

SURVEY CONTROL / GRID TIE NOTES

- GLASS OF SURVEY: CLASS A
- POSITIONAL ACCURACY: H: 0.04"
- DATE OF GPS SURVEY: FEBRUARY 16th, 2020
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- HORIZONTAL DATUM: NAD83 (2011) NC STATE PLANE COORDINATE SYSTEM
- PUBLISHED/FIXED-CONTROL USE:

PROPERTY DATA

NAME: LILLINGTON 2004 CORN ARP
 LATITUDE: 35 25 12.54670
 LONGITUDE: 78 48 40.33957
 ELEVATION: 192.7'
 7) GEOD MODEL: GEOD 128
 8) COMBINED FACTOR: 0.99987286
 9) UNITS: U.S. SURVEY FEET
 10) GPS ANTENNA: SPECTRA SP-80
 11) ADJUSTMENT: SURVEY DATA WAS POST PROCESSED WITH TRIMBLE BUSINESS CENTER V5.00

FLOOD CERTIFICATION

UPON EXAMINATION OF FLOOD INSURANCE RATE MAP PANEL NUMBER 0680 OF COMMUNITY NUMBER 370328 (HARNETT COUNTY OF), BEARING MAP # 3720069000, DATED OCTOBER 3, 2006, THE SUBJECT PROPERTIES, LIE IN ZONE "X", WHICH IS AN AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE AND FUTURE CONDITIONS 1% ANNUAL CHANCE FLOODPLAIN.

PROPERTY DATA

CURRENT OWNER: JOSEPH LEE TURLINGTON JR & ERIN JOHNSTON TURLINGTON
 PIN: 0680-73-4682
 PLOT: 070680 0037 03
 PARCEL AREA: 479.195,027 SF / 11,001 AC
 BUILDING SETBACKS: 35' FRONT; 25' REAR; 10' SIDE
 ZONED: RA-30

SURVEY REFERENCES

DEEDS 3573 PG 578
 DB 317 PG 57 (C&L)
 MB 2016 PG 163
 MB 216 PG 86
 MB 2016 PG 111
 MB 2015 PG 199
 MB 2001 PG 261
 MB 10 PG 96

PROPERTY DATA

CHAD CHRISTOPHER TURLINGTON & JAMIE CARROLL TURLINGTON
 PIN: 0680-43-4950
 DB 2542 PG 578
 MB 2016 PG 163
 MB 2016 PG 85

SURVEY DATA

LILLINGTON 2004 ARP CORN
 NC GRID COORDINATES NAD83 (2011)
 NORTHINGS = 607,894.34
 EASTINGS = 2,059,246.72

GRID TIE LINE

32.63' (2.00' TO R/W)
 32.63' (2.00' TO R/W)

