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CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C62	350.00'	13.45'	N82°54'43"E	13.45

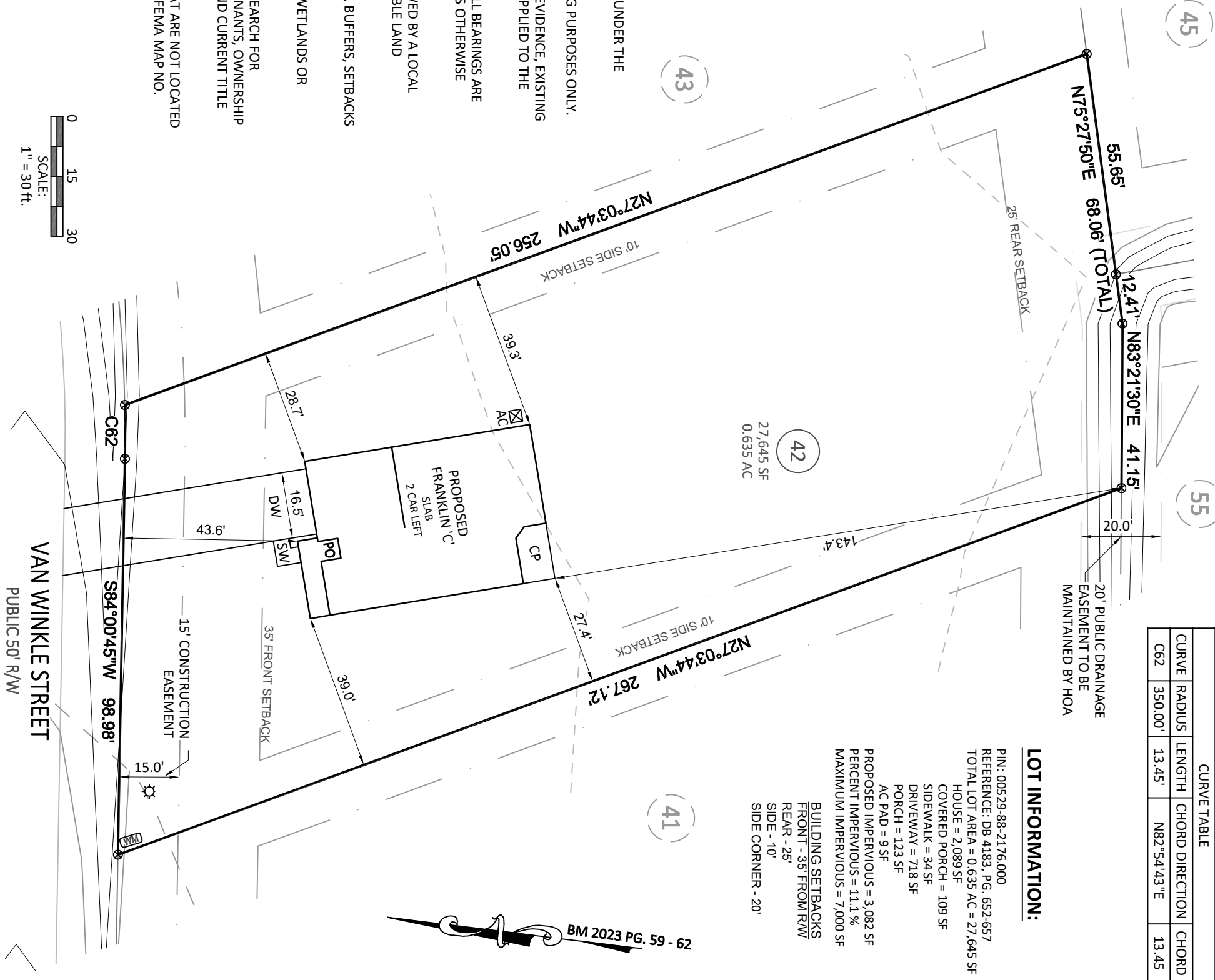
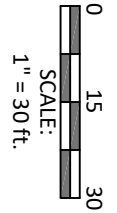
**LOT INFORMATION:**

