

**LOT INFORMATION:**

PIN: 0644-39-0750.000  
 TOTAL LOT AREA = 0.73 AC = 31,706 SF  
 HOUSE = 2,318 SF  
 PORCH = 71 SF  
 SIDEWALK = 50 SF  
 DRIVEWAY = 1,172 SF  
 AC PAD = 9 SF  
 COVERED PORCH = 105 SF  
 PATIO = 111 SF  
 EXISTING IMPERVIOUS = 3,836 SF  
 PERCENT IMPERVIOUS = 12.1 %

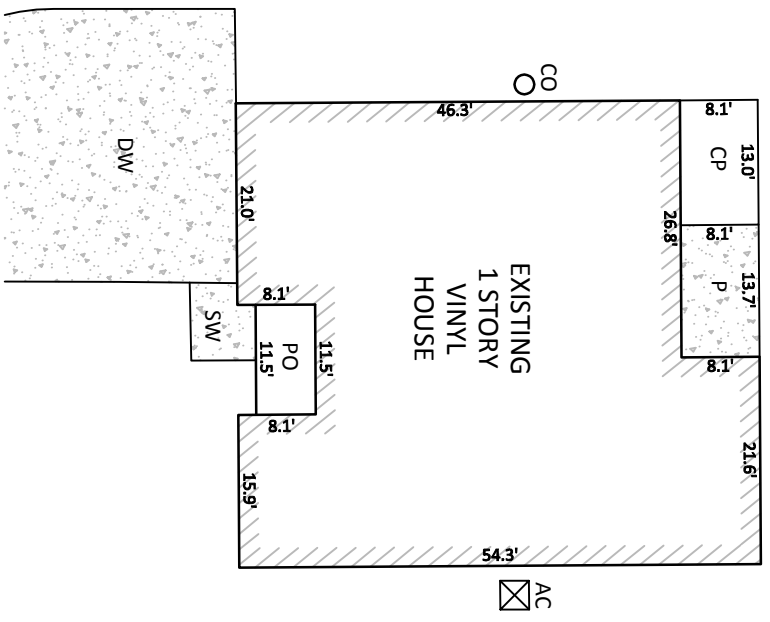
CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD DIRECTION	CHORD
C41	21.03'	25.00'	N15°31'29"W	20.41'
C39	35.69'	25.00'	N80°30'46"W	32.73'
C38	144.85'	325.00'	S71°21'44"W	143.66'

**BUILDING SETBACKS**

FRONT - 35'  
 REAR - 20'  
 SIDE - 10'  
 SIDE CORNER - 20'  
 MAX HEIGHT 35'

