

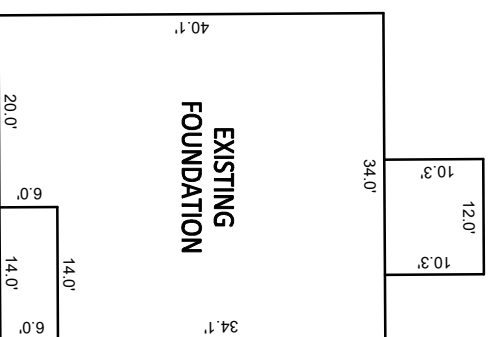
LOT INFORMATION:

PIN: 0693-36-8469 000
 REFERENCE: DB: 4219 PGS. 2746-2750
 TOTAL LOT AREA = 0.59 AC = 25,556 SF
 FOