

- LEGEND**
- RF FROM PIPE FOUND
 - RF FROM UNEXPOSED
 - RF FROM ROAD SET
 - RF BRICK
 - RF ASPHALT DRIVEWAY
 - R/W RIGHT-OF-WAY
 - SPRT WATER METER
 - UTILITY POLE
 - TELEPHONE PEDestal
 - CABLE TV PEDestal



- NOTES**
- ALL DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
 - ALL BEARINGS ARE BASED ON NORTH CAROLINA STATE PLANE COORDINATE SYSTEM (NAD 83).
 - A MINIMUM DISTANCE OF 100' IS REQUIRED BETWEEN DRIVEWAYS FOR LOTS 1, 2 AND 3. DISTANCE IS MEASURED FROM RADIIUS TO RADIIUS.

MEASUREMENTS:

Home 28' x 56'
 Parking Pad 21' x 21'
 Driveway: 16' across
 setback: 9.5'
 Left: 30'
 Right: 9' at Home
 10' at Bottom of Driveway



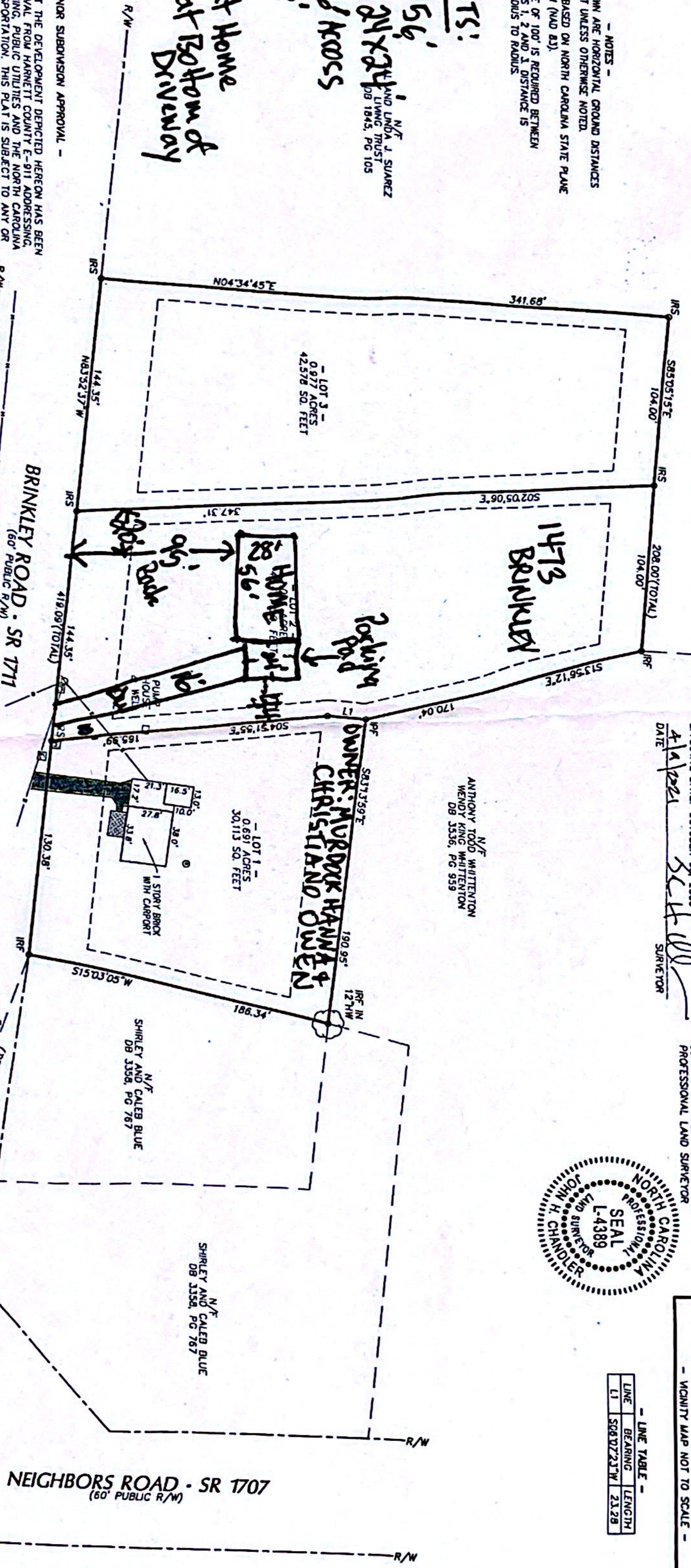
SURVEYOR'S CERTIFICATE
 THIS SURVEY CREATES A SUBDIVISION OF LAND IN AN AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.
 JOHN H. CHANDLER L-4389
 PROFESSIONAL LAND SURVEYOR