CHAD CHRISTOPHER TURLINGTON & JAMIE CARROLL TURLINGTON
 N/E
 PIN: 0680-43-4973
 DB 3410 PG 386
 MB 2016 PG 163
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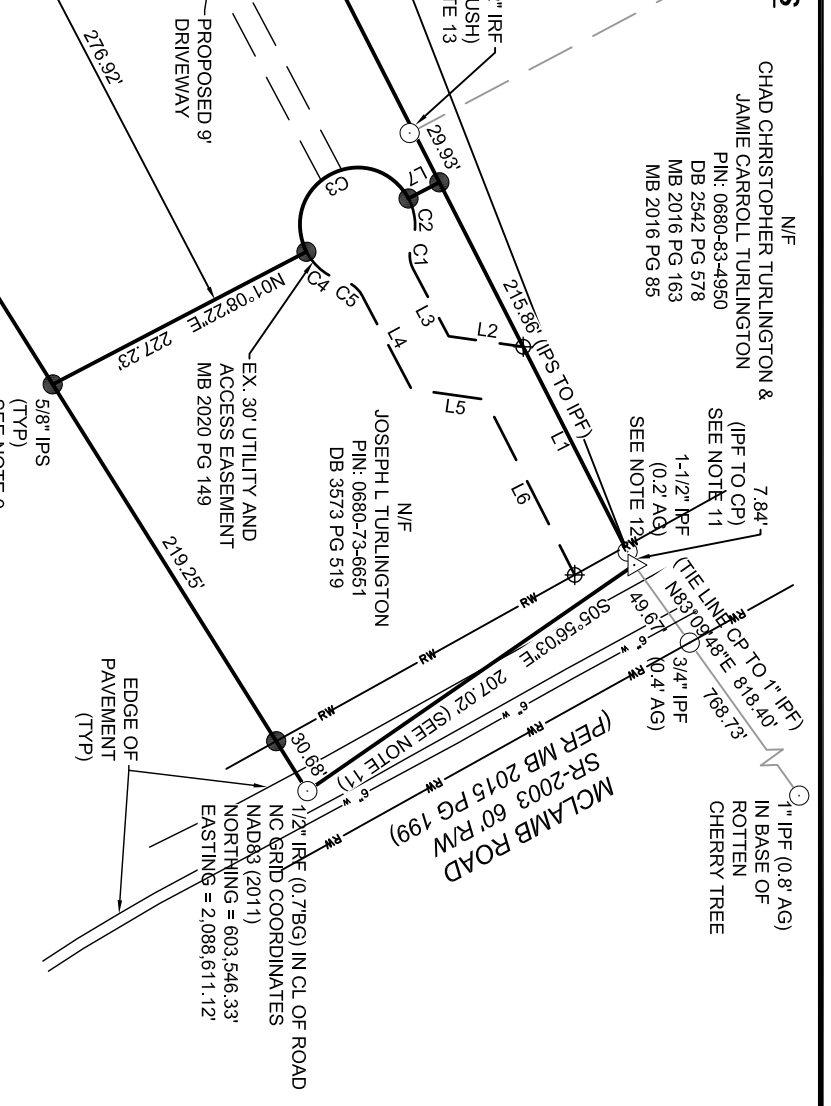
JOSEPH LEE TURLINGTON JR & ERIN JOHNSTON TURLINGTON
 N/E
 PIN: 0680-73-4682
 DB 3819 PG 602
 AREA = 479.195,027 SF / 11,001 AC

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LINE TABLE

LINE BEARING	DISTANCE
N88°13'22"W	188.59'
S88°13'22"E	188.59'
S59°04'09"E	39.81'
N89°04'09"W	55.16'
N38°44'53"E	38.90'
N65°15'22"W	102.44'
N01°08'22"E	181.72'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	15.00'	2.42'	2.25'	N81°39'25"W
C2	30.00'	4.84'	4.50'	N01°08'22"E
C3	30.00'	24.59'	60.00'	N01°08'22"E
C4	30.00'	25.34'	24.59'	S88°50'09"W
C5	15.00'	12.62'	12.25'	S88°50'09"W

