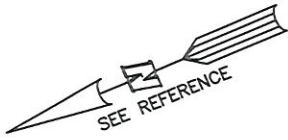


AS-BUILT IMPROVEMENTS FOR
NEW HOME INC., LLC
 79 WILLOW CREEK PLACE
 LOT 35, WOODBRIDGE SOUTH
 BUCKHORN TOWNSHIP, HARNETT COUNTY, NORTH CAROLINA



CRISSY & JOEL RICKER
 D.B. 3244, PG. 888
 P.C. # F SLIDE 540C

BAKERTOWN ROAD
 NCSR 1417
 60' PUBLIC R/W

N/F
 JEWELL H. JOHNSON
 D.B. 319, PG. 375

35
 31,051 S.F.
 0.713 AC.

LEGEND

- ⊠ AIR CONDITIONER
- BC BACK of CURB
- BFP BACK FLOW PREVENTER
- CLEANOUT
- ▣ CURB INLET
- DHS DRILL HOLE SET
- ECM EXISTING CONCRETE MONUMENT
- EDH EXISTING DRILL HOLE
- EIS EXISTING IRON STAKE
- EIP EXISTING IRON PIPE
- EM ELECTRIC METER
- EN EXISTING PK NAIL
- ES ELECTRIC STUB
- ⊠ FLARED END SECTION
- ⊠ FIRE HYDRANT
- ⊠ FIBER OPTIC PEDESTAL
- ⊠ GAS METER
- GUY GUY
- INV INVERT
- IPS IRON PIPE SET
- IRS IRON ROD SET
- ⊠ LIGHT POLE
- MINS MAGNETIC NAIL SET
- ⊠ MANHOLE SANITARY SEWER
- ⊠ MANHOLE STORM SEWER
- OHV OVERHEAD WIRES
- PKS PK NAIL SET
- PNS POINT NOT SET
- RRS RAIL ROAD SPIKE
- ⊠ TELEPHONE PEDESTAL
- ⊠ TRANSFORMER
- ⊠ CABLE TV PEDESTAL
- ⊠ UTILITY POLE
- ⊠ WATER METER
- ⊠ WATER VALVE
- ⊠ YARD INLET
- () FIELD MEASUREMENT

36

34

SETBACK LINES

119.2'

S67°19'17"E 220.48'

14.9'

29.2'

40.0'

C1

160.9'

N37°39'25"W 248.00'

30' STREETSCAPE BUFFER

L1

L2

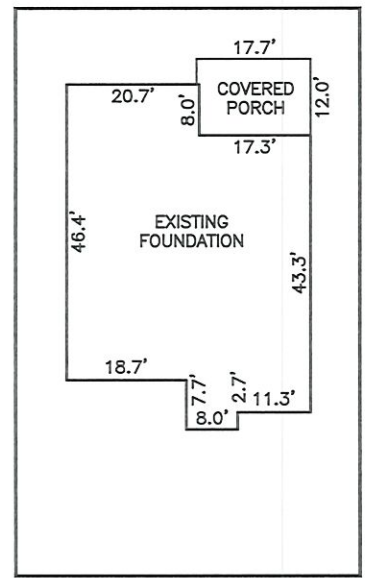
301°23'51"W 126.62'

N84°51'39"W 35.87'

WILLOW CREEK PLACE
 50' PUBLIC R/W & UTILITY EASEMENT

LINE	BEARING	DISTANCE
L1	S47°51'19"W	28.74'
L2	S46°14'53"W	26.87'

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	50.00'	59.82'	56.32'	N27°04'09"E	68°32'53"



INSET: SCALE: 1"=30'

THIS AS-BUILT IS
 FOR CODE COMPLIANCE.
 NOT FOR SALES OR
 CONVEYANCE

SETBACK INFO

- FRONT: 35'
- REAR: 25'
- SIDES: 10'
- CORNER SIDE: 20'



SCALE: 1" = 50'

NOTES

1. THIS SURVEY SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
2. THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

REFERENCES:

P.B. 2023, PGS 92-94

WAKE COUNTY, NORTH CAROLINA

I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM FIELDWORK DONE UNDER MY SUPERVISION; THAT THE IMPROVEMENTS LIE WHOLLY UPON THE LOT AND THAT THE PROPERTY SHOWN IS AN EXISTING PARCEL OR PARCELS OF LAND.

Charles R. Piratzky 2-15-24

CHARLES R. PIRATZKY, PROFESSIONAL SURVEYOR
 L-2813 DATE



DATE: FEB. 13, 2024

Q:\FieldLoc\wbs 35 fdn.txt

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