SURVEYOR'S CERTIFICATE
 I, JOHN H. CHANDLER, CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, (DEED DESCRIPTION RECORDED IN BOOK 3890, PAGE 811) (OTHER) THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS NOTED FROM INFORMATION PROVIDED OR POSITIONAL THAT THE RADIO OF PRINTED IS 10,000+- THAT ACCURACY AS CALCULATED IN ACCORDANCE WITH U.S. 17-30 AS AMENDED, IN WITNESS WHEREOF I HAVE SIGNED AND SEAL THIS DAY OF FEBRUARY, 2021.
 JOHN H. CHANDLER L-4389
 PROFESSIONAL LAND SURVEYOR

LINE TABLE

LINE	BEARING	LENGTH
L1	S89°02'23"W	23.28

NEIGHBORS ROAD - SR 1707 (60' PUBLIC R/W)



CERTIFICATE OF FLOODWAY INFORMATION

PROPERTY SHOWN HEREON IS X X IS NOT LOCATED IN A FEMA DESIGNATED FLOOD ZONE. FLOOD HAZARD PANEL NO. 3720151800
 EFFECTIVE DATE: OCTOBER 01, 2006
 DATE: 4/9/21
 SURVEYOR: SCHEIDT

CERTIFICATION OF MINOR SUBDIVISION APPROVAL

I HEREBY CERTIFY THAT THE DEVELOPMENT DESCRIBED HEREON HAS BEEN GRANTED FINAL APPROVAL FROM HARNETT COUNTY, E-911 ADDRESSING, PUBLIC HEALTH, PLANNING, PUBLIC UTILITIES AND THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION. THIS PLAN IS SUBJECT TO ANY OR ALL CONDITIONS STATED BELOW AND IS ELIGIBLE FOR RECORDATION IN THE HARNETT COUNTY REGISTER OF DEEDS WITHIN 30 DAYS OF THE DATE BELOW.
 E-911 ADDRESSING: NA
 PUBLIC UTILITIES (NOT FOR CONSTRUCTION): 1140 W. 8. BRINKLEY RD.
 NODOT MIN. W/ LINES BETWEEN DRIVEWAYS 12.2 AND 3.
 Sarah C. Miller SUBDIVISION ADMINISTRATOR DATE: 4/11/2021

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF HARNETT COUNTY AND THAT I HEREBY ADOPT THIS SUBDIVISION PLAN WITH MY FREE CONSENT, ESTABLISH MINIMUM SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, PARKS AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.
 DATE: 4-9-2021
 OWNER: [Signature]

FOR RECDISTRATION
 HARNETT COUNTY
 2821, 608 09 03 04 38 PM
 BR: 2021 04 09 148-148
 INSTRUMENT # 2021008079
 6517P900

REVIEW OFFICER'S CERTIFICATE
 STATE OF NORTH CAROLINA
 COUNTY OF HARNETT
 I, Sarah K. Bennett, REVIEW OFFICER OF HARNETT COUNTY, CERTIFY THAT THE MAP OR PLAN TO WHICH THIS CERTIFICATION IS AFFIXED MEETS THE STATUTORY REQUIREMENTS FOR RECORDING.
 DATE: 4-9-21
 REVIEW OFFICER: Sarah K. Bennett

OWNER INFORMATION
 PORCHWELL GROUP, LLC
 4725 RABOULF ROAD
 RALEIGH, NC 27609
 DEED BOOK 3890, PAGE 631
 SITE INFORMATION -
 PIN 1528-35-1064; PID 021528 0091
 ADDRESS: 1505 BRINKLEY ROAD, DUNN, NC
 TOTAL AREA - 2.82 ACRES
 122,933 SQ. FEET

CURRENT ZONING
 RA-30
 MINIMUM LOT REQUIREMENTS -
 LOT AREA - 30,000 SQ. FEET
 LOT WIDTH - 100 FEET
 FRONT SETBACK - 35 FEET
 SIDE SETBACK - 10 FEET
 REAR SETBACK - 25 FEET