LEGEND

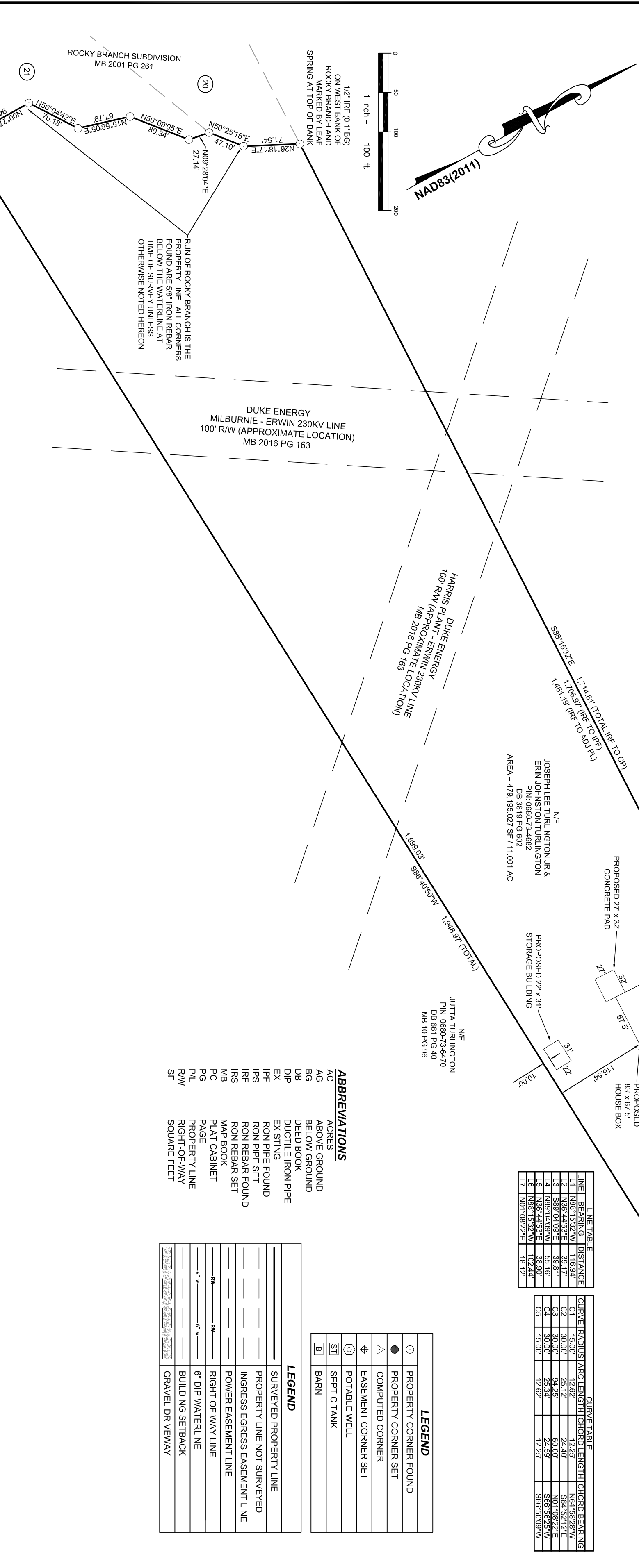
- PROPERTY CORNER FOUND
- PROPERTY CORNER SET
- △ COMPUTED CORNER
- ⊕ EASEMENT CORNER SET
- POTABLE WELL
- ⊙ SEPTIC TANK
- ▭ BARN

LEGEND

- SURVEYED PROPERTY LINE
- - - PROPERTY LINE NOT SURVEYED
- - - INGRESS EGRESS EASEMENT LINE
- - - POWER EASEMENT LINE
- - - RIGHT OF WAY LINE
- - - 6" DIP WATERLINE
- - - BUILDING SETBACK
- - - GRAVEL DRIVEWAY

