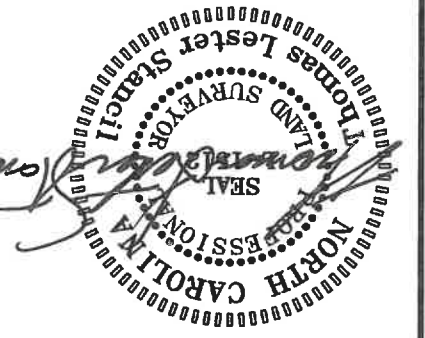


Plot Plan for:
Efrain Velazquez
 112 Harold Drive
 Angier, NC 27501
 919-762-2042
 Current Owner
Ester Ryals Terry
 PO Box 1311
 Dunn, NC 28335
 Deed Book 313, Page 225
 Estate File 91-E-211

2980 Old Stage Road North
 Coats, NC 27521
 Lot 3 Terry Ester Ryals
 Plat Cabinet "F", Slide 525D
 PIN: 0692-00-7086.000
 PID: 070692 0164
 Zoned: RA-30
 Grove Township
 Harnett County, NC
 1" = 60'
 7-9-2020, Revised 7-10-2020
 GRAPHIC SCALE



Surveyed & Mapped By
STANCIL & ASSOCIATES
 Professional Land Surveyor, P.A. C-0831
 P.O. Box 730, Angier, N.C. 27501
 919-639-2133 919-639-2602 (FAX)
 stancilsurvey@gmail.com

NOT FOR RECORDATION

Plot Plan Only - NOT A SURVEY

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'

Current Use: Single Family (Mobile Home)
 Erma Dean McCutchen
 Deed Book 1295, Page 486
 Plat Cabinet "F", Slide 769B
 Current Use: Vacant
 Sanjuana Hernandez Montoya
 Deed Book 3688, Page 679
 Map Number 2018-245

Existing 30' Access Easement
 S 63°30'37"E 657.12'
 213.79' 32.82'
 230.52' 399.9'

Existing Soil Drive
 Existing Soil Drive
 Note
 Current or future lot owner shall consult with
 adjoining property owners to attempt to get
 a joint driveway access to Old Stage Road.
 1.961 Ac. Total
 - 0.098 Ac. Road R/W
 1.863 Ac. Net

Proposed
 28 Mobile Home
 (Double Wide)
 28.0' x 68.0'

Existing 30' Access Easement Stage Coach Lane
 N 62°55'19"W 608.49'
 297.83' 64.04' 147.11' 32.63'

Current Use: Single Family
 Jennifer Lee Sorrell
 Deed Book 3401, Page 159
 Current Use: Vacant
 Arely D. Lopez
 Deed Book 3590, Page 895
 Map Number 2017-439

Existing 50' Access Easement

FEMA FLOOD HAZARD STATEMENT
 Lots shown on this plat are not
 located within the FEMA Flood
 Hazard "Zone AE" as shown on
 FEMA map No. 3720068200J & 3720068000J
 Effective Date: 10/3/2006

