWNSHIP WAKE COUNTY NORTH CAROLINA

ALTANSPS LAND TITLE SURVEY CERTIFICATION:

I KEVIN D. MEDEIROS, PLS CERTIFY THAT THIS PLAT AND THE FIELD SURVEY ON WHICH IT IS BASED WAS PREPARED UNDER THE MY DIRECT SUPERVISION (DEED DESCRIPTIONS RECORDED IN BOOKS AS SHOWN ON THE PLAT); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS BROKEN LINES; THAT THE GLOBAL POSITIONING SYSTEM (GPS) OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL POSITIONING ACCURACY STANDARDS, PART 2: STANDARDS FOR GEODETIC NETWORKS AT THE 0.03" HORIZONTAL AND 0.04" VERTICAL ACCURACY CLASSIFICATION (95% CONFIDENCE) USING THE NORTH CAROLINA VIRTUAL REFERENCE STATION NETWORK. THAT THE BOUNDARY SURVEY MEETS THE MEASUREMENT STANDARDS OF THE MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTANSPS LAND TITLE SURVEYS (EFFECTIVE FEBRUARY 23, 2021) WITH A MAXIMUM ALLOWABLE RELATIVE POSITIONAL PRECISION OF 0.07 PLUS 50 PARTS PER MILLION; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600) AS AMENDED, WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER, AND SEAL THIS ?? DAY OF OCTOBER, AD. 2024.

TO: SPECTRUM INVESTMENT SOLUTIONS, LLC
 ANNE B. BOBBITT & MARTHA B. RAY

THIS IS TO CERTIFY THAT THIS MAP OR PLAT AND THE SURVEY ON WHICH IT IS BASED WERE MADE IN ACCORDANCE WITH THE 2021 MINIMUM STANDARD DETAIL REQUIREMENTS FOR ALTANSPS LAND TITLE SURVEYS, JOINTLY ESTABLISHED AND ADOPTED BY ALTA AND NSPS. THE FIELD WORK WAS COMPLETED ON SEPTEMBER 25, 2024.