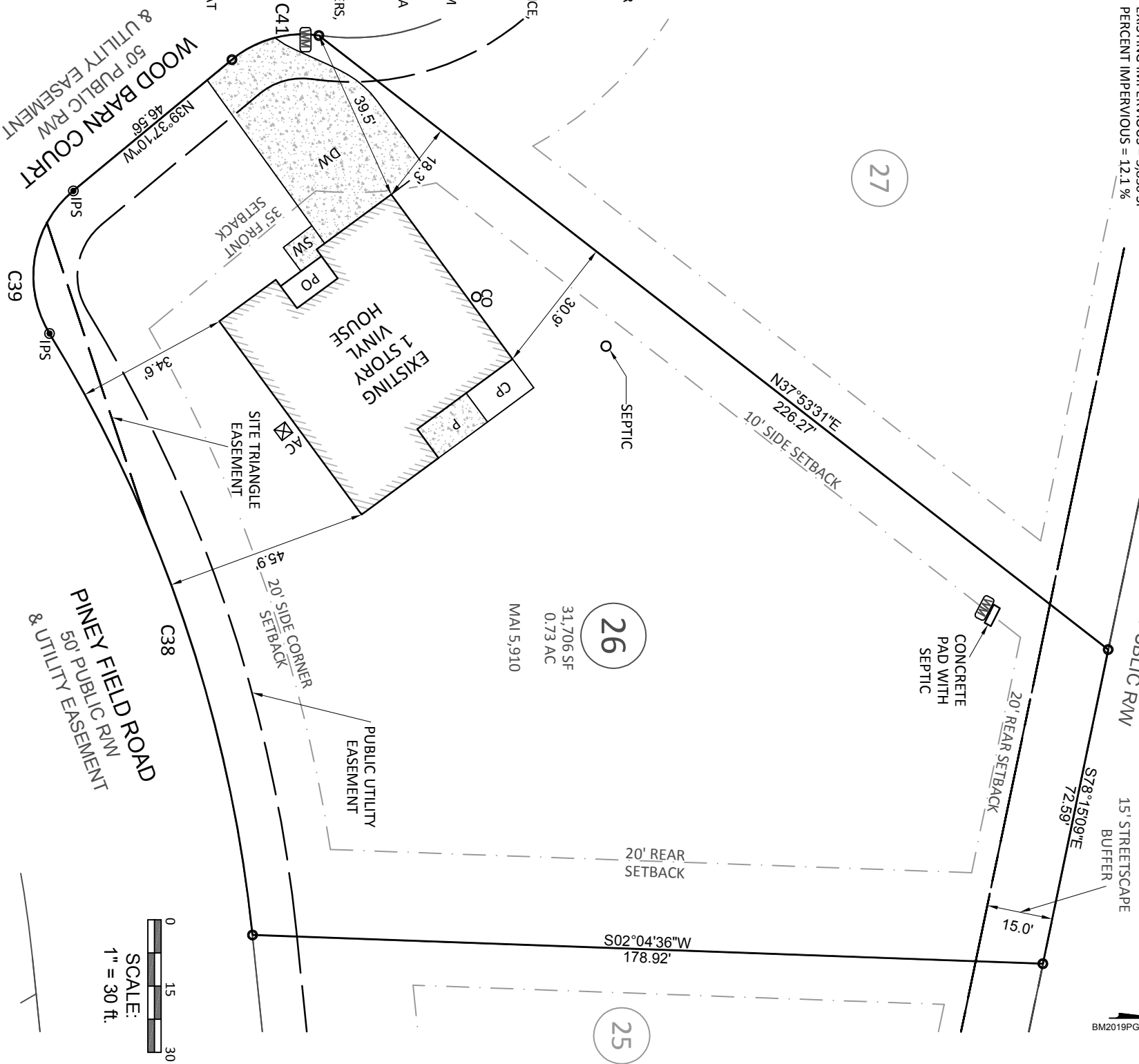
MAX. IMPERVIOUS PER LOT: 5,910 SF

**RAWLS CHURCH ROAD**  
 SR-1415  
 60' PUBLIC R/W  
 15' STREETSCAPE BUFFER



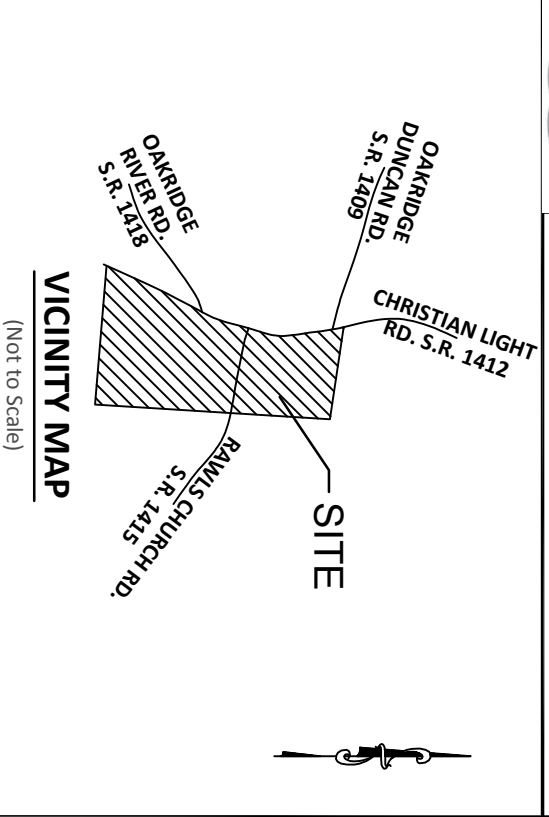
**NOTES:**

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. 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.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC., REFERENCED IN TITLE BLOCK.
7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
8. 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 SEARCH MAY DISCLOSE.
9. THE PROPERTY LIES IN ZONE 'X' PER NATIONAL FLOOD INSURANCE PROGRAM F.I.R.M. MAP #3720064400J, DATED OCTOBER 3, 2006.
10. ZONING IS : RA-30



**Bateman Civil Survey Company**

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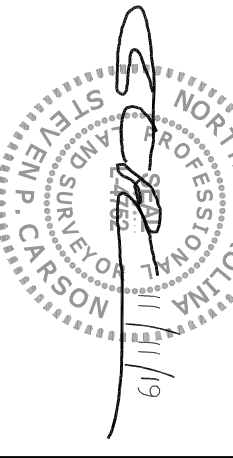


**VICINITY MAP**

(Not to Scale)

**LEGEND**  
 PO = PORCH  
 CP = COVERED PATIO  
 SW = SIDEWALK  
 DW = CONC DRIVEWAY  
 SP = SCREENED PORCH  
 P = CONCRETE PATIO  
 ⊗ = COMPUTED POINT  
 ○ = IRON PIPE FOUND  
 ● = IRON PIPE SET (IPS)  
 ● = DRILL HOLE FOUND  
 [WMD] = WATER METER  
 CO = CLEAN OUT  
 AC = AIR CONDITIONER  
 ⊖ = CABLE BOX  
 ⊕ = SEWER MANHOLE  
 [ ] = TELEPHONE PEDESTAL  
 G = GAS METER  
 E = ELECTRIC METER  
 YI = YARD INLET

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  
**TERESA & WILLIAM DEBERRY**

**MASON POINTE - PHASE 1B - LOT 26**  
 16 WOOD BARN COURT, FUQUAY-VARINA, NC  
 HECTORS CREEK TOWNSHIP, HARNETT COUNTY

DATE: 11/11/19 DRAWN BY: BMN CHECKED BY: SPC  
 REFERENCE: BK 2019, PGS. 91-96 BCS# 180102 SCALE: 1" = 30'