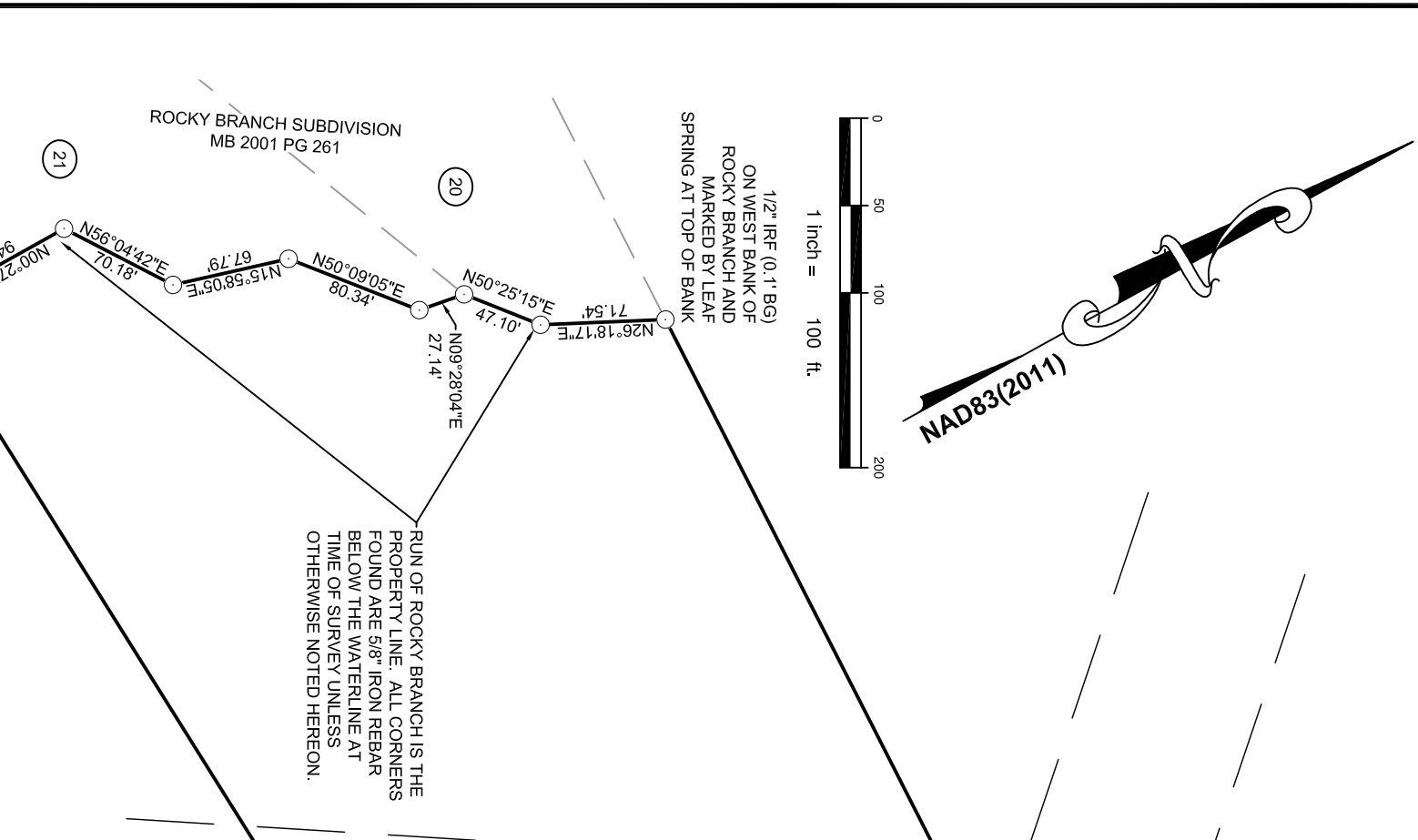
ABBREVIATIONS

AC	ACRES
AG	ABOVE GROUND
BG	BELOW GROUND
DB	DEED BOOK
DP	DUE TO TILE IRON PIPE
EX	EXISTING
FP	IRON PIPE FOUND
FR	IRON PIPE SET
IR	IRON REBAR FOUND
IR	IRON REBAR SET
MB	MAP BOOK
PC	PLAT CABINET
PG	PAGE
PL	PROPERTY LINE
R/W	RIGHT-OF-WAY
SF	SQUARE FEET



GENERAL NOTES:

