- 1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
- THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY. PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND/OR PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT

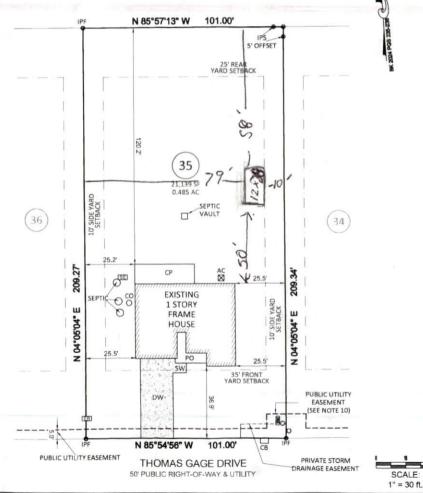
INSET SCALE: 1"=20"

- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE
- THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS
- THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
 NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS. FLOOD
- ZONES OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.ALL LINES SHOWN, IF ANY, ARE SCALED FROM THE RECORDED PLAT.
- SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE
- ZONING IS: RA-40
 A 5' PUBLIC UTILITY EASEMENT LIES PARALLEL TO THE ROADWAY RIGHT OF WAY ALONG EACH SIDE AND AROUND WATER METERS.

LOT INFORMATION:

PIN: 0642-96-9943,000 REFERENCE: DB: 4084 PGS. 320-324 TOTAL LOT AREA = 0 485 AC = 21,139 SF HOUSE = 1,893 SF FRONT PORCH = 123 SF SIDEWALK = 37 SF DRIVEWAY = 670 SF COVERED PATIO (REAR) = 300 SF AC PAD = 9 SF

EXISTING IMPERVIOUS = 3.032 SF PERCENT IMPERVIOUS = 14.34 % MAXIMUM ALLOWED IMPERVIOUS = 4,000 SF HERBERT WAYNE SENTER REVOCABLE LIVING TRUST DB: 4137 PG: 218 PIN: 0642.97.6485





Bateman Civil Survey Company

Engineers • Surveyors • Planners

2524 Reliance Avenue, Apex. NC 27539 Ph: 919,577,1080 Fax: 919,577,1081 www.batemancivisurvey.com info@batemancivisurvey.com NCBELS Firm No. C-2378



VICINITY MAP

(Not to Scale)

LEGEND

- PO = COVERED FRONT PORCH
 P = PATIO
 SP = SCREENED PORCH OR PATIO
 CP = COVERED PORCH OR PATIO
 WD= WOOD DECK

- CLEANOUT
- = CLEANOUT = AIR CONDITIONER]= ELECTRIC BOX = CABLE BOX = TELEPHONE PEDESTAL = LIGHT POLE

- = FIRE HYDRANT

SE = SEPTIC ELECTRIC

BUILDING SETBACKS: FRONT = 35 ft SIDE = 10 ft REAR = 25 ft CORNER SIDE = 20 f

I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN LINDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK). THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED LINDER REFERENCES. THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10.000+: AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA, 1-4752



This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

FINAL SURVEY

FOR

LYNNE & THOMAS DELLAROCCA

BIRCHWOOD GROVE - PHASE 4 - LOT 35 540 THOMAS GAGE DRIVE, FUQUAY-VARINA, NC HECTORS CREEK TOWNSHIP, HARNETT COUNTY

DATE: 10/28/24 DRAWN BY: DOM CHECKED BY: SPC

REFERENCE: BM 2024 PGS, 235-236

PROJECT# 220207

SCALE: 1"= 30"

OLD HICKORY BUILDINGS - ORDER SHEET

To be used with complex orders / Please fax along with work-order

Dealer Lillington, NC-LtleRvrUtlityBldgInc-R.Day 2025 Date 01 Thomas Dellarocca **Customer Name** Co-Consumer _ Flooring T&G EngineereRoof Style Shingle Siding Material 3/8 LP Smart Panel **Barn Style** Size **Utility Shed** 12 x 28 _ Trim Color Barn White Wall Color SW7605 Roof Color Black Dealer Notes: Options: Amount: Price: See attached page for additional options... **Total Pre-tax Options Cost** 1030.00

