

CURVE	ARC	RADIUS	CHORD LENGTH	CHORD BEARING
C1	99.30	525.00	99.15	N 86° 08' 27" W
C2	38.51	25.00	34.81	N 47° 23' 00" W

LINE	DISTANCE
L2	6.00
L3	4.67
L4	8.50
L5	1.00
L6	7.00

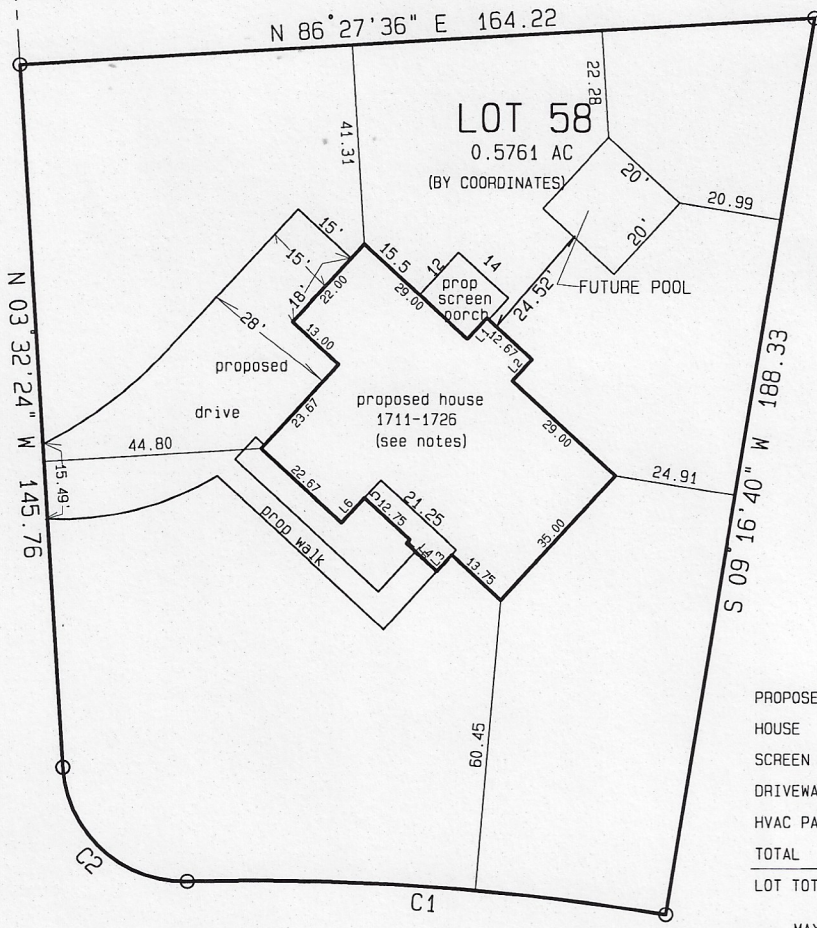
NOTES:
 1. BUILDER MUST VERIFY DIMENSIONS PRIOR TO FIELD STAKING.
 2. BUILDER ACCEPTS ALL RESPONSIBILITY FOR ANY SETBACK VIOLATIONS.

GENERAL NOTES:
 1. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES MEASURED IN U.S. SURVEY FEET.
 2. AREAS COMPUTED BY COORDINATE METHOD.
 3. THIS SURVEY DONE WITHOUT THE BENEFIT OF A TITLE SEARCH.
 4. ALL IRONS FOUND ARE FLUSH WITH GROUND UNLESS OTHERWISE NOTED.
 5. ANY DRAINAGEWAYS SHOWN HEREON AND/OR ADJACENT TO THIS SITE MAY CREATE ADDITIONAL BUFFERS CLAIMED BY THE STATE OF NORTH CAROLINA OR OTHER REGULATORY AGENCY.

VICINITY MAP
 NOT TO SCALE

LOT 57

DUTTON COURT
 50' PUBLIC R/W & UTILITY



LINE	DISTANCE
L1	6.00

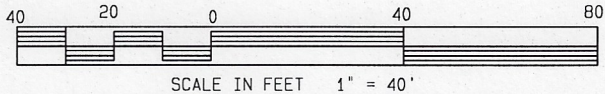
LOT 59

PROPOSED IMPERVIOUS SURFACE AREA	
HOUSE	+/- 2709 SF
SCREEN PORCH	+/- 165 SF
DRIVEWAY/WALK	+/- 2068 SF
HVAC PADS	+/- 18 SF
TOTAL	+/- 4960 SF
LOT TOTAL	25096 SF
MAX. IMPERVIOUS	= 7000 SF

PRELIMINARY
 NOT FOR CONVEYANCE OR SALES

DEER TRAIL LANE
 50' PUBLIC R/W & UTILITY

REVISED: 12 APRIL 2024 - DRIVE
 revised: 04 april 2024
 REVISED: 7 SEPTEMBER 2023 - MOVE POOL
 REVISED: POOL 30 AUGUST 2023
 revised: 22 aug. 2023



BOOK OF MAPS 2023 PAGE 201 DEED BOOK _____ PAGE _____ * NOT FOR RECORDATION *
 LOT 58 COTTON FARMS SUBDIVISION

I, LEONARD H. SULLIVAN JR., DO HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION USING REFERENCES SHOWN HEREON; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION SHOWN HEREON; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 10,000+; THAT THIS PLAT MEETS THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56, 1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER (L-2821) AND SEAL.

ALSO, I CERTIFY THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

SRV'D: MAS DRAWN: TAH CHK'D: LHS JOB # _____23 DATE: 10 JULY 2023 SCALE: 1" = 40'

SULLIVAN SURVEYING
 LAND SURVEYORS
 1143-D EXECUTIVE CIRCLE
 CARY, NORTH CAROLINA 27511
 TELEPHONE: (919) 469-4738

SURVEY FOR:
HALCYON HOMES
 HECTOR'S CREEK TOWNSHIP, HARNETT COUNTY, NORTH CAROLINA