- THE PURPOSE OF THIS PLAT IS TO ILLUSTRATE A SITE PLAN ON AN EXISTING PARCEL BEARING NC PIN 0680-73-4682 AND BEING THE PROPERTY OF JOSEPH LEE TURLINGTON JR AND ERIN JOHNSTON TURLINGTON, HAVING A DEED REFERENCE OF BOOK 3819 PAGE 602 RECORDED IN THE HARNETT COUNTY REGISTRY AND BEING LOCATED ON MCLAMB ROAD, COATS, NC 27521.
- THE PROPERTY SHOWN HEREON IS SUBJECT TO ALL EASEMENTS OF RECORD AFFECTING THE SAME. THIS PLAT SHOULD NOT BE RELIED UPON AS A COMPLETE RECORD OF ALL EASEMENTS THAT MAY AFFECT THIS PROPERTY.
- THIS SURVEYOR DOES NOT CERTIFY TO THE EXISTENCE OR NON-EXISTENCE OF ANY UNDERGROUND UTILITIES THAT MAY OR MAY NOT EXIST WITHIN THE BOUNDARIES AS SHOWN HEREON.
- PROPERTY REGULATED BY HARNETT COUNTY'S WATER SUPPLY WATERSHED MANagements AND PROTECTION ORDINANCE WS-IV. ALL LOTS SHOWN HEREON SHALL BE SERVED BY COUNTY WATER AND PRIVATE SEPTIC SYSTEM.
- NO NCGS MONUMENT FOUND WITHIN 2000 FEET OF THIS PROPERTY. SEE SURVEY CONTROL / GRID TIE NOTES FOR GRID TIE.
- ALL DISTANCES AND COORDINATES SHOWN HEREON ARE LOCALIZED. GROUND INFORMATION, UNLESS SPECIFICALLY NOTED AS "GRID", THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY SHOW ALL ENCUMBRANCES ON THE TITLE.
- AREAS CALCULATED BY THE COORDINATE METHOD.
- ALL PROPERTY CORNERS SET ARE 5/8" IRON PIPES UNLESS OTHERWISE NOTED HEREON.
- ALL EASEMENT CORNERS SET ARE 5/8" IRON REBAR SET FLUSH WITH THE EXISTING DEEDS, DISCUSSIONS WITH BOTH THE CURRENT PROPERTY OWNER AND ADJACENT OWNERS, AND UPON PERSONAL KNOWLEDGE PASSED ON TO THE SURVEYOR BY THE FORMER OWNER ROBERT L. TURLINGTON. THIS SURVEYOR BELIEVES THAT THIS IS THE FORMER ALIGNMENT OF MCLAMB ROAD (NCSR 2003) DESCRIBED IN DEED BOOK 3573 PAGE 519, DEED BOOK 945 PAGE 48 (BACK DEED), AND DEED BOOK 407 PAGE 218 (BACK DEED) PRIOR TO REALIGNMENT AND PAVING.
- THIS 1-1/2" IRON PIPE IS AT THE BASE OF A 48" PINE TREE AND IS 2.81' SOUTH EAST OF THE INTERSECTION OF THE PROPERTY LINE AND THE RIGHT-OF-WAY. THIS SURVEYOR BELIEVES THIS WAS SET AS A WITNESS TO THE RIGHT-OF-WAY.
- IRON REBAR FOUND ON THE LINE OF OCCUPATION (REMANANTS OF OLD FENCE LINE) BUT IS NOT IN LINE WITH THE EXISTING MONUMENTATION. SAID REBAR IS 2.17' SOUTH OF THE EXISTING MONUMENTATION.



