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 NOBELS Firm No. C-2378

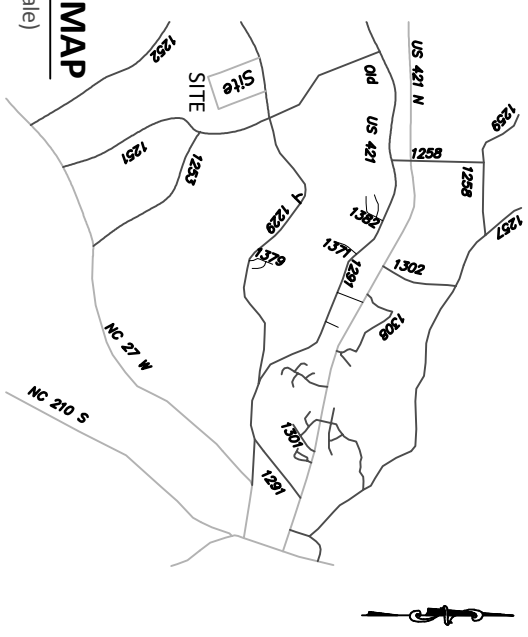
CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C61	300.00'	38.51'	N80°20'08"E	38.48

LOT INFORMATION:

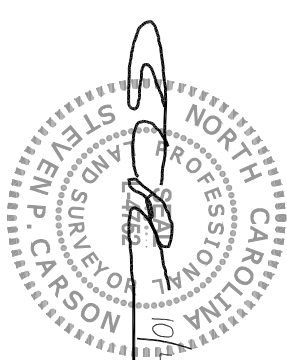
PIN: 00529-88-6320.000
 REFERENCE: DB 4183, PG. 652-657
 TOTAL LOT AREA = 0.644 AC = 28,074 SF
 FOUNDATION = 1,588 SF
 EXISTING IMPERVIOUS = 1,588 SF
 PERCENT IMPERVIOUS = 5.65 %
 MAXIMUM IMPERVIOUS = 7,000 SF

BUILDING SETBACKS
 FRONT - 35' FROM RW
 REAR - 25'
 SIDE - 10'
 SIDE CORNER - 20'

VICINITY MAP
 (Not to Scale)



I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA, L-4752 DATED:



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.

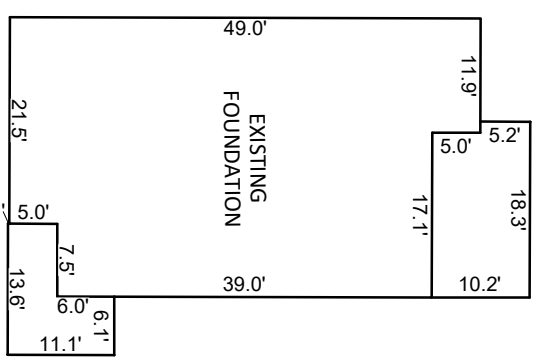
FOUNDATION SURVEY
 FOR
DAVIDSON HOMES

WELLERS KNOLL - LOT 41
 75 VAN WINKLE STREET, LILLINGTON, NC
 LITTLE RIVER TOWNSHIP, HARNETT COUNTY

DATE: 10/4/23 DRAWN BY: AJR CHECKED BY: SPC
 REFERENCE: BM 2023 PG. 59-62 BCS# 230051 SCALE: 1" = 30'

(55)

IPF 20.0'
 N83°21'30"E 65.56'
 20' PUBLIC DRAINAGE EASEMENT TO BE MAINTAINED BY HOA
 IPF 25' REAR SETBACK
 N84°00'45"E 46.68'
 IPF



INSET SCALE: 1"=20'



(42)

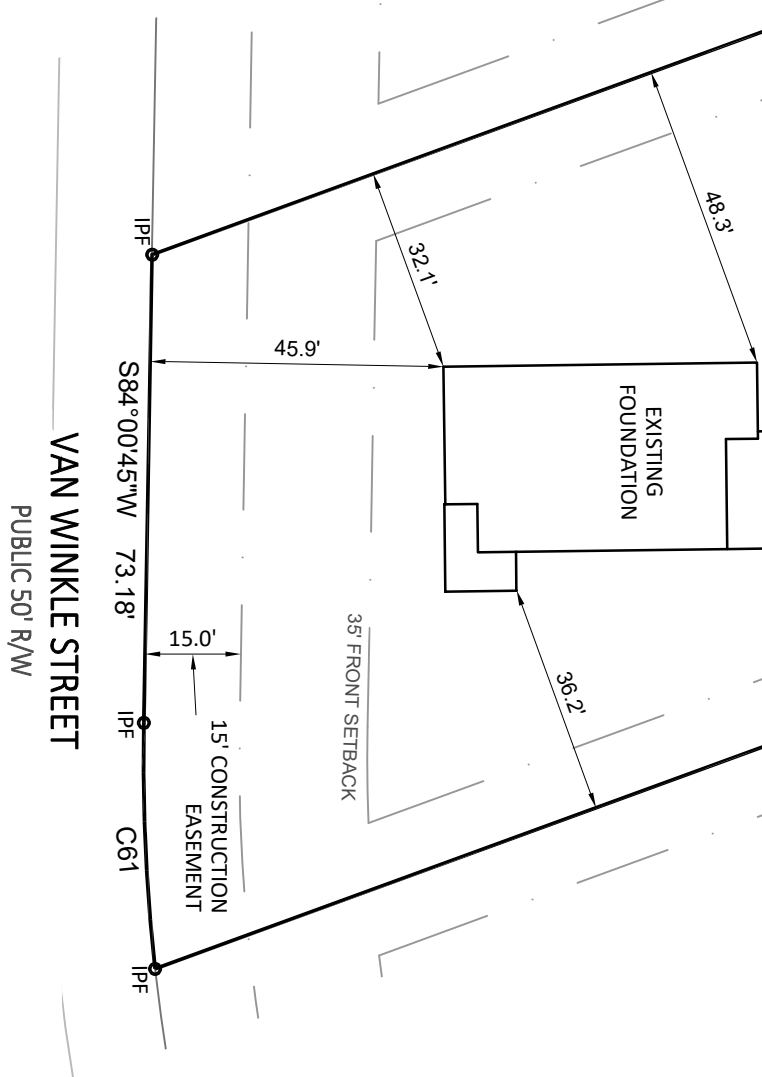
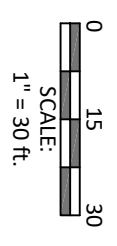
N27°03'44"W 267.12'
 10' SIDE SETBACK

(41)
 28,074 SF
 0.644 AC

N27°03'44"W 265.28'
 10' SIDE SETBACK

(40)

- NOTES:**
- THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
 - THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
 - 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
 - ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
 - THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS
 - THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK
 - NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
 - 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.
 - FEMA FLOOD HAZARD STATEMENT: LOTS SHOWN ON THIS PLAT ARE NOT LOCATED WITHIN THE FEMA FLOOD HAZARD "ZONE AE" AS SHOWN ON FEMA MAP NO. 3720064000J & 3720054800J EFFECTIVE DATE 10/3/2006.
 - ZONING: RA-30
 - PROPERTY OWNER: DAVIDSON HOMES
 1903 NORTH HARRISON AVENUE
 CARY, NC 27513



IPF 84°00'45"W 73.18'
 VAN WINKLE STREET
 PUBLIC 50' RW
 IPF C61
 IPF 15' CONSTRUCTION EASEMENT
 IPF