SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS,

NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.

THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.

OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THE PROPERTY LIES IN ZONE 'X' PER NATIONAL FLOOD INSURANCE PROGRAM F.I.R.M. MAP #3720064400J, DATED OCTOBER 3, 2006.

11. 10.

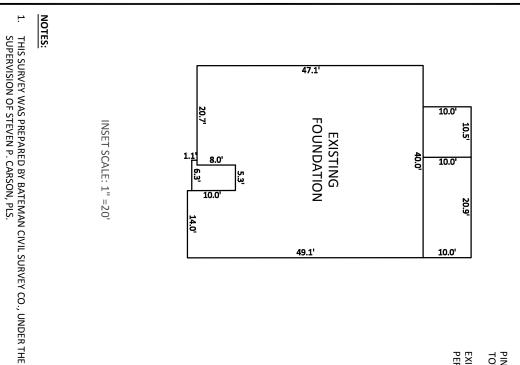
ZONING IS: RA-30

PROPERTY OWNER: KB HOME RALEIGH- DURHAM INC. 4506 S. MIAMI BLVD. #100 DURHAM, NC. 27703

EASEMENT

UTILITY EASEMENT

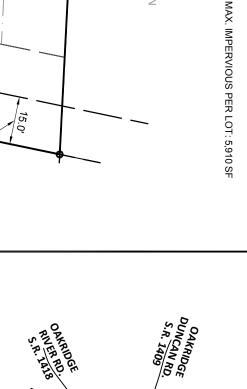
50' PUBLIC R/W



PIN: 0644-39-5808 TOTAL LOT AREA = 0.68 AC = 29,710 SF FOUNDATION = 2,234 SF EXISTING IMPERVIOUS = 2,234 SF PERCENT IMPERVIOUS = 7.5 % Curve # C13 C12 Length 35.64 79.88 Curve Table Radius 325.00 25.00 S37°24'46"E S03°36'49"E Direction 32.70 79.67 Chord

LOT INFORMATION:

SIDE - 10' SIDE CORNER - 20' MAX HEIGHT 35' **REAR - 20'** BUILDING SETBACKS



M16°40'25"E 10' PÚBL 10' SIDE SETBACK 'EA. TIS 10.01 28.6 BK 2019, PGS. 276-281 EXISTING FOUNDATION RAWLS FARM LANE S02°54'51"W 192.64' PIN: 0644-39-5808 20' REAR SETBACK .6[.]9£ 35' FRONT SETBACK 29,710 SF 0.68 AC MAI 5,910 C12S CURTIS G & AINSLEY L JOHNSON PIN: 0644493876 REID: 0015552 **ZONED RA-30** 55.6 72.0 EASEMENT TRIANGLE SIGHT S78°15'09"E 180.68 RAWLS CHURCH ROAD SR-1415 DUKE ENERGY EASEMENT SCALE: STREETSCAPE BUFFER 15

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

ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS

THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.

OTHERWISE SHOWN.

THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.

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Bateman Civil Survey Company

2524 Reliance Avenue, Apex, NC 27539 Ph: 919.577.1080 Fax: 919.577.1081 www.batemancivilsurvey.com Engineers • Surveyors • Planners info@batemancivilsurvey.com

NCBELS Firm No. C-2378

CHRISTIAN LIGHT

● = DRILL HOLE FOUND (MMD) = WATER METER CO = CLEAN OUT AC = AIR CONDITIONER © = CABLE BOX © = CABLE BOX © = SEWER MANOLE □ = TELEPHONE PEDESTAL CB = CATCH BASIN recordation. No title report provided.

E = ELECTRIC METER /I = YARD INLET G = GAS METER

UNDER 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, 1-3752 DATED: CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED **BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE** UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE SURVITOR ON A SURVITOR OF THE SURVINOR OF THE and is only intended for the parties and This map is of an existing parcel of land purposes shown. This map not for

PO = PORCH
CP = COVERED PATIO
SW = SIDEWALK
DW = CONC DRIVEWAY
SP = SCREENED PORCH
P = CONCRETE PATIO
© = IRON PIPE FOUND
© = IRON PIPE SET
DRILL HOLE FOUND

VICINITY MAP

(Not to Scale)

FOUNDATION SURVEY

FOR

KB HOMES

HECTORS CREEK TOWNSHIP, HARNETT COUNTY 16 RAWLS FARM LANE, FUQUAY-VARINA, NC **MASON POINTE - PHASE 2 - LOT 13**

DATE: 1/30/20 DRAWN BY: BMN CHECKED BY: SPC

REFERENCE: BK 2019, PGS. 276-281 BCS# 180102 SCALE: 1" = 30'

1" = 30 ft.