

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'

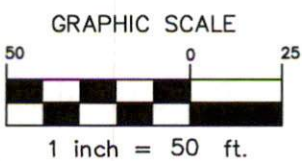
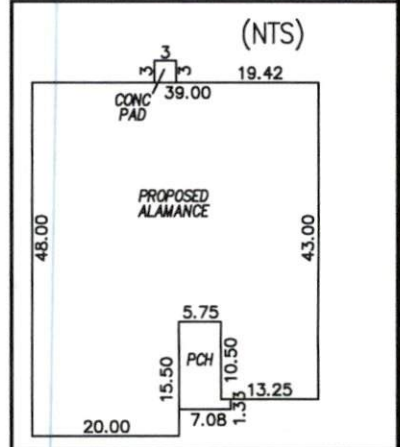
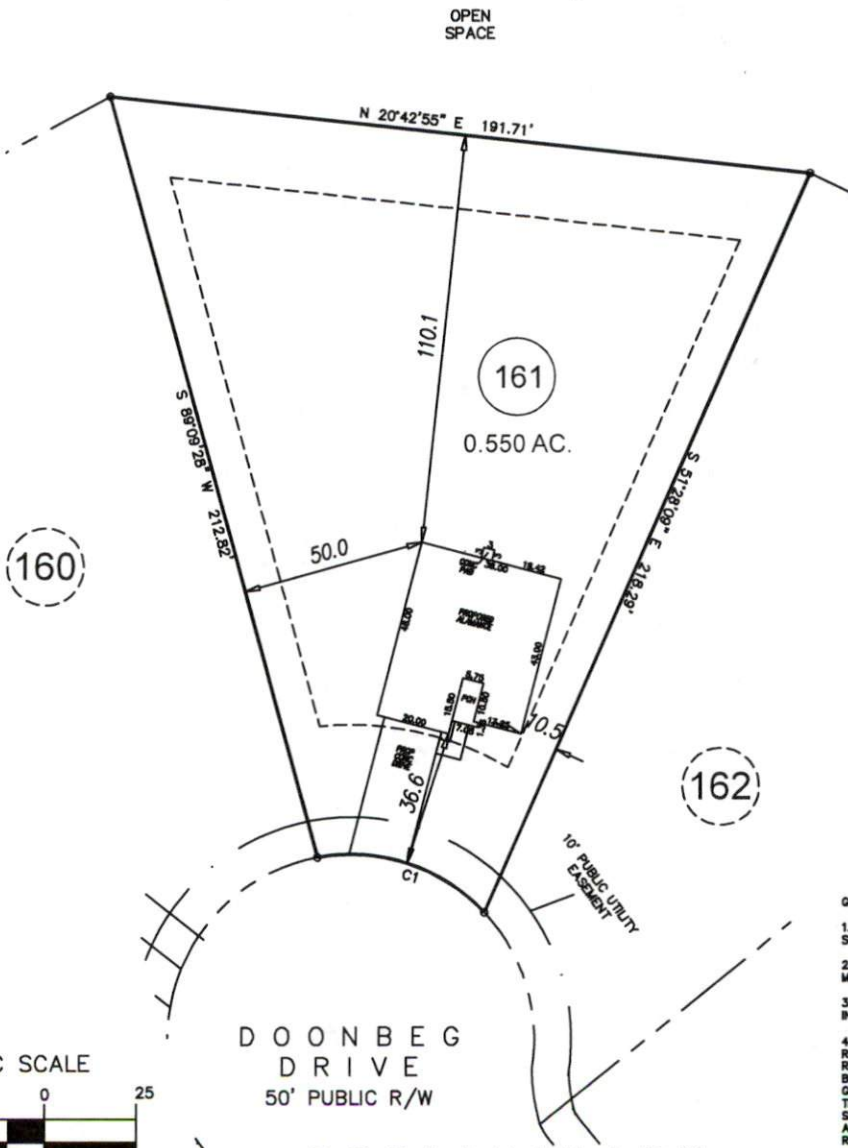
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	50.00'	49.80'	47.77'	S 32°39'53" W



IMPERVIOUS AREA

HOUSE	1,786 SQ.FT.
DRIVE TO R/W	593 SQ.FT.
WALK	50 SQ.FT.
CONC PAD	9 SQ.FT.
TOTAL	2,438 SQ.FT.
MAX. ALLOW	2,850 SQ.FT.

REVISION: MOVED HOUSE TO THE RIGHT AND ROTATED PER REQUEST 7-7-20



DOONBEG DRIVE
50' PUBLIC R/W

PRELIMINARY PLOT PLAN

GENERAL NOTES:

1. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.
3. LINES NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS SURVEY.
4. 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.
5. DRIVEWAY IMPERVIOUS CALCULATION SHOWN HEREON CALCULATED TO THE FRONT PROPERTY LINE/RIGHT-OF-WAY.

ECLS	PROJECT: 18-003 AVERY POND
	DRAWN BY: AMW
	SCALE: 1"=50'
	DATE: 6-5-2020

FOR
LGI HOMES
DOONBEG DRIVE FUQUAY-VARINA, NC 27526
LOT 161 AVERY POND SUBDIVISION; PHASE IIIA
HECTOR'S CREEK TWP., HARNETT CO., NC
P.B. 2019, PGS. 417-419

ECLS GLOBAL, INC.
U.S. VETERAN-OWNED
19 N MCKINLEY ST
COATS, NC 27521
910.897.3257 ECLSGLOBALINC.COM
910.897.2329 (FAX) 00#0-4175