

VICINITY MAP (NTS)

LEGEND:

- EIP - EXISTING IRON PIPE
- EIB - EXISTING IRON BAR
- BEIP - BENT IRON PIPE
- BEIB - BENT IRON BAR
- OM - CONCRETE MONUMENT
- NIP - NEW IRON PIPE SET
- CATV - CABLE TV BOX
- EB - ELECTRIC BOX
- TEL - TELEPHONE PEDESTAL
- PP - POWER POLE
- OHL - OVERHEAD LINE
- LP - LIGHT POLE
- WM - WATER METER
- WV - WATER VALVE
- CO - SEWER CLEAN-OUT
- SW - SIDEWALK
- PO - PORCH
- N/F - NOW OR FORMERLY
- CVRD - COVERED
- CB - CATCH BASIN
- EOP - EDGE OF PAVEMENT
- BOC - BACK OF CURB

SETBACKS:

- P.B. 2024, PG. 552
- FRONT 35'
 - SIDE 20'
 - REAR 25'
 - SIDE STREET 20'

- NOTES:
1. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
 2. AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.
 3. LINES NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS PLAT.
 4. PROPERTY MAY BE SUBJECT TO ANY/ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND OR DEEDED AND HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND LOCATION OF EASEMENTS, AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.

THIS PARCEL IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS INDICATED ON CID NO. 370328 PANEL 0600 SUFFIX J HARNETT COUNTY WITH AN EFFECTIVE DATE OF 10/03/2006.

IMPERVIOUS SURFACE TABLE	
HOUSE	2,515 S.F.
DRIVEWAY	643 S.F.
SIDEWALKS	44 S.F.
TOTAL IMPERVIOUS AREA	3,202 S.F.
MAX ALLOWABLE IMPERVIOUS	6,000 S.F.

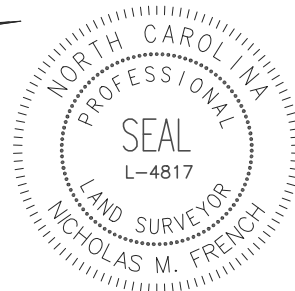
THIS EXHIBIT MAP IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

P R E L I M I N A R Y

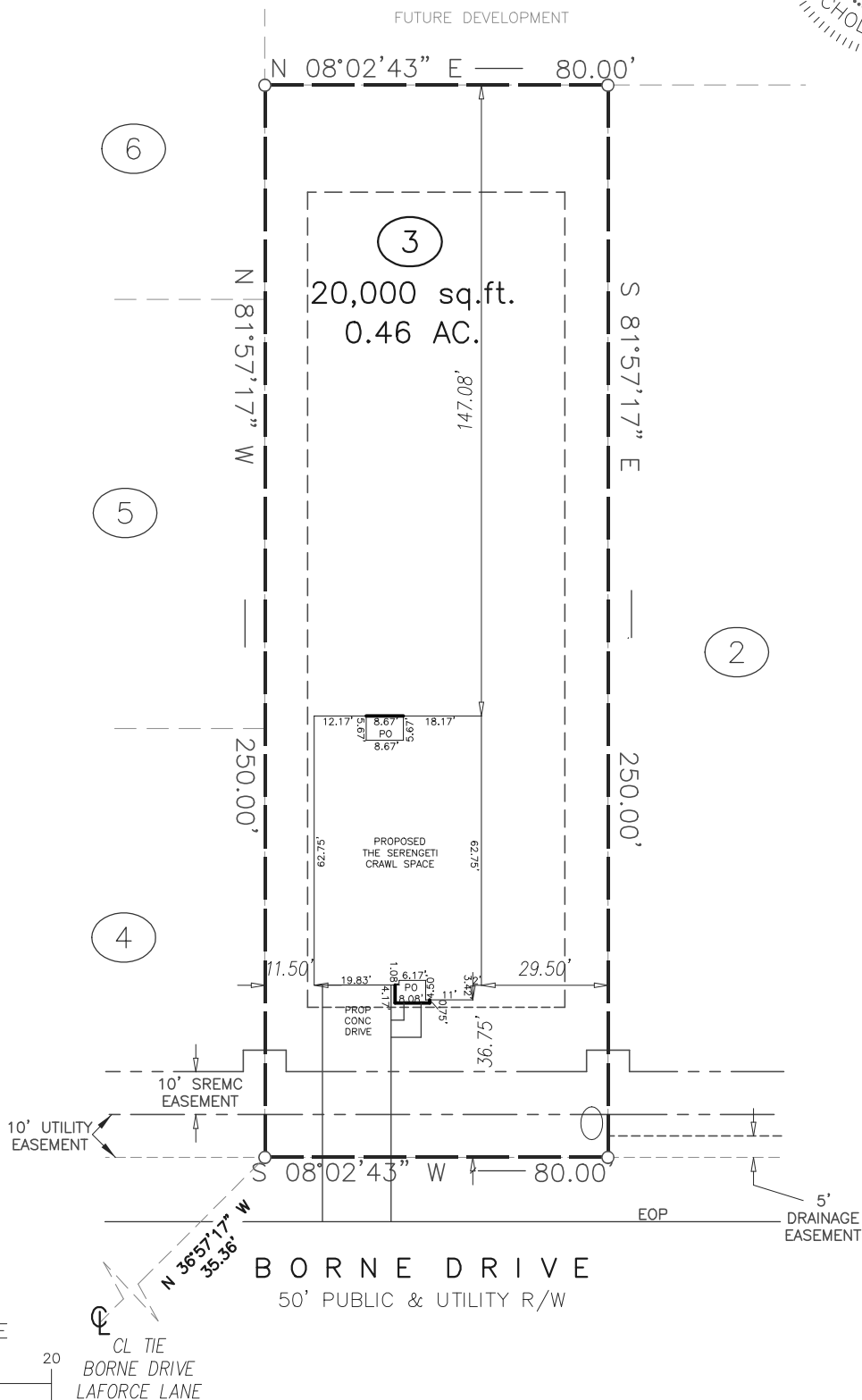
NICHOLAS M. FRENCH, PLS L-4817 DATE

THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED.

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.



REVISION: MOVED HOUSE 9' TO THE LEFT PER REQUEST 2-10-25 AMW



GRAPHIC SCALE



1 inch = 40 ft.

P R E L I M I N A R Y

PROJECT: BRAYDEN PRESERVE

DRAWN BY: VIH

SURVEYED BY:

FIELD WORK:

DWG DATE: 01-27-2025

PLOT PLAN

FOR

LGI HOMES

BORNE DRIVE

LOT 3 BRAYDEN PRESERVE SUBDIVISION

UPPER LITTLE RIVER TWP., HARNETT CO., NC

P.B. 2024, PG. 552

ECLS
GLOBAL, INC.

U.S. Veteran-Owned
19 N MCKINLEY ST
COATS, NC 27521

910.897.3257 eclsglobalinc.com
910.897.2329 (fax) CO#C-4175