PIN: 00529-88-2176.000  
 REFERENCE: DB 4183, P.G. 652-657  
 TOTAL LOT AREA = 0.635 AC = 27,645 SF  
 HOUSE = 2,089 SF  
 COVERED PORCH = 109 SF  
 SIDEWALK = 34 SF  
 DRIVEWAY = 718 SF  
 PORCH = 123 SF  
 AC PAD = 9 SF  
 PROPOSED IMPERVIOUS = 3,082 SF  
 PERCENT IMPERVIOUS = 11.1 %  
 MAXIMUM IMPERVIOUS = 7,000 SF

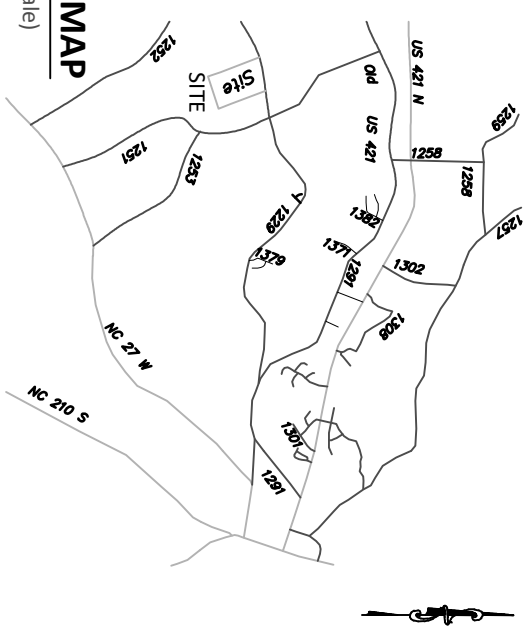
**BUILDING SETBACKS**  
 FRONT - 35' FROM R/W  
 REAR - 25'  
 SIDE - 10'  
 SIDE CORNER - 20'

**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



**VICINITY MAP**  
(Not to Scale)



**LEGEND**

- PO = PORCH
- SP = SCREENED PORCH/PATIO
- CP = COVERED PORCH/PATIO
- WD = WOOD DECK
- SW = SIDEWALK
- DW = CONC DRIVEWAY
- P = CONC PATIO
- ⊗ = COMPUTED POINT
- X = MAG NAIL FOUND
- = IRON PIPE SET
- = DRILL HOLE FOUND
- Ⓜ = WATER METER
- CO = CLEAN OUT
- AC = AIR CONDITIONER
- Ⓢ = SEWER MANHOLE
- Ⓜ = ELECTRIC BOX
- Ⓜ = CABLE BOX
- Ⓜ = TELEPHONE PEDESTAL
- CB = CATCH BASIN
- IC = IRRIGATION CONTROLLER
- ⊙ = LIGHT POLE
- ⊙ = UTILITY POLE
- Ⓜ = FIRE HYDRANT
- DI = DRAIN INLET
- WV = WATER VALVE
- Ⓜ = STREET SIGN
- YI = YARD INLET
- G = GAS METER
- E = ELECTRIC METER

**PRELIMINARY**

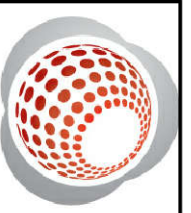
BUILDER TO VERIFY HOUSE LOCATION DIMENSIONS AND REVIEW TOTAL IMPERVIOUS NOTED ON THIS PLOT PLAN

**PRELIMINARY PLOT PLAN FOR DAVIDSON HOMES**

WELLERS KNOLL - LOT 42  
 55 VAN WINKLE STREET, LILLINGTON, NC  
 LITTLE RIVER TOWNSHIP, HARNETT COUNTY

DATE: 8/8/23 DRAWN BY: AJR CHECKED BY: SPC

REFERENCE: BM 2023 PG. 59-62 BCS# 230051 SCALE: 1" = 30'



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