

LAMCO CUSTOM BUILDERS, LLC  
 DB 4142, P. 676  
 BLACKBERRY MANOR  
 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 83

LAMCO CUSTOM BUILDERS, LLC  
 DB 4142, P. 676  
 BLACKBERRY MANOR  
 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 82

TO BRAMBLE AVENUE  
 318'+/-

**NECTAR LANE**  
 PUBLIC STREET & UTILITY 50' R/W

R = 377.97'  
 L = 189.49'  
 S70°15'36"E

**0.45 ACRES**  
 19,798 SQ. FT.

(54)

LAMCO CUSTOM BUILDERS, LLC  
 BLACKBERRY MANOR  
 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 53

NOTE:  
 AC. CAL. BY COMPUTER  
 WATER.....PUBLIC  
 SEWER.....PUBLIC  
 ZONING.....R-30  
 MIN. BUILDING SETBACK  
 35' FRONT  
 10' SIDE  
 20' CORNER LOT  
 25' REAR

LEGEND  
 CL - CENTERLINE  
 ECM - EXISTING CONCRETE MONUMENT  
 EIP - EXISTING IRON PIPE  
 ERRS - EXISTING RAILROAD SPIKE  
 ESI - EXISTING SOLID IRON  
 SIS - SOLID IRON SET  
 SRRS - SET RAILROAD SPIKE  
 T.D. TOTAL DISTANCE  
 PB - POWER BOX  
 ● - EXISTING SOLID IRON

GRAPHIC SCALE



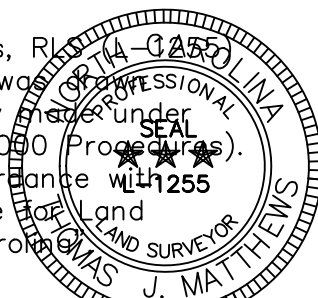
( IN FEET )  
 1 inch = 40 ft.

NOTE:  
 THIS IS A PHYSICAL SURVEY ONLY:  
 DOES NOT MEET GS47-30, NOT FOR RECORDATION.

NOTE:  
 THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS.

NOTE:  
 THIS PROPERTY IS SUBJECT TO ANY AND ALL EASEMENTS,  
 RIGHT OF WAYS, AND AGREEMENTS OF RECORD PRIOR TO THIS PLAT.

I, Thomas J. Matthews, RL  
 certify that this plat was prepared  
 from an actual survey made under  
 my supervision. (1:10,000 Procedures).  
 Plat prepared in accordance with  
 standards of "Practice of Land  
 Surveying in North Carolina"



*Thomas J. Matthews*  
 Thomas J. Matthews Date 09-27-2022

LAMCO CUSTOM BUILDERS, LLC  
 DB 4142, P. 676  
 BLACKBERRY MANOR  
 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 55

LAMCO CUSTOM BUILDERS, LLC  
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 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 56

OWNER:  
 LAMCO CUSTOM  
 BUILDERS, LLC  
 7424 CHAPEL HILL ROAD  
 SUITE 203  
 RALEIGH, NC 27607

REFERENCE:  
 LAMCO CUSTOM  
 BUILDERS, LLC  
 DB 4142, P. 676  
 BLACKBERRY MANOR  
 SUBDIVISION PHASE II-B  
 MAP# 2022-111  
 LOT 54

FOUNDATION SURVEY FOR: <b>LAMCO CUSTOM BUILDERS, LLC.</b> 84 NECTAR LANE		TOWNSHIP: STEWARTS CREEK	COUNTY: HARNETT
THOMAS J. MATTHEWS PROFESSIONAL LAND SURVEYOR 226 E. TRADE STREET SUITE 2 SANFORD, N.C. 27332 (919) 776-3400 matthewssurveying@yahoo.com		STATE: NORTH CAROLINA	DATE COMPLETED: 09-27-2022
SCALE: 1" = 40'		REVISIONS:	JOB #
PARCEL: PID 120577 0015 03 PIN 0577-41-7370.000		3928EFS LOT 54	
ZONE: R-30		TAX MAP: 0576	