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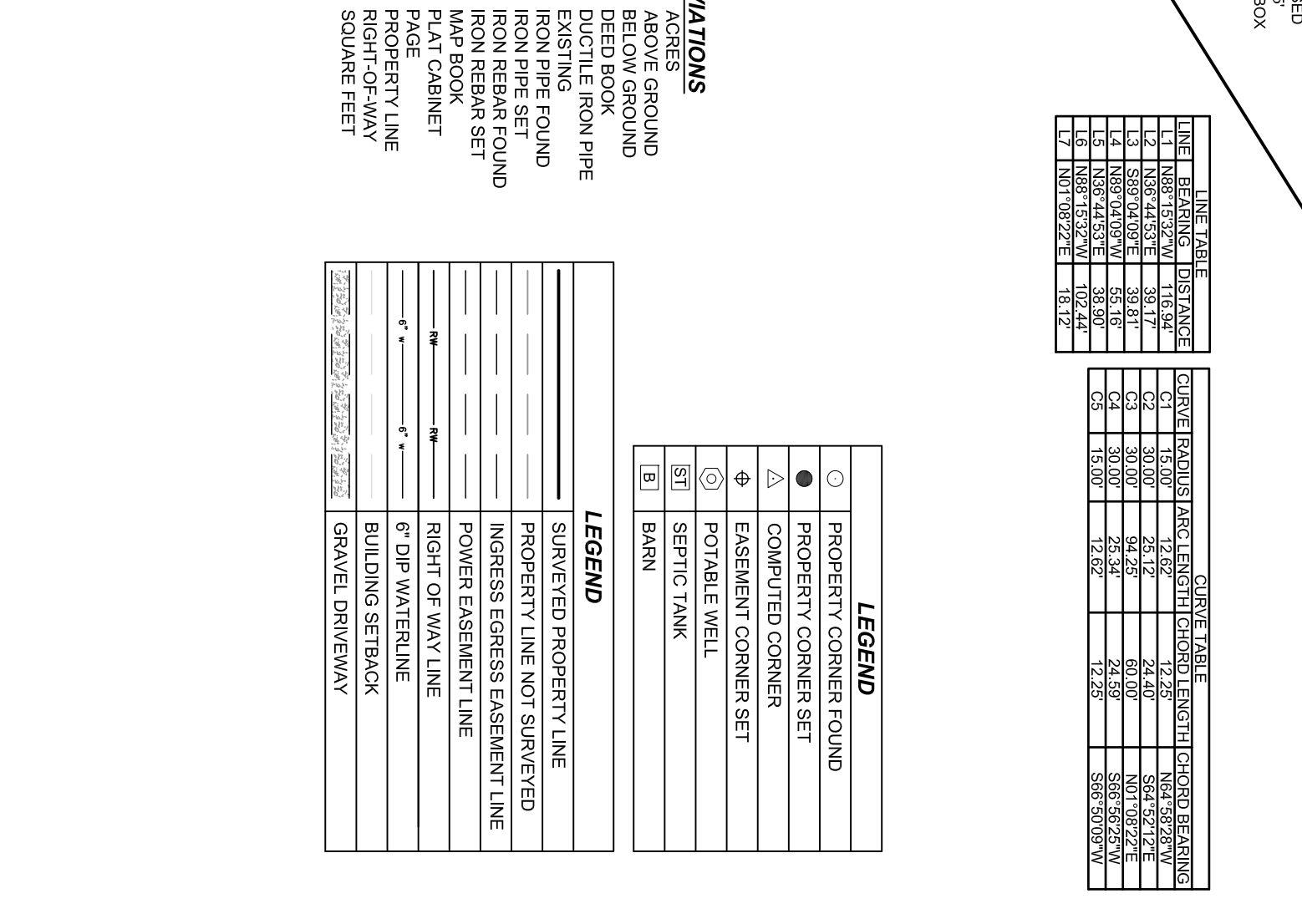
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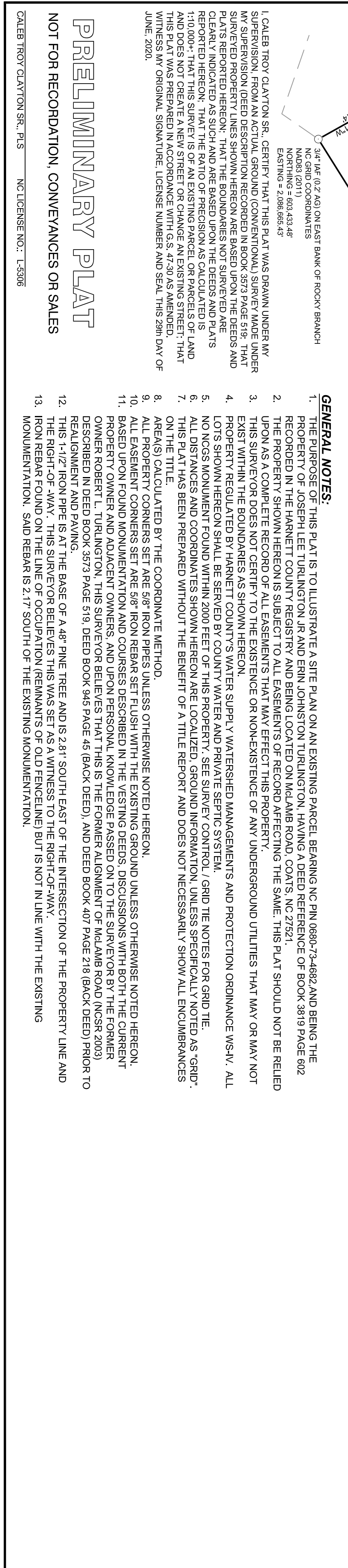
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PRELIMINARY PLAT