DATE OF PLAT OR MAP: OCT. 4, 2024

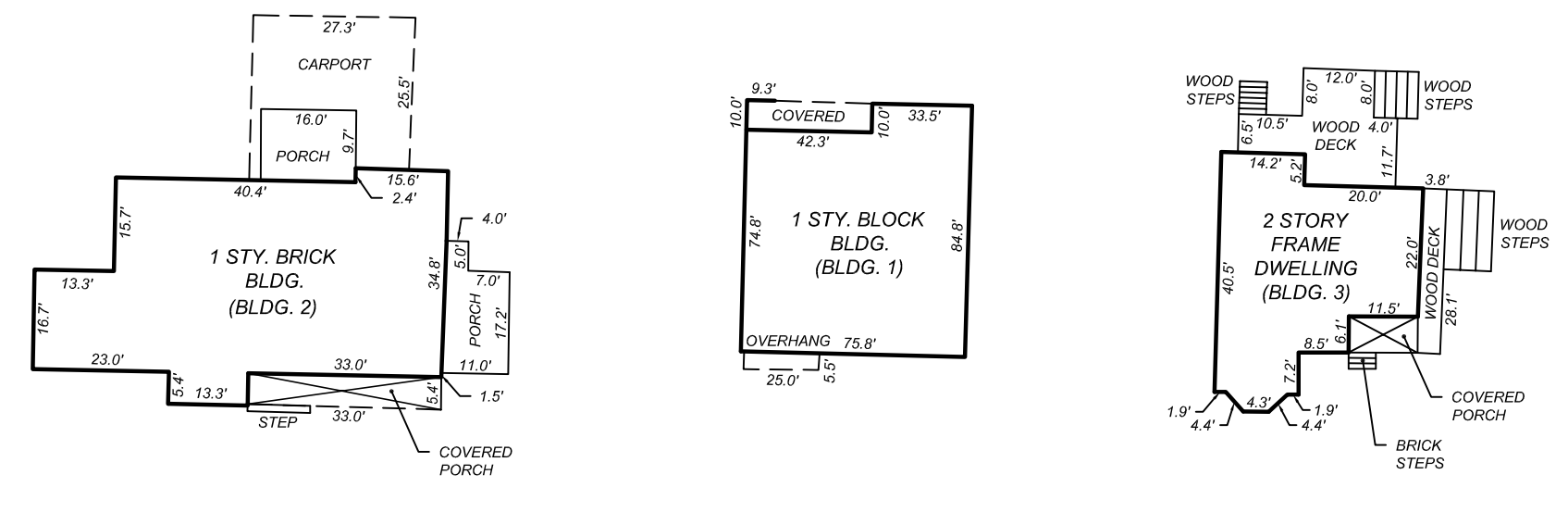
PRELIMINARY PLAT
 NOT FOR RECORDATION
 CONVEYANCE OR SALES

KEVIN D. MEDEIROS, PLS L-4668

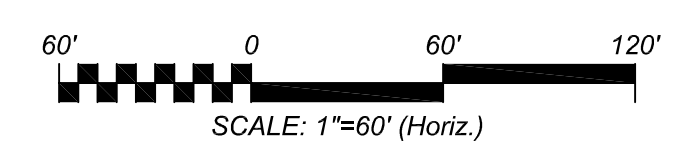
GPS CERTIFICATION:

I, KEVIN D. MEDEIROS, PLS CERTIFY THAT THIS MAP WAS PREPARED UNDER MY SUPERVISION FROM AN ACTUAL GPS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY:

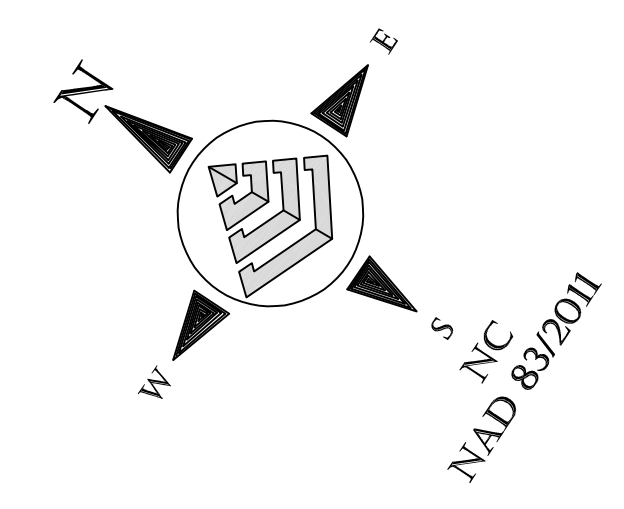
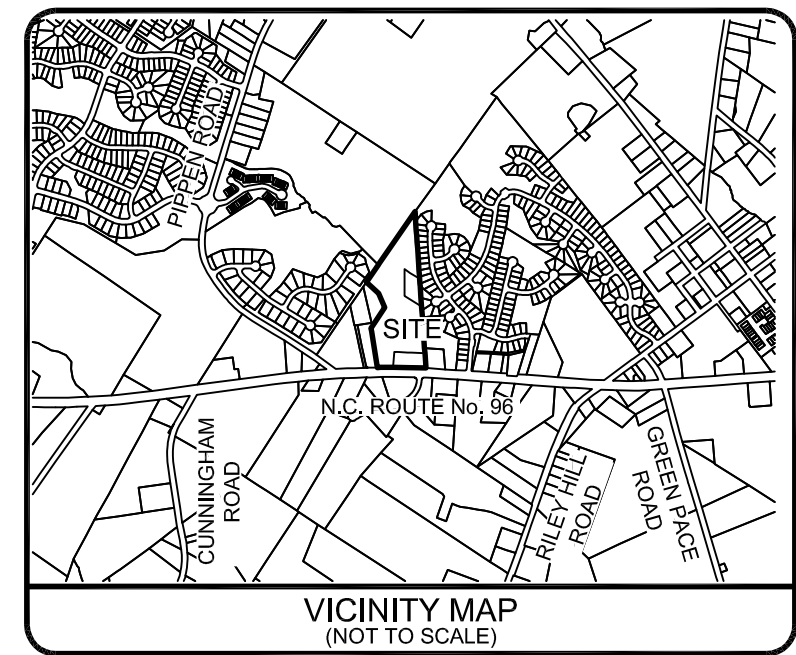
- CLASS OF SURVEY: A
- POSITIONAL ACCURACY: H-0.03' / V-0.04'
- TYPE OF GPS FIELD PROCEDURE: NC VRS NETWORK
- DATES OF SURVEY: 9-12-2024
- DATUM/EPOCH: NAD 83 NSRS 2011 - NAVD 88
- PUBLISHED/FIXED CONTROL: FIXED
- GEOID MODEL: 18
- COMBINED GRID FACTOR: 0.9999153 (GROUND TO GRID)
- UNITS: US SURVEY FEET



