

CURVE TABLE

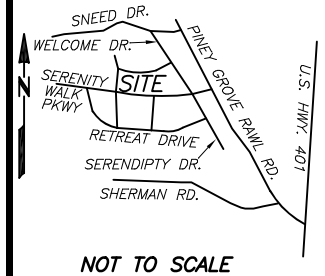
CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	84°21'36"	25.00'	36.81'	33.57'	22.65'	N 54°41'45" W
C2	6°07'58"	255.00'	27.29'	27.28'	13.66'	N 15°34'55" W

LINE TABLE

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

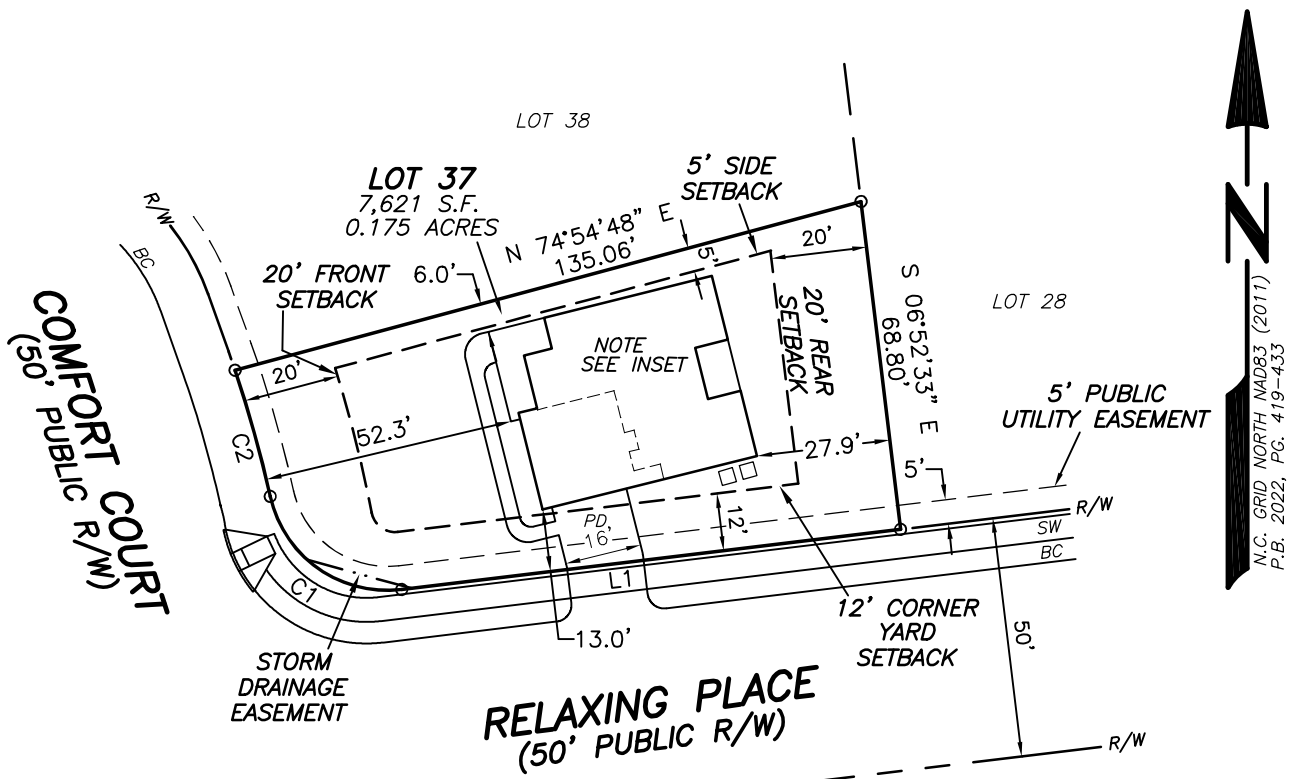
PROPOSED IMPERVIOUS SURFACES:
 TOTAL LOT AREA=7,621 S.F.
 HOUSE/PORCHES=1,816 S.F.
 DRIVEWAYS/ETC.=429 S.F.
 TOTAL IMPERVIOUS AREA=2,245 S.F.
 MAX. IMPERVIOUS AREA=2,600 S.F.

VICINITY MAP



NOT TO SCALE

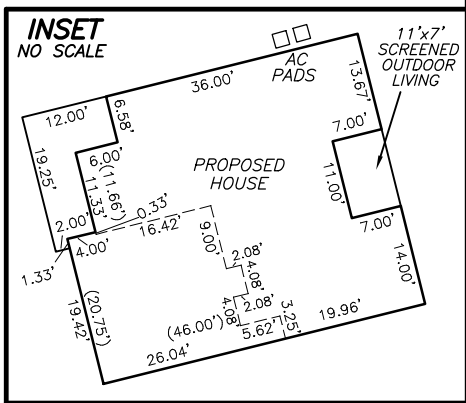
- REFERENCES:
 1. D.B. 4165, PG. 419
 PIN 0655-23-1910.000
 PID 08065501 0032 07
 RESTRICTIVE COVENANTS:
 2. D.B. 4109, PG. 612



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

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

SURVEY FOR
DREES HOMES



REFERENCE: PLAT BOOK 2022 PAGE 419-433.

FILE: STYLOT37PPR2

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 MEETS 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 II
 ELEV B
 SLAB ON GRADE
 SCREENED IN OUTDOOR LIVING
 GARAGE RIGHT SIDE

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

DATE: 10-26-22

SCALE: 1"=40'