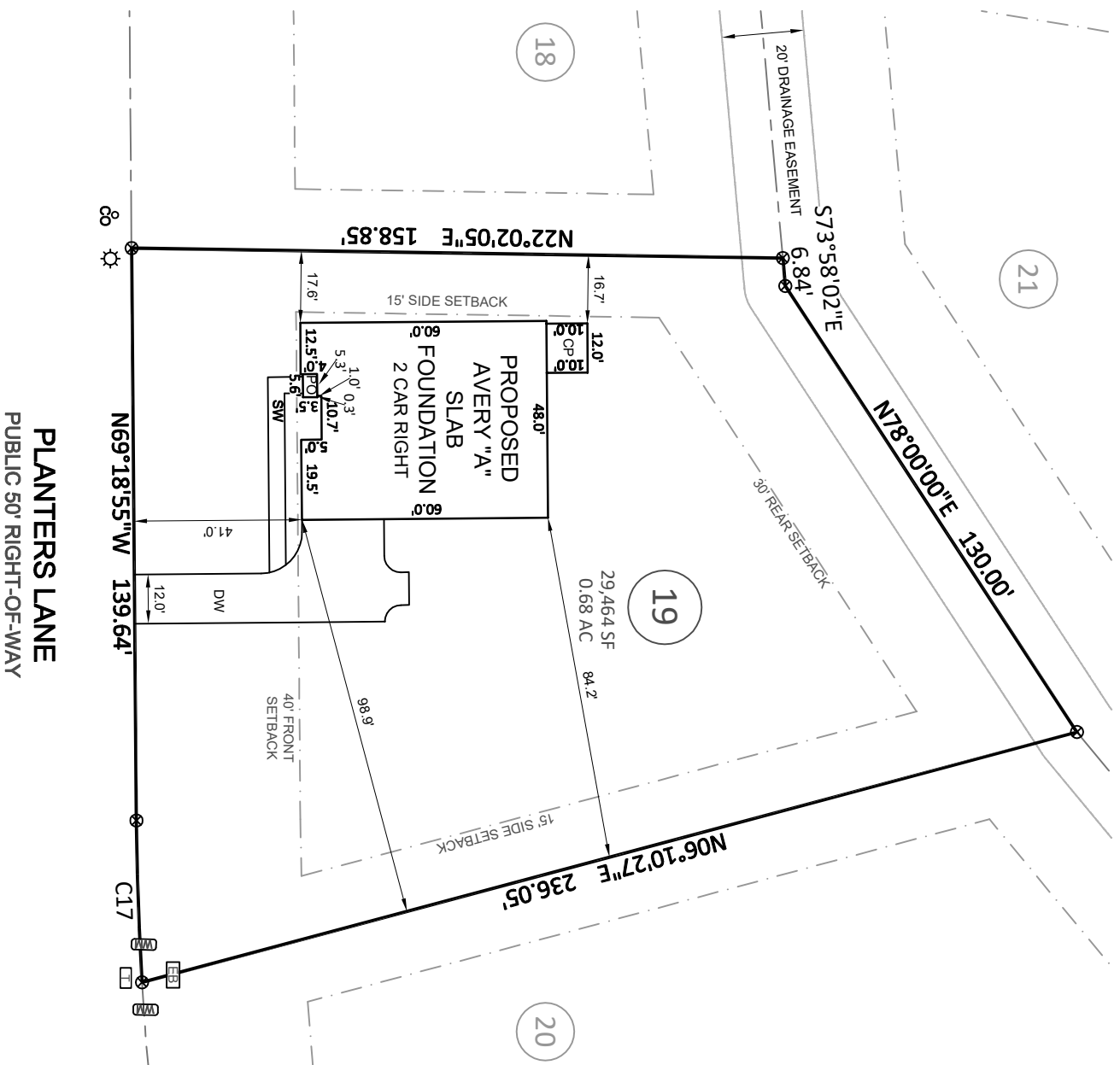
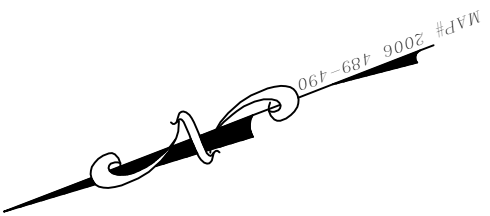


NOTES:

