

To (Client):

Town of Landis
Attn: Jessica St. Martin
312 N Main Street
Landis, NC 28088
(704) 857-2411 ext. 601
jstmartin@townoflandis.com

From (Surveyor):

Utley Land Surveying, PLLC
746 Edgemoor Drive
Mooresville, NC 28115
(704) 798-9715
utleylandsurveying@gmail.com

Proposal For Surveying Services

Date: 12/19/2025

Scope of Services – Boundary Survey

Utley Land Surveying, PLLC will perform a Boundary Survey for Rowan County Tax Parcels 109 003, 109 004, 109 005, 109 006, 109 007, 109 008, 109 009, 109 110, 109 111, and 109 146. See Exhibit A for project area.

Boundary Survey will consist of the following:

1. Establishing GPS control within the project area.
2. Locating existing property corners for the subject parcel and adjoining parcels.
3. Locating visible evidence of occupation along the subject parcel lines.
4. Locating visible above ground utility appurtenances.
5. Locating and mapping visible improvements located on the subject parcels and within road rights-of-way abutting subject parcels.
6. Processing and mapping field data.
7. Deed research for subject parcel and adjoining parcels.
8. Road rights-of-way will be defined based on publicly available records and field located features.
9. Boundary analysis and determination.

Upon completion of the scope of services outlined above, the surveyor will deliver to the client a signed PDF of the results of the survey. If the client requests additional deliverables, it may incur an additional fee.

Scope of Services – Recombination Plat

Utley Land Surveying, PLLC will prepare a Recombination Plat for Rowan County Tax Parcels 109 003, 109 004, 109 005, 109 006, 109 007, 109 008, 109 009, 109 110, 109 111, and 109 146. See Exhibit A for project area.

Details:

1. Recombination plat will utilize the herein described boundary survey scope as the basis of design.
2. Recombination plat will meet minimum standards as outlined in North Carolina State Statutes and be prepared in accordance with local guidelines and regulations.
3. Upon client and surveyor approval, the recombination plat will be submitted to the appropriate local organization for preliminary review.
4. Upon completion of preliminary review, the plat will be submitted to the appropriate County Register of Deeds for recordation.

OUT OF SCOPE ITEMS

The following items are out of the scope of services rendered:

- 1. Legal Services
- 2. Resolution of boundary conflicts, gaps, overlaps, and parcel encroachments
- 3. Title searches or abstracting
- 4. Shipping and/or delivery fees
- 5. Recording fees

Schedule

Utley Land Surveying, PLLC will complete the scope of services outlined herein within an estimated 3 weeks from the first site visit from the surveyor. Client acknowledges that Surveyor may not be able to complete the project by the estimated completion date for various reasons including, without limitation, unforeseen weather conditions or occurrences, access limitations, and/or site conditions that may affect the pace of fieldwork.

Fee - \$4,100.00

Utley Land Surveying, PLLC will complete the scope of services outlined herein for a fixed fee total of \$4,100.00. See below for individual item breakdown.

Boundary Survey: \$3,300.00

Recombination Plat: \$800.00

If conditions are encountered that require additional surveying services beyond the scope of services outlined herein, we will contact you regarding such conditions and obtain your approval before performing any such service and/or exceeding the above cost. Costs for any additional services will be negotiated between the surveyor and the client and agreed to in writing before such services are rendered.

Utley Land Surveying, PLLC thanks you for your consideration of survey services.

Sincerely,



J. Tyler Utley
Member/Manager
Utley Land Surveying, PLLC
NC Firm # P-3240

Client Name: _____

Client Signature: _____

Date: _____

This proposal is valid for 30 calendar days.

Exhibit A

