

CURVE TABLE

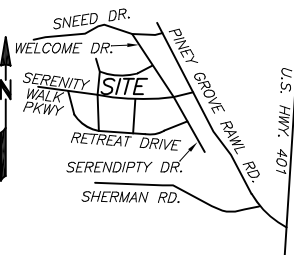
CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	46°36'43"	50.00'	40.68'	39.56'	21.54'	S 08°05'55" E

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 13°59'34" E	52.10'

PROPOSED IMPERVIOUS SURFACES:
 TOTAL LOT AREA=11,592 S.F.
 HOUSE/PORCHES=1,639 S.F.
 DRIVEWAYS/ETC.=461 S.F.
 TOTAL IMPERVIOUS AREA=2,100 S.F.
 MAX. IMPERVIOUS AREA=3,036 S.F.

VICINITY MAP



NOT TO SCALE

REFERENCES:

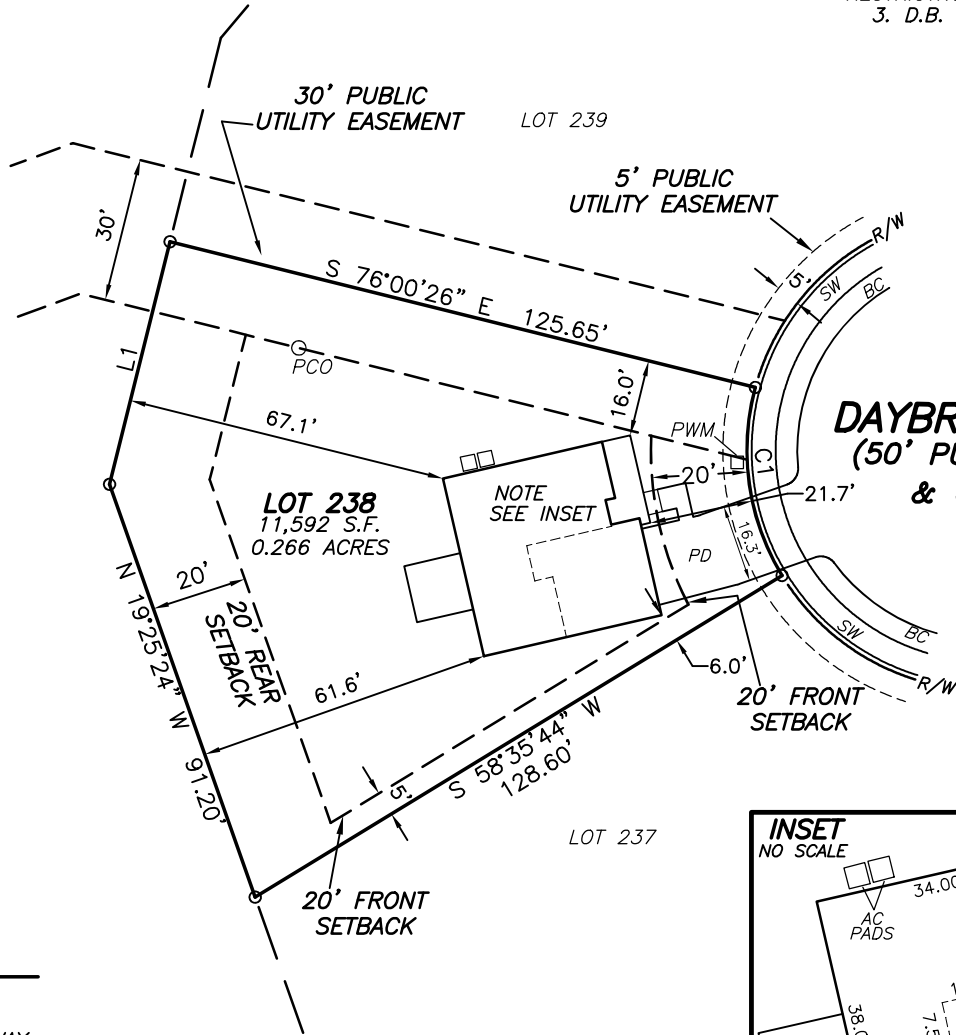
1. D.B. 4209, PG. 2421
PIN: 0645-83-7015.000
PID: 08065502 0032 78

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
 (PD)-PROPOSED DRIVEWAY
 (PCO)-PROPOSED CLEANOUT
 (PWM)-PROPOSED WATER METER
 (AC)-AIR CONDITIONER

NOTES:

1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2023, PG. 483-493 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 238 SERENITY SUBDIVISION
 PHASE 2F
 133 DAYBREAK WAY
 HARNETT COUNTY
 FUQUAY-VARINA, N.C. 27526**

SURVEY FOR
DREES HOMES



GRAPHIC SCALE

REFERENCE: PLAT BOOK 2023 PAGE 483-493.

FILE: STYLOT238PP

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 MEET 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
 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: 12-19-23

SCALE: 1"=40'