VICINITY MAP N.T.S.

PLACID POND RD.

NC 27 W

TINGEN ROAD

SR 2527

SITE

NORTH CAROLINA, HARNETT COUNTY

I, __JEFFREY B. RIDDLE__, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, DEED AND DESCRIPTION RECORDED IN MAP BOOK __2023__, PAGE __168__; DEED BOOK __4218__, PAGE __270__, OR OTHER REFERENCE SOURCE _____; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN MAP BOOK __2023__, PAGE __168__ OR OTHER REFERENCE SOURCE _____; THAT THE RATIO OF PRECISION BEFORE ADJUSTMENTS IS __1: 10,600__, AND THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE OF LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56. 1600) THIS __17__ DAY OF __FEBRUARY__, 20__24__.

PRELIMINARY PLAT NOT FOR RECORDATION, CONVEYANCES, OR SALES.

LICENSE NO. __PLS-3653__

SURVEYOR SEAL

NORTH CAROLINA
PROFESSIONAL
SEAL
L-3653
LAND SURVEYOR
JEFFREY B. RIDDLE

REFERENCES

0418-32-6363-
DB. 4218, PG. 270
MB. 2023, PG. 168

LEGEND

ERB = EXISTING IRON REBAR
SRB = SET IRON REBAR
EIP = EXISTING IRON PIPE
R/W = RIGHT-OF-WAY
SMN = SET MAG NAIL
NTS = NOT TO SCALE
INT = INTERSECTION
DB = DEED BOOK
PB = PLAT BOOK
PG = PAGE
BG = BELOW GROUND
AG = ABOVE GROUND

N = NORTH
S = SOUTH
E = EAST
W = WEST
AC = ACRE(S)

SURVEYED LINE
DEED OR PLAT LINE
EASEMENT LINE
RIGHT OF WAY

NOTES

1. THERE IS NO HORIZONTAL CONTROL WITHIN 2000 FEET.
2. PROPERTY SUBJECT TO ANY EASEMENTS OF RECORD.
3. ACREAGE BY COORDINATE COMPUTATION
4. SUBJECT TO A POWER LINE EASEMENT.

MB. 2023, PG. 168
APRIL 2023

T. R. BRADLEY
DB. 1276, PG. 709

EIS 4" AG
S 89°16'57" W
33.99'
1/2" ERB FWG

S 88°59'22" W
188.28'

EX. AXLE FWG

25.60'
N 09°44'01" W
1/2" ERB FWG

30' CREEK BUFFER
BEAVERS HAVE CREEK FLOODED
CREEK

③ LRE DEVELOPMENT LLC
MB. 2023, PG. 168

S 45°53'25" W
255.39'

② 1.00 ACRE

N 59°11'02" E
317.91'

T. R. BRADLEY
DB. 1276, PG. 709

1/2" ERB FWG

S 11°34'30" E
140.18'

17.6
29.3
PAT. 14
16
P
15.2
10.3
26.3
31.3

PROPOSED HOME

P
26.6
P
GAR
19.3
21.3
22.6

1/2" ERB FWG

① LRE DEVELOPMENT LLC
MB. 2023, PG. 168

N 11°50'50" W
114.23'

POWERLINE

PROPOSED DRIVE

30' JOINT DRIVEWAY ESMT.

19.5
1/2" ERB FWG
99.98'
.36
1/2" ERB FWG

1/2" ERB FWG
99.93'
S 79°07'21" W

1/2" ERB FWG
99.96'
S 79°17'21" W

N 79°19'24" E

PROPOSED DRIVEWAY ACCESS PER PLAT

NC 27 W
60' PUBLIC R/W

PLOT PLAN PROPERTY OF

FRED CONSTRUCTION COMPANY LLC

BARBECUE TOWNSHIP
NEAR SANFORD
SCALE: 1" = 40'

HARNETT COUNTY
NORTH CAROLINA
DATE SURVEYED 02-18-24

JEFFREY B. RIDDLE PLS-3653
5965 HALL PARK ROAD FAYETTEVILLE, NC 28306
1-910-308-9330

40 20 0 40 80
BAR SCALE (IN FEET)

DRAWN BY: JR