

updated site plan 2/1/2022
-msb



SURVEY NOTES:

- Iron Stakes (1/2" Re-bar) set at all new property corners unless labeled otherwise.
- Magnets Nails set at all points in paved road surfaces, unless otherwise indicated.
- Areas determined by electronic method.
- All distances & dimensions are horizontal ground distances unless otherwise indicated.
- No NC Geodetic Survey monuments or other such control monuments were found within 2,000 feet of the subject property unless otherwise shown herein.
- This survey is based upon the references shown as below from County GIS records. No title search was provided for this survey. A complete title search by a licensed attorney may reveal other easements, restrictions, and title issues not made available to the surveyor.
- No underground utilities were marked by providers prior to this survey. Call NC 811 prior to any excavation to locate any underground utilities.
- Wetlands, soil conditions, or other environmental features were not delineated for this survey.

SYMBOLS & ABBREVIATIONS:

- ⊙ (M) Existing Magnetic Nail
- ⊙ (R) Existing Iron Re-Bar
- ⊙ (S) Iron Stake Set (1/2" rebar)
- ⊙ (CP) Calculated Point (not set)
- ⊙ (CNTR) Control Point
- ⊙ (E) Existing Concrete Monument
- ⊙ (M) Magnetic Nail Set
- ⊙ (CS) Collar Spindle Set
- ⊙ (ERRS) Existing Railroad Spike
- (A) Above or Below Ground Surface
- (F) Flush with Surface
- (B) Below Pavement Surface
- (P) Power Pipe
- (OE) Overhead Electric Lines
- (H) Fire Hydrant
- (A) House Address
- (L) Land Mark (Easement contained)
- (C/L) Centerline of Road or Easement
- (R/W) Right-of-Way
- (D.B.) Dead Book
- (P.B.) Plat Book
- (M.B.) Map Book
- (NC PIN) Parcel Identifier Number
- (Ac) Acres (Area of property)
- (SF) Square Feet

FEMA FLOOD HAZARD STATEMENT
The lot shown on this plot is not located within the FEMA 1% Annual chance Flood Hazard Area as shown on FEMA map No. 37200587001 Effective date: 10/3/2006

Town of Erwin Minimum Building Setback Requirements:
Zone: RD

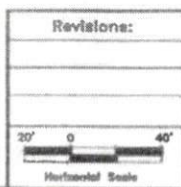
FRONT: 40' from R/W
REAR: 40'
SIDE: 12'
MAXIMUM HEIGHT: 35'

LINE LEGEND:

- Subject Boundary Surveyed
- Subject Boundary Not Surveyed
- Adjacent Property Lines
- Abandoned Property Lines
- Right of Way Lines
- Center of Right-of-Way
- Easement Lines
- Survey Tie Lines
- Minimum Building Setback
- Overhead Electric Lines
- Water Lines
- Chain Link Fence
- Road Fence



~PRELIMINARY PLOT PLAN~
- Not an actual survey -
This plan represents proposed improvements to a lot of record. This plan is subject to review and approval by County Planning and Inspections Departments.



"EXISTING PARCEL - PLOT PLAN"
Survey For:
Joshua J. Jernigan & Haley R. Jernigan
Care of: Serenity Built Homes

Property Address: 3813 Old Stage Road S., Erwin NC 28339

DUKE TOWNSHIP - HARNETT COUNTY - NORTH CAROLINA

ZONE: Erwin RD ~ PIN: 0587-99-1806.000 ~ PID: 060587 0054

REFERENCES:
-Dead Book 3954, Pg. 115
-Map #2008-167 (Lot 5)

STREAMLINE LAND SURVEYING, Inc.
NC FIRM C-1898
870 NC 55 W, Coats, N.C. 27521
Phone: 910-897-7715

DATE: AUGUST 27, 2019, NOVEMBER 2021

SCALE: 1" = 40' SURVEYED BY: REG DRAWN BY: REG

FILE: E:\0587\211118JE.dwg (ExParPlotPlan)