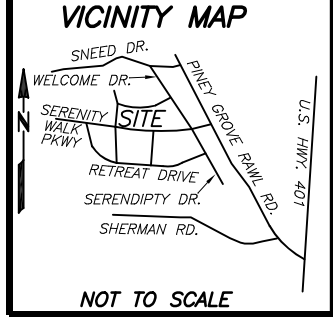


LINE TABLE

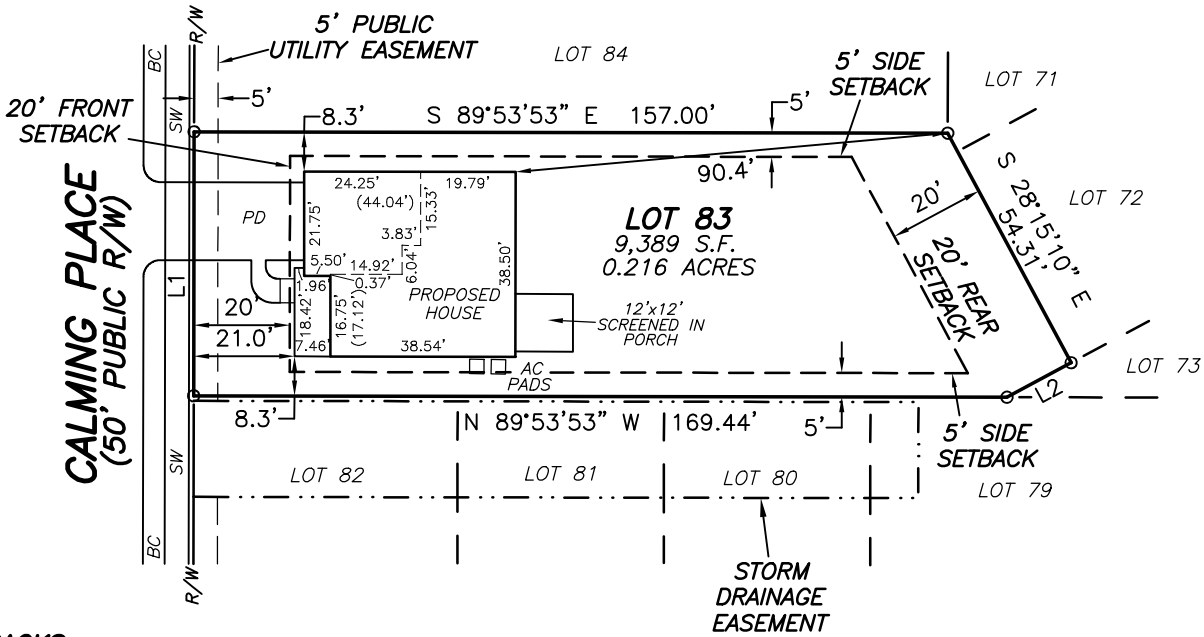
LINE	BEARING	DISTANCE
L1	N 00°06'07" E	55.00'
L2	S 61°44'50" W	15.18'

PROPOSED IMPERVIOUS SURFACES:
 TOTAL LOT AREA=9,389 S.F.
 HOUSE/PORCHES=1,890 S.F.
 DRIVEWAYS/ETC.=442 S.F.
 TOTAL IMPERVIOUS AREA=2,332 S.F.
 MAX. IMPERVIOUS AREA=2,600 S.F.



REFERENCES:
 1. D.B. 4165, PG. 506
 PIN 0655-23-1389.000
 PID 080655 0032 65
 RESTRICTIVE COVENANTS:
 2. D.B. 4109, PG. 612

N.C. GRID NORTH NAD83 (2011)
 P.B. 2022, PG. 434-448



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
 (AC)-AIR CONDITIONER

NOTES:
 1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2022, PG 434-448 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 83 SERENITY SUBDIVISION
 PHASE 1A
 43 CALMING PLACE
 HARNETT COUNTY
 FUQUAY-VARINA, N.C. 27526**



REFERENCE: PLAT BOOK 2022 PAGE 434-448.

FILE: STYL0783PP

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 _____, 2023.

PROFESSIONAL LAND SURVEYOR L-4433

EPIPHANY II
 ELEV A
 SLAB ON GRADE
 SCREENED IN PORCH
 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: 4-17-23

SCALE: 1"=40'