BUILDING DETAILS
 N.T.S.



SCALE: 1"=60' (Horiz.)



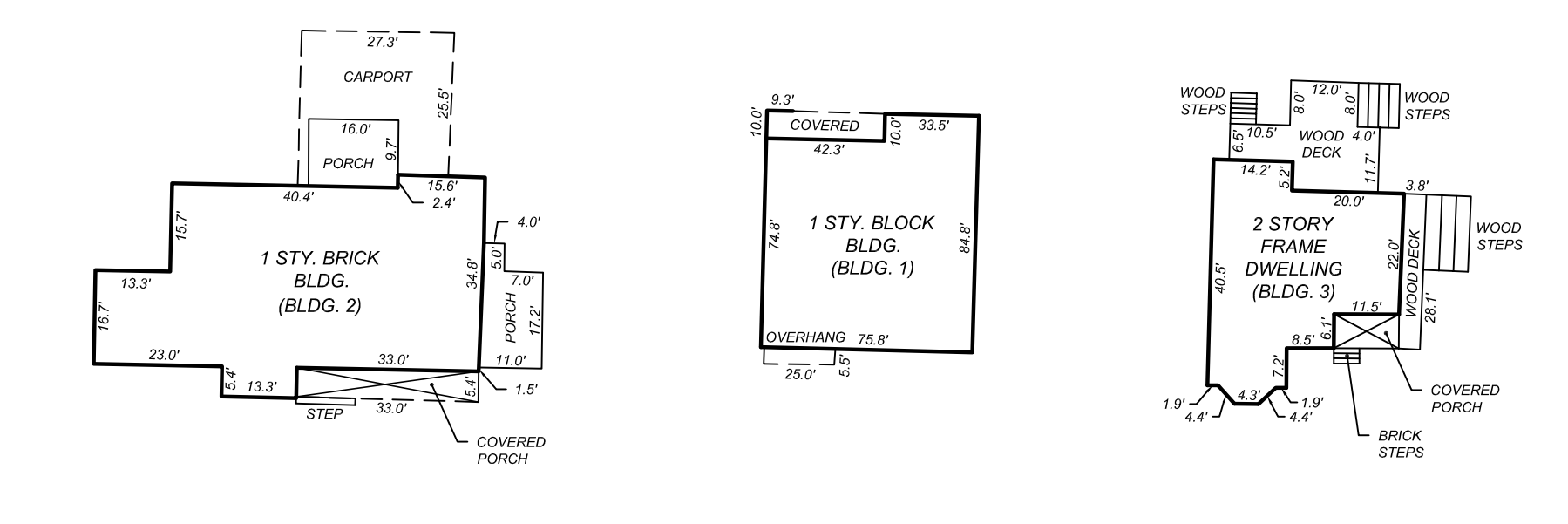
