

VICINITY MAP (NTS)

- LEGEND**
- AC=AIR CONDITIONING UNIT
 - BOC=BACK OF CURB
 - CATV=CABLE TV
 - CB=CATCH BASIN
 - DW=CONC DRIVEWAY
 - EB=ELECTRIC BOX
 - EM=ELECTRIC METER
 - EOP=EDGE OF PAVEMENT
 - EP=ELECTRIC PEDESTAL
 - FH=FIRE HYDRANT
 - LP=LIGHT POLE
 - MTR=METER
 - PCH=PORCH
 - RCP=REINFORCED CONC PIPE
 - R/W=RIGHT OF WAY
 - SCO=CLEANOUT
 - SW=SIDEWALK
 - PP=POWER POLE
 - TP=TELEPHONE PEDESTAL
 - TF=TRANSFORMER
 - WM=WATER METER
- EIR=EXISTING IRON ROD
 - EIP=EXISTING IRON PIPE
 - IRON PIPE SET

THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

SHAWN T. RUMBERGER, PLS L-4909 DATE

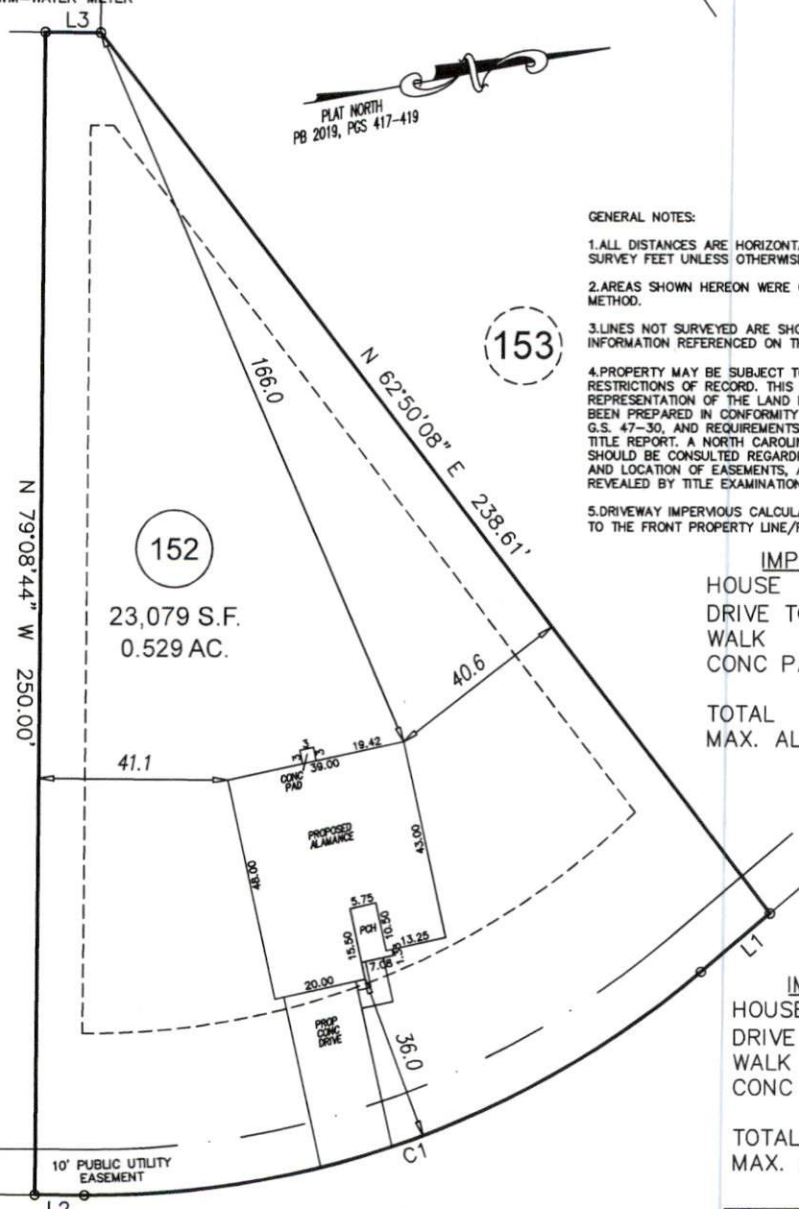
THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED.

SETBACKS

FRONT	35'
SIDE	10'
REAR	20'
SIDE STREET	20'

GENERAL NOTES:

- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
- AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.
- LINE NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS SURVEY.
- PROPERTY MAY BE SUBJECT TO ANY/ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND OR DEEDED AND HAS BEEN PREPARED IN CONFORMITY WITH NORTH CAROLINA STANDARDS, G.S. 47-30, AND REQUIREMENTS OF LAW, BUT WITHOUT A FULL TITLE REPORT. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND LOCATION OF EASEMENTS, AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.
- DRIVEWAY IMPERVIOUS CALCULATION SHOWN HEREON CALCULATED TO THE FRONT PROPERTY LINE/RIGHT-OF-WAY.



IMPERVIOUS AREA

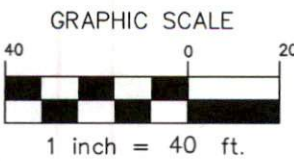
HOUSE	1,917 SQ.FT.
DRIVE TO R/W	595 SQ.FT.
WALK	65 SQ.FT.
CONC PAD	9 SQ.FT.
TOTAL	2,586 SQ.FT.
MAX. ALLOW	2,850 SQ.FT.

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LINE	BEARING	DISTANCE
L1	N 29°44'31" W	19.48'
L2	N 10°51'16" E	10.78'
L3	N 10°51'16" E	12.00'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	205.00'	145.25'	142.23'	N 09°26'38" W



PRELIMINARY PLOT PLAN

PROJECT:	18-003 AVERY POND
DRAWN BY:	AMW
SCALE:	1"=40'
DATE:	02-13-20

FOR
LGI HOMES
AVERY POND DRIVE FUQUAY-VARINA, NC 27526
LOT 152 AVERY POND SUBDIVISION; PHASE IIIA
HECTOR'S CREEK TWP., HARNETT CO., NC
P.B. 2019, PGS. 417-419

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