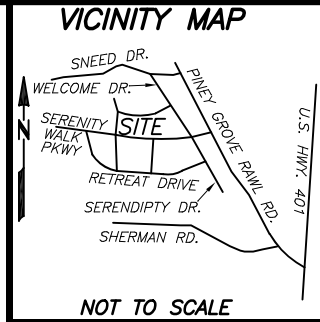


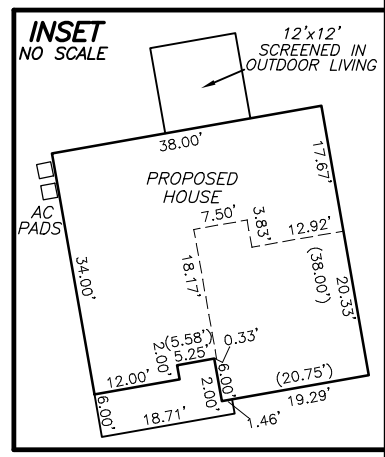
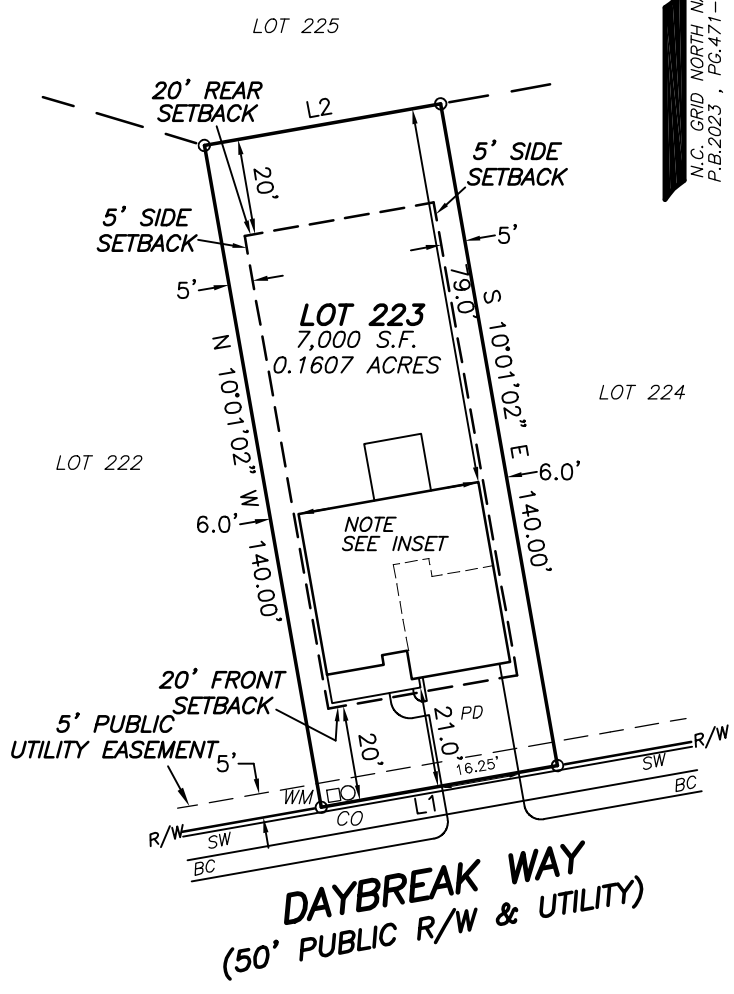
LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 79°58'58" W	50.00'
L2	N 79°58'58" E	50.00'

PROPOSED IMPERVIOUS SURFACES:
TOTAL LOT AREA=7,000 S.F.
HOUSE/PORCHES=1,626 S.F.
DRIVEWAYS/ETC.=438 S.F.
TOTAL IMPERVIOUS AREA=2,064 S.F.
MAX. IMPERVIOUS AREA=3,036 S.F.



NOT TO SCALE

- REFERENCES:
1. D.B. 4209 PG. 2421
PIN: 0645-83-9186.000
PID: 08065502 0032 63
- NOTICE OF DEVELOPMENT GUIDELINES:
2. D.B. 4149, PG. 210
- RESTRICTIVE COVENANTS:
3. 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
(CO)-CLEANOUT
(WM)-WATER METER
(AC)-AIR CONDITIONER

- NOTES:
1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2023, PG. 471-481 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 223 SERENITY SUBDIVISION
PHASE 2E
94 DAYBREAK WAY
HARNETT COUNTY
FUQUAY-VARINA, N.C. 27526**

SURVEY FOR
DREES HOMES



REFERENCE: PLAT BOOK 2023 PAGE 471-481.

FILE: STYLOT223PP

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

GRACE
ELEV A
SLAB ON GRADE
SCREENED IN OUTDOOR LIVING
GARAGE RIGHT FRONT

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

DATE: 10-19-23 SCALE: 1"=40'