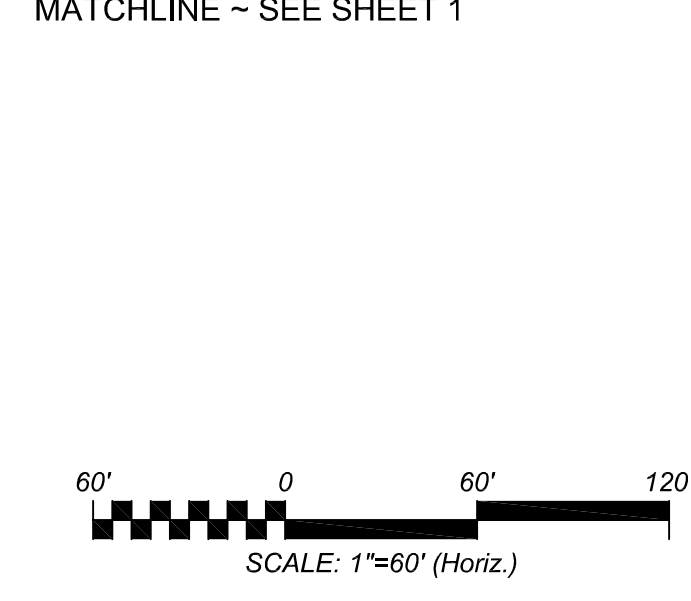
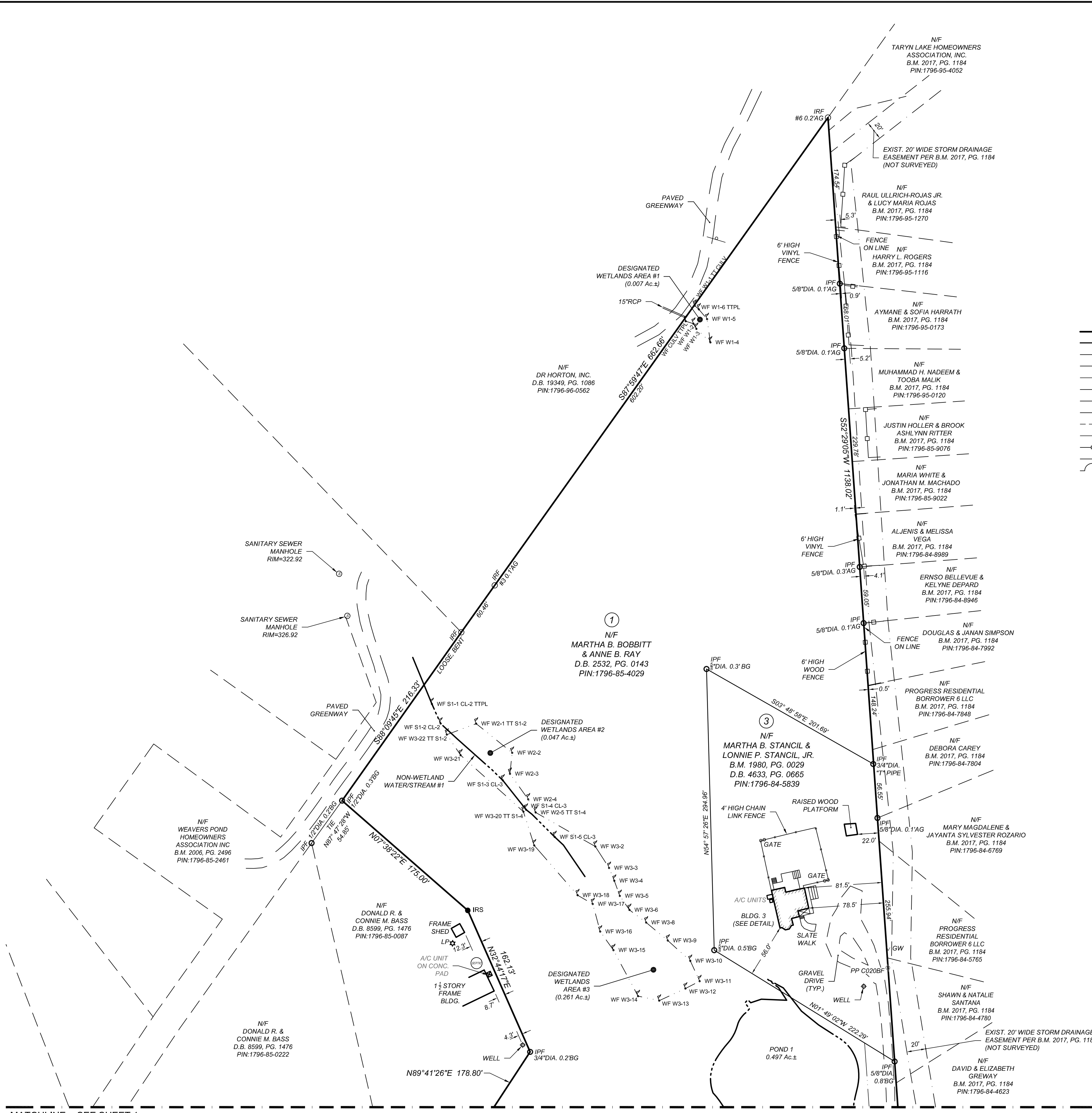
DATE	REVISION

