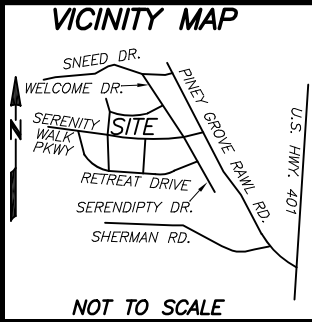


LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 79°58'58" E	50.00'
L2	S 79°58'58" W	50.00'

PROPOSED IMPERVIOUS SURFACES:  
 TOTAL LOT AREA=7,000 S.F.  
 HOUSE/PORCHES=1,629 S.F.  
 DRIVEWAYS/ETC.=438 S.F.  
 TOTAL IMPERVIOUS AREA=2,067 S.F.  
 MAX. IMPERVIOUS AREA=3,036 S.F.



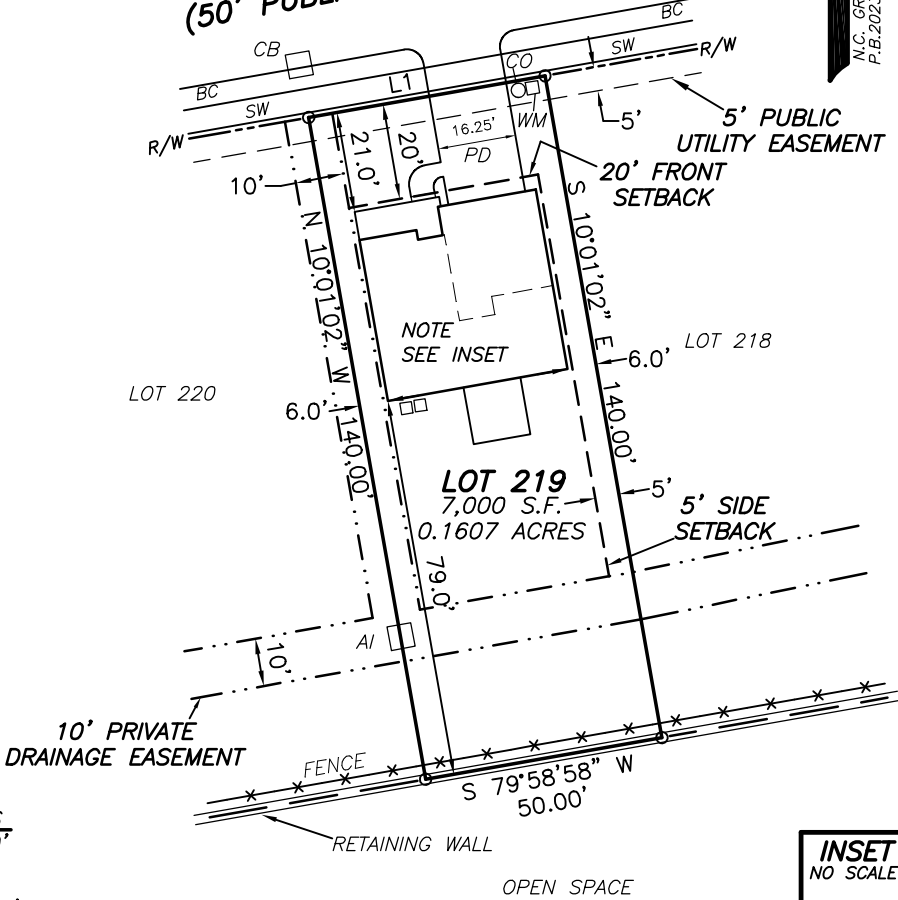
NOT TO SCALE

REFERENCES:  
 1. D.B. 4209 PG. 2421  
 PIN: 0645-82-9987.000  
 PID: 08065502 0032 59

NOTICE OF DEVELOPMENT GUIDELINES:  
 2. D.B. 4149, PG. 210

RESTRICTIVE COVENANTS:  
 3. D.B. 4109, PG. 612

**DAYBREAK WAY**  
 (50' PUBLIC R/W & UTILITY)



**SETBACKS**  
 >43' LOT WIDTHS  
 FRONT YARD-20'  
 SIDE YARD-5'  
 REAR YARD-20'  
 CORNER SIDE-12'

- LEGEND**
- (BC)-BACK OF CURB
  - (SW)-SIDEWALK
  - (AI)-AREA INLET
  - (CB)-CATCH BASIN
  - (PD)-PROPOSED DRIVEWAY
  - (CO)-CLEANOUT
  - (WM)-WATER METER
  - (AC)-AIR CONDITIONER

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



REFERENCE: PLAT BOOK 2023 PAGE 471-481.

FILE: STYLOT219PP

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 B  
 SLAB ON GRADE  
 SCREENED IN OUTDOOR LIVING  
 GARAGE LEFT FRONT

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

DATE: 11-29-23 SCALE: 1"=40'