CURVE TABLE

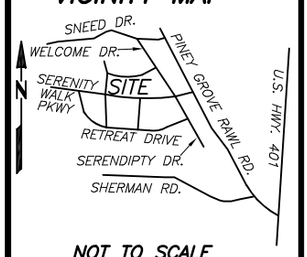
CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	84°21'36"	25.00'	36.81'	33.57'	22.65'	N 54°41'45" W
C2	6°07'58"	255.00'	27.29'	27.28'	13.66'	N 15°34'55" W

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 83°07'27" W	104.67'
L2	S 06°52'33" E	68.80'

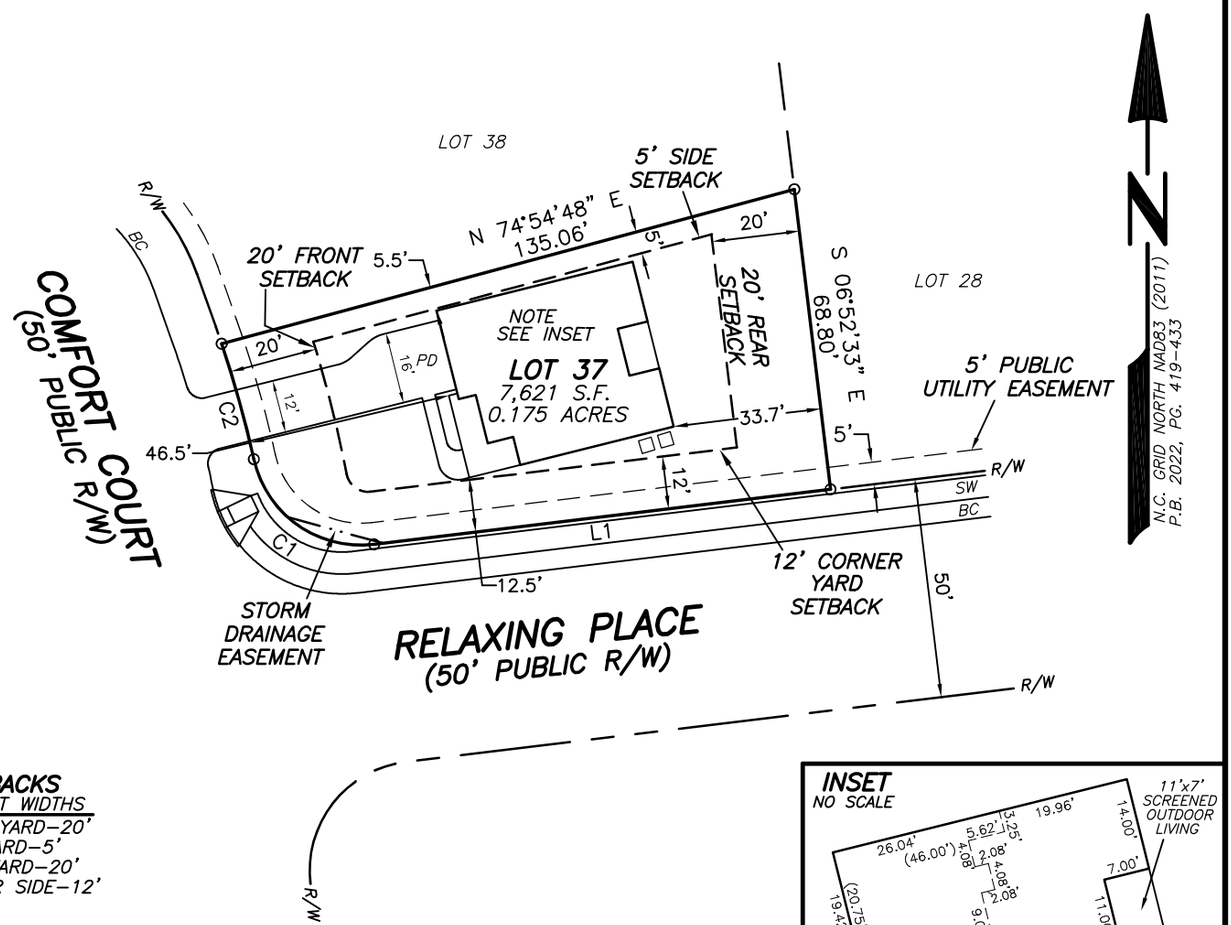
PROPOSED IMPERVIOUS SURFACES:
TOTAL LOT AREA=7,621 S.F.
HOUSE/PORCHES=1,818 S.F.
DRIVEWAYS/ETC.=770 S.F.
TOTAL IMPERVIOUS AREA=2,588 S.F.
MAX. IMPERVIOUS AREA=2,600 S.F.

VICINITY MAP



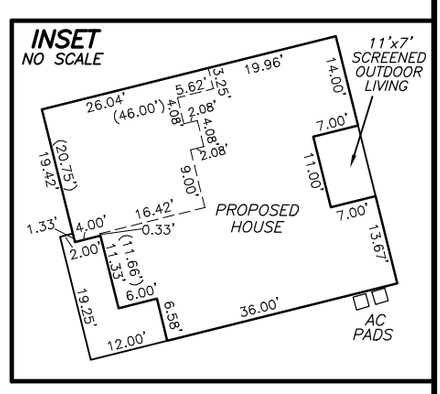
NOT TO SCALE

REFERENCES:
1. D.B. 3711, PG. 808
PIN 0655-23-1910.000
PID 08065501 0032 07
RESTRICTIVE COVENANTS:
2. D.B. 4109, PG. 612



SETBACKS
>43' LOT WIDTHS
FRONT YARD-20'
SIDE YARD-5'
REAR YARD-20'
CORNER SIDE-12'

LEGEND
(BC)-BACK OF CURB
(SW)-SIDEWALK
(PD)-PROPOSED DRIVEWAY



NOTES:
1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2022, PG 419-433 UNLESS OTHERWISE NOTED.
2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE EXAMINATION HAS BEEN DONE BY ROBINSON & PLANTE, P.C.

PRELIMINARY PLAT- NOT FOR RECORDATION, CONVEYANCE, OR SALE

SURVEY FOR
DREES HOMES

LOT 37 SERENITY SUBDIVISION
PHASE 1
52 COMFORT COURT
HARNETT COUNTY
FUQUAY-VARINA, N.C. 27526

0 40' 80' 120'
GRAPHIC SCALE

REFERENCE: PLAT BOOK 2022 PAGE 419-433.

FILE: STYLOT37PP

I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION DESCRIPTION RECORDED IN REFERENCES AS SHOWN ; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN_____; THAT THE RATIO OF PRECISION IS 1:10,000; AND THAT THIS MAP MEET THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.16000).
THIS_____ DAY OF _____, 2022.

_____
PROFESSIONAL LAND SURVEYOR L-4433

MEADOW
ELEV B
SLAB ON GRADE
SCREENED IN OUTDOOR LIVING
GARAGE LEFT FRONT

ROBINSON & PLANTE PC
LAND SURVEYING
C-2687
970 TRINITY ROAD
RALEIGH, N.C. 27607
PHONE (919) 859-6030
FAX (919) 859-6032

DATE: 10-12-22 | SCALE: 1"=40'