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PRELIMINARY PLAT
 NOT FOR RECORDATION
 CONVEYANCE OR SALES

PROJECT #: 085Z0001
 PROJ. SVR: KDM
 DRAWN BY: LWT
 FIELD BK.:
 COMP. FILE: 1 OF 2
 SHEET #: 2 OF 2
 DWG. #:

ALTANSPS LAND TITLE SURVEY
 OF
 PARCELS 179-685-4029, 1795-74-8489 & 1796-84-5839
 FOR
 SPECTRUM INVESTMENT SOLUTIONS, LLC
 DATE: OCTOBER 4, 2024 SCALE: AS NOTED
 LITTLE RIVER TOWNSHIP WAKE COUNTY NORTH CAROLINA



LINETYPE LEGEND

	SUBJECT PARCEL BOUNDARY
	RIGHT OF WAY
	ADJACENT PROPERTY LINE
	ADJACENT PROPERTY LINE (NOT SURVEYED)
	ACCESS EASEMENT LINE
	STORM DRAINAGE EASEMENT LINE
	EDGE OF PAVING
	EDGE OF GRAVEL
	EARTHEN PATH
	OVERHEAD ELECTRIC LINES
	WOOD FENCE LINE
	CHAIN LINK FENCE LINE
	TREELINE / WOODSLINE

UTILITY LEGEND

	AIR CONDITION
	CORRUGATED METAL PIPE
	CORRUGATED PLASTIC PIPE
	FIRE HYDRANT
	GUY WIRE
	HIGH DENSITY POLYETHYLENE
	HANDHOLE
	INVERT
	LAMP POST
	POWER POLE
	POLYVINYL CHLORIDE
	REINFORCED CONCRETE PIPE
	STORM DRAINAGE MANHOLE
	SANITARY SEWER MANHOLE
	TRANSFORMER
	TELECOM PEDESTAL
	CABLE TV PEDESTAL
	TELECOM BOX
	UTILITY POLE
	WATER METER
	WATER SERVICE MANHOLE
	WATER VALVE
	WATER WELL
	WETLANDS FLAG

BOUNDARY LEGEND

	ABOVE GROUND
	BELOW GROUND
	BENCH MARK & No.
	BOOK OF MAPS
	CONCRETE MONUMENT FOUND
	DEED BOOK
	EASEMENT TIE
	IRON PIPE FOUND
	IRON ROD FOUND
	IRON ROD SET
	ELEVATION
	FINISHED FLOOR ELEVATION
	MAG NAIL FOUND
	MAG NAIL SET
	NORTH AMERICAN DATUM
	NC GEODETIC SURVEY
	PLAT BOOK
	PAGE
	PARCEL IDENTIFICATION NUMBER
	NAIL FOUND
	RIGHT OF WAY
	CONCRETE MONUMENT FOUND
	SQUARE FEET
	SCHEDULE BII ITEM REFERENCE No.

PARCEL AREA TABLE

1	PARCEL 1 - 531,713 S.F. / 12.206 Acres
2	PARCEL 2 - 48,304 S.F. / 1.109 Acres
3	PARCEL 3 - 53,641 S.F. / 1.231 Acres

MATCHLINE - SEE SHEET 1

BUILDING DETAILS
 N.T.S.