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
8. SURVEYOR HAS MADE NO INVESTIGATION OR INDEPENDENT SEARCH FOR EASEMENTS OF RECORD, ENCUMBRANCES, RESTRICTIVE COVENANTS, OWNERSHIP TITLE EVIDENCE OR ANY OTHER FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.
9. THE PROPERTY LIES IN ZONE "X" PER NATIONAL INSURANCE PROGRAM FLOOD INSURANCE RATE MAP #3720151900J, DATED 10/03/2006.
10. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH ALL TOWN OF COATS AND NCDOT STANDARDS AND SPECIFICATIONS.
11. ZONING IS RA-30.
12. PROPERTY OWNER: SMITH DOUGLAS HOMES
2520 RELIANCE AVENUE
APEX, NC 27539

REVISION : CHANGE TO SIDE LOAD GARAGE. MOVE HOUSE 42.0' LEFT. AHB 8/31/2021

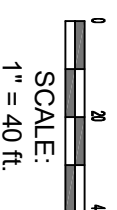
CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C17	751.04'	39.50'	N70°49'19"W	39.50'



PLANTERS LANE
PUBLIC 50' RIGHT-OF-WAY

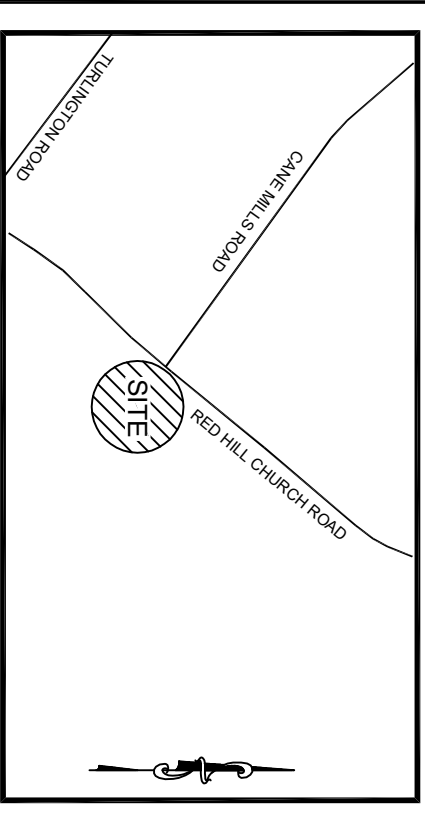
LOT INFORMATION:

PIN: 1519-21-4532.000
TOTAL LOT AREA = 0.68 AC = 29,464 SF
PROPOSED IMPERVIOUS = 4,098 SF
BLDG = 2,805 SF
P = 120 SF
PO = 20 SF
SW = 85 SF
DW = 1,068 SF
PERCENT IMPERVIOUS = 13.91 %



Bateman Civil Survey Company

Engineers • Surveyors • Planners
2524 Reliance Avenue, Apex, NC 27539 Ph: 919.577.1080 Fax: 919.577.1081
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBEL S Firm No. C-2378



VICINITY MAP

(Not to Scale)

LEGEND
PO = PORCH
P = PATIO
SP = SCREENED PORCH OR PATIO
CP = COVERED PORCH OR PATIO
WD = WOOD DECK
SW = SIDEWALK
DW = CONC DRIVEWAY
⊗ = COMPUTED POINT
⊙ = IRON PIPE FOUND
⊚ = WATER METER
⊛ = WATER METER
⊜ = CLEANOUT
AC = AIR CONDITIONER
AG = AIR CONDITONER
⊞ = TELEPHONE PEDESTAL
⊟ = CABLE BOX
⊠ = LIGHT POLE
⊡ = CURB INLET
⊢ = YARD INLET
⊣ = FIRE HYDRANT
⊤ = WATER VALVE
⊥ = SEWER MANHOLE

BUILDING SETBACKS:
FRONT = 40' ft
SIDE = 15' ft
CORNER = 30' ft
REAR = 30' ft

This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.

BUILDER TO VERIFY HOUSE LOCATION, DIMENSIONS AND REVIEW TOTAL IMPERVIOUS NOTED ON THIS PLOT PLAN

PRELIMINARY PLOT PLAN

FOR



CANE MILL ESTATES - LOT 19
142 PLANTERS LANE, COATS, NC
GROVE TOWNSHIP, HARNETT COUNTY

DATE: 8/10/21 DRAWN BY: MJA CHECKED BY: SPC

REFERENCE: MAP# 2006 489-490 PROJECT# 200772 SCALE: 1"=40'