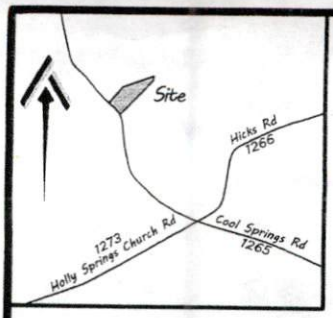


Easements of Record
Subject To All Easements, Right-of-Ways, Party Wall Agreements, and/or Access Ways As They May Appear Of Record Or By Prescriptive Use

Prepared By:
ATLAS Surveying + Mapping

1503 Old Carbonton Road
Sanford, NC 27330
AtlasSurveyingAndMapping@gmail.com
(919) 721-9618

NORTH CAROLINA PROFESSIONAL SEAL L-4740 LAND SURVEYOR STEVEN W. MULLINS

I hereby certify that the property shown hereon is NOT located in a special flood hazard area as determined by the Federal Emergency Management Agency.
FIRM Map#: 3710963200J
FIRM Panel: 9632
Effective Date: 6 September 2006

Existing Improvements
Located On 19 April 2021
Shown as Observed

Current Owners:
Addison R. Clark
and Anne Clark
3278 Cool Springs Road
Broadway, NC 27505

Refernce:
Deed Book 3876, Page 686
Plat Cabinet E, Slide 115-B
Harnett County
Upper Little River Township
North Carolina

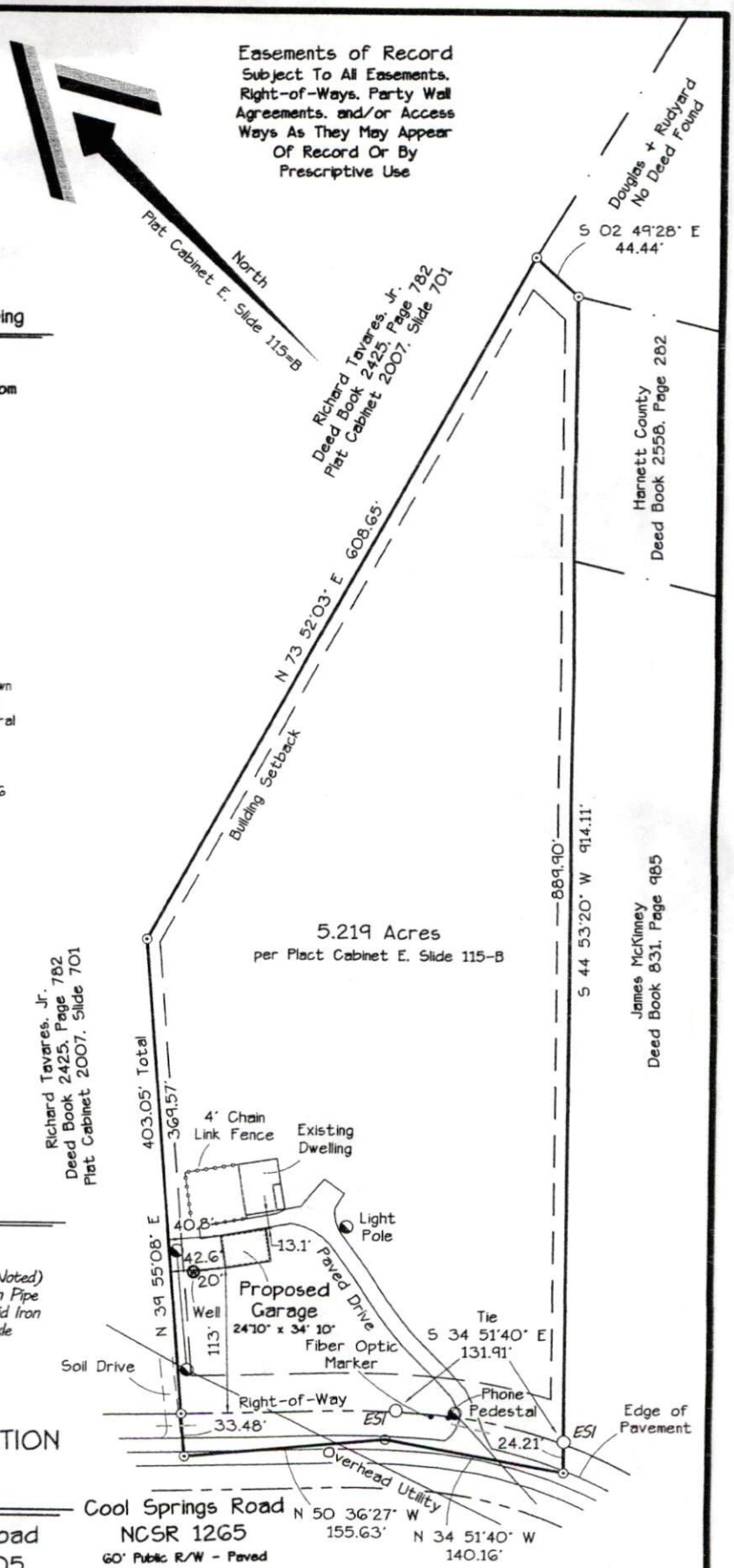
Legend

ESI	Existing Solid Iron
CP	Calculated Point
	Existing Property Corner (As Noted)
	EIP Existing Iron Pipe
	ESI Existing Solid Iron
	EAX Existing Axle
OHU	Over Head Utility
	Utility Pole

NOT FOR RECORDATION

Site Plan

3278 Cool Springs Road
Broadway, NC 27505
PIN: 0612-00-1201.000
PID: 130602 0097
Sanford, NC 27330
Date: 23 April 2021
Scale: 1" = 100'



Current Zoning
Residential Single-Family District
RA-30

Minimum Building Setbacks
Front = 30'
Rear = 20'
Side = 10'

Property Serviced By
Private Water
Private Septic

0 50' 100' 200'
1 inch = 100 ft.