

LOT INFORMATION:

PIN: 0529-88-5218.000
 REFERENCE: DB 4204, PGS. 1727-1729
 TOTAL LOT AREA = 0.672 AC = 29,254 SF
 HOUSE = 1,650SF
 PORCH = 54 SF
 SIDEWALK = 36 SF
 DRIVEWAY = 601 SF
 COVERED PATIO = 121 SF
 AC PAD = 9 SF
 EXISTING IMPERVIOUS = 2,471 SF
 PERCENT IMPERVIOUS = 8.44%
 MAXIMUM IMPERVIOUS = 7,000 SF

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

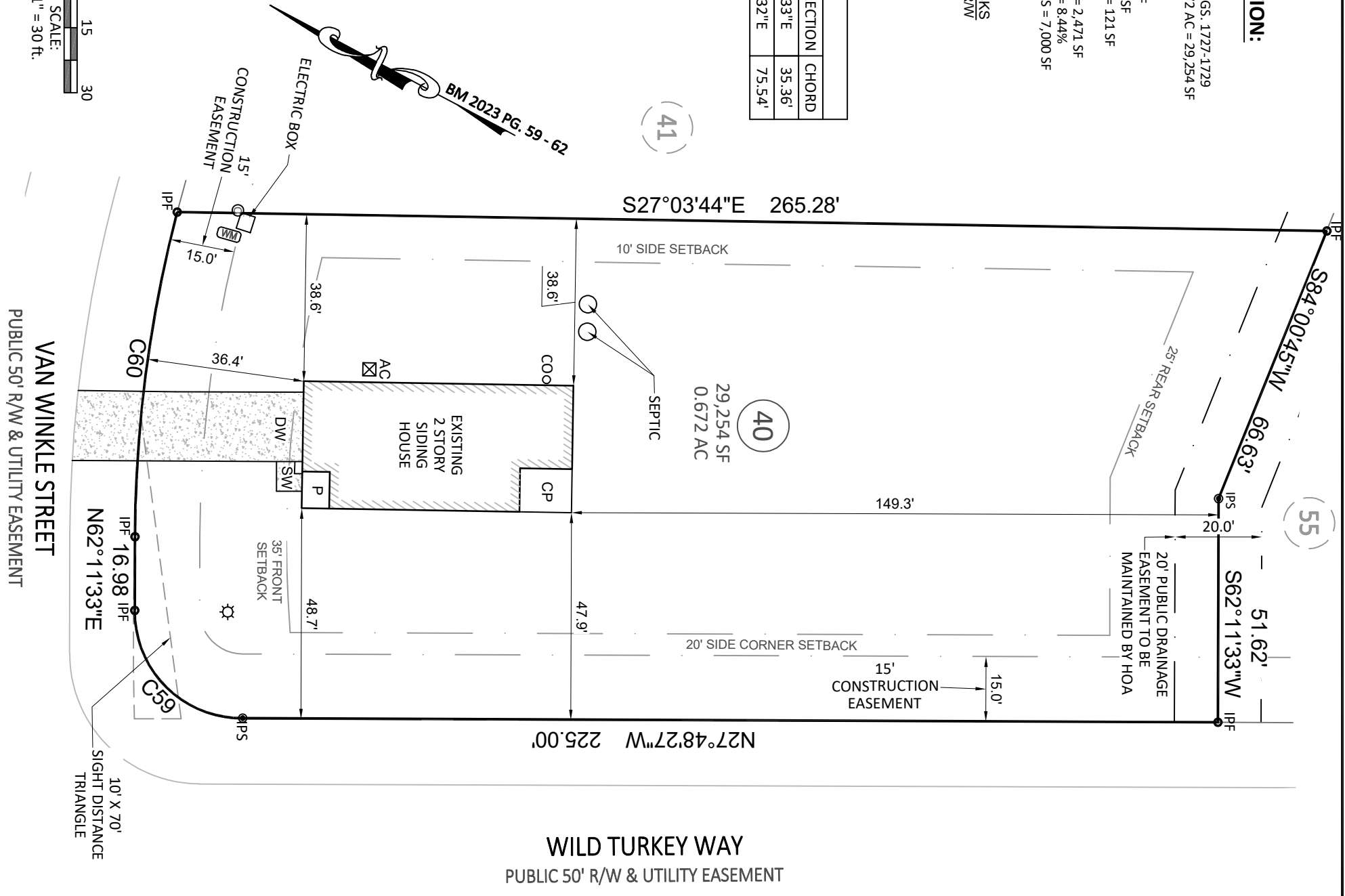
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C59	25.00'	39.27'	N17°11'33"E	35.36'
C60	300.00'	75.74'	N69°25'32"E	75.54'

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. 37200640001 & 37200548001 EFFECTIVE DATE 10/3/2006.
- ZONING: RA-30



10. ZONING: RA-30



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 FOUND (IPF)
- = IRON PIPE SET (IPS)
- ⊙ = DRILL HOLE FOUND
- ⊙ = WATER METER
- ⊙ = CLEAN OUT
- AC = AIR CONDITIONER
- ⊙ = SEWER MANHOLE
- ⊙ = ELECTRIC BOX
- ⊙ = CABLE BOX
- ⊙ = TELEPHONE PEDESTAL
- ⊙ = CATCH BASIN
- IC = IRRIGATION CONTROLLER
- ⊙ = LIGHT POLE
- ⊙ = UTILITY POLE
- ⊙ = FIRE HYDRANT
- DI = DRAIN INLET
- ⊙ = WATER VALVE
- ⊙ = STREET SIGN
- YI = YARD INLET
- G = GAS METER
- E = ELECTRIC METER

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.

FINAL SURVEY
 FOR
KINCAID

WELLERS KNOLL - LOT 40
 99 VAN WINKLE STREET, LILLINGTON, NC
 LITTLE RIVER TOWNSHIP, HARNETT COUNTY

BATEMAN CIVIL SURVEY COMPANY
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 NCBELS Firm No. C-2378

DATE: 3/26/24 DRAWN BY: SLA CHECKED BY: SPC

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