NOT FOR RECORDATION, CONVEYANCES OR SALES

CALEB TROY CLAYTON SR., PLS NC LICENSE NO.: L-5306



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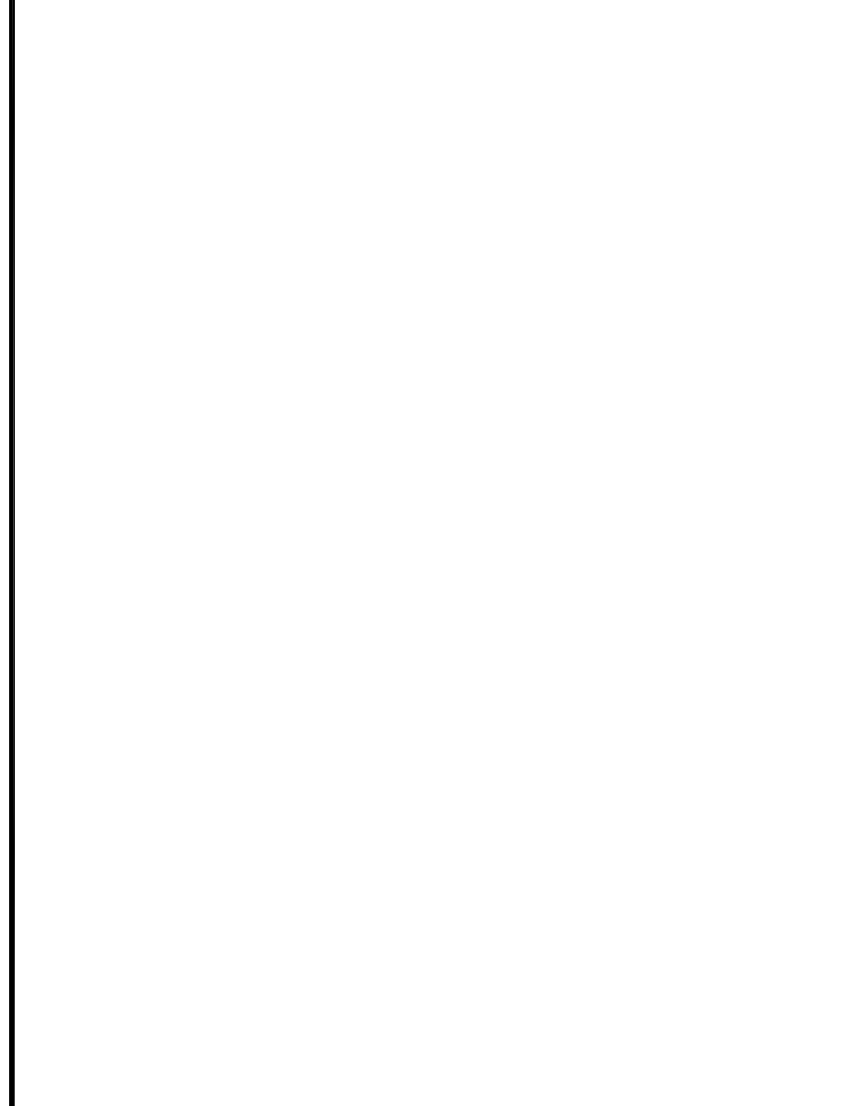
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REVISIONS

NO.	DATE	DESCRIPTION

DRAWN BY: CTC
 CHECKED BY: CTC
 SCALE: 1" = 100'
 DATE: 08/29/2020

SHEET 1 OF 1

Draper Aden Associates
 Engineering • Surveying • Environmental Services

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 www.daa.com
 NC Firm License # C-0861

- Richmond, VA
- Blacksburg, VA
- Charlottesville, VA
- Hampton Roads, VA
- Fayetteville, NC
- Northern Virginia
- Virginia Beach, VA

SITE PLAN

PROPERTY OF: JOSEPH LEE TURLINGTON JR & ERIN JOHNSTON TURLINGTON

MCLAMB ROAD - COATS, NC 27521

GROVE TOWNSHIP - HARNETT COUNTY - NORTH CAROLINA