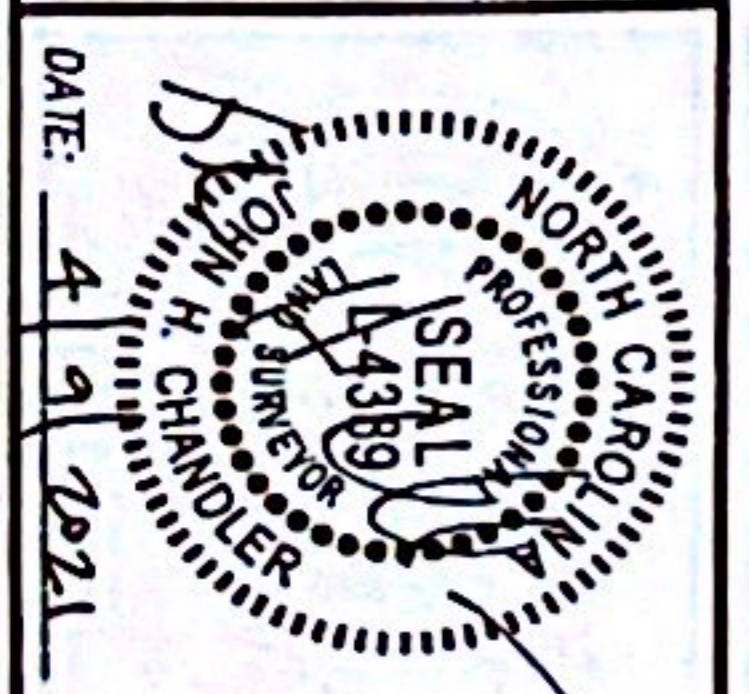
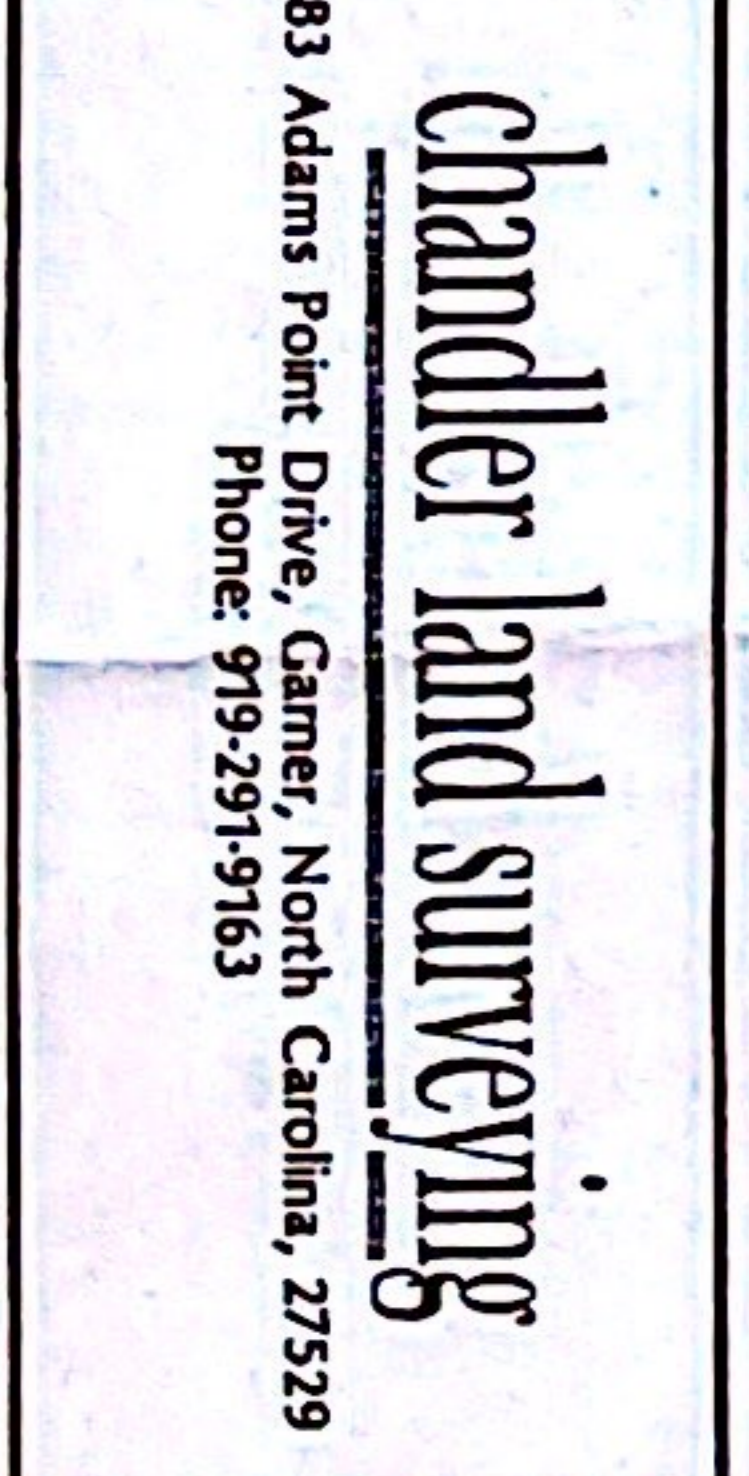
MINOR SUBDIVISION PLAN
 OF
1505 BRINKLEY ROAD PROPERTY
 FOR
PORCHWELL GROUP, LLC
 DATE: MARCH 21, 2021
 HARNETT COUNTY
 NORTH CAROLINA

PROJECT #
 202015
 SURVEYED BY
 JHC
 DRAWN BY
 DER
DRAWING NAME
 2020155-LOTS
SHEET NUMBER
 1 of 1

chandler land surveying
 83 Adams Point Drive, Garner, North Carolina, 27529
 Phone: 919-291-9163

HARNETT COUNTY REGISTER OF DEEDS
 STATE OF NORTH CAROLINA, HARNETT COUNTY
 THIS INSTRUMENT WAS PRESENTED FOR REGISTRATION AND APPROVED THIS 9th DAY OF APRIL, 2021.
 AT 2:28 PM
Matthew S. Wainwright
 REG. OF DEEDS

DATE	REVISION	INITIAL



SCALE: 1" = 50'
 DATE: MARCH 21, 2021
 HARNETT COUNTY
 NORTH CAROLINA