DocuSign Envelope ID: 146C707E-3C6C-46BE-8A62-1B58C2AB9A49

I hereby certify that this record plat complies with the subdivision regulations of Harnett County, North Carolina; and that this plat has been approved for recording in the Register of Deeds of Harnett County.

11/25/2020
Date

DocuSigned by: Theresa Jones
Planning Director

Roy L. Johnson
Peggy H. Johnson
deed book 1757,
page 915

Roy L. Johnson
deed book 493,
page 385

Terry Dean Evans
Carolyn W. Evans
deed book 1301,
page 292

Terry Ashley Moody
deed book 673,
page 683

Terry Ashley Moody
deed book 673,
page 683

N 78°19'52"E
401.38'

10'setback

N 71°59'04"E
718.34'

10'setback

35' setback

TIE LINE
S 22°58'17"E
223.89'

S 15°12'19"E
221.10'

HOBSON RD. SR.#1712 60' PUBLIC R/W

N 74°14'20"E
29.84'

N 15°21'06"W
210.24'

N 15°10'43"W
751.80'

10'setback

N 74°14'20"E
430.34'

10'setback

1

MARILYN S. BREWER
DEED BOOK 944, PAGE 490-492

PIN: 1527-09-2350.000

1.92 ACRES
+0.03 ACRES +/-
1.95 ACRES +/- RECOMBINED

EXISTING HOUSE

POOL AREA

PROPOSED BUILDING

25' setback

S 15°01'47"E
131.80'

S 14°57'03"E
131.59'

51.89'

33.70'

10'setback

52.98'

S 72°08'31"W

ERB

SRB

L1

L2

0.03 ACRES +/-

35' setback

10'setback

S 17°39'35"E
62.74'

35' setback

10'setback

224.69'
S 72°10'14"W

50.08'
S 72°09'12"W

161.30'
S 72°10'33"W

218.21'
S 72°10'00"W

ERB

2

Allen S. Lopez
Katheryn M. Lopez
deed book 1877,
page 149

2

10.90 ACRES
-0.03 ACRES +/-
10.87 ACRES +/- REMAINDER

Course	Bearing	Distance
L1	N 73°47'55" E	11.04'
L2	S 72°08'37" W	10.87'

NORTH FROM PLAT BOOK 2014, PAGE 21

25' setback

S 15°23'42"E
660.14'

Terry Ashley Moody
deed book 673,
page 683

Submitted electronically by "Lambert Survey, Inc"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

10'setback

N 15°03'12"W
171.22'

35' setback

10'setback

399.62'
S 74°42'17"W

36.61'
S 74°46'06"W

Joyce Mclamb Trustee
Joyce S. Mclamb Rev. Trust
deed book 3678, page 771

Joyce Mclamb Trustee
Joyce S. Mclamb Rev. Trust
deed book 3764, page 155

SR.#1714
SITE
CREEK
SR.#1712
US 301
SEABOARD COAST LINE
SR.#1801
NOT TO SCALE

VICINITY MAP

North Carolina, Johnston County

I, W. Royce Lambert JR. certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 944, Page 490-492, etc.) (other); that the boundaries not surveyed are clearly indicated as drawn from information found in Book ____ Page ____; that the ratio of precision or positional accuracy as calculated is 1:10000+; that this plat was prepared in accordance with G.S. 47-30 as amended.

☒ D. That the survey is of another category, such as the recombination of existing parcels, a court-ordered survey, or other exemption or exception to the definition of subdivision.

Witness my original signature, license number, and seal this 29 day of NOVEMBER, A.D., 20 20.

DocuSigned by: W.Royce Lambert Jr.
F04C4A878F4B4F3...
Professional Land Surveyor

L # 3517
License Number

Seal or Stamp

NORTH CAROLINA PROFESSIONAL SEAL L-3517 LAND SURVEYOR W. ROYCE LAMBERT, JR.

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2020 Nov 30 12:19 PM NC Rev Stamp: $ 0.00
Book: 2020 Page: 420 - 420 Fee: $ 21.00
Instrument Number: 2020022191

LEGEND

ESR	Existing Steel Rod
SSR	Set Steel Rod
ECPS	Existing Cotton Picker Spindle
SCPS	Set Cotton Picker Spindle
EN	Existing Nail
EIP	Existing Iron Pipe
SIP	Set Iron Pipe
EIS	Existing Iron Stake
SIS	Set Iron Stake
EPKN	Existing PK Nail
SPKN	Set PK Nail
ECM	Existing Concrete Monument
SRB	Set Rebar
ERB	Existing Rebar
ELS	Existing Lightwood Stake
℄	Property Line
PP	Power Pole
LP	Light Pole
EFH	Existing Fire Hydrant

CERTIFICATE OF OWNERSHIP, DEDICATION AND JURISDICTION

I (we) hereby certify that I am (we are) the owner(s) or agent of the property shown and described hereon and that I (we) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building setback lines, and dedicate all streets, alleys, walks, parks, and other sites and easements to public or private use as noted, and all of the land shown hereon is within the subdivision regulation jurisdiction of Harnett County except: ____

11/25/2020
Date

DocuSigned by: W.Royce Lambert Jr. AS AGENT FOR
F04C4A878F4B4F3...
MARILYN S. BREWER

LAMBERT SURVEYING INC.
C-1280

W. ROYCE LAMBERT, Jr. PLS 3517
3732 OLD FAIRGROUND ROAD,
ANGIER, NC, 27501
PHONE (919)-820-1479
(919)-894-3575

Harnett County Minimum
Building Setback Requirements
RA-20R, RA-20M, RA-30, & RA-40

FRONT: 35' from R/W
REAR: 25'
SIDE: 10'
CORNER LOT SIDE: 20'

30 0 30 60
GRAPHIC SCALE

FEMA FLOOD HAZARD STATEMENT
Lots shown on this plat are not located within the FEMA 100 year Flood Hazard Area as shown on FEMA Map No.: 3720152700 J
Effective Date: 1/5/2007

NOTE: Property shown hereon is not currently in a watershed district.
IRON STAKES ARE SET AT ALL CORNERS.

STATE OF NORTH CAROLINA, Harnett COUNTY

I, Sheila K Bennett, REVIEW OFFICER OF Harnett COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATE IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER Sheila Bennett
9E7B748495BE4A1...

DATE: 11/30/2020

RECOMBINATION AND SITE PLAN MAP FOR

MARILYN S. BREWER

TOWNSHIP AVERASBORO | COUNTY HARNETT

STATE: NORTH CAROLINA DATE: 11/20/2020 SCALE: 1 IN. = 60 FT.

ZONE: RA-30 TAX PARCEL: PIN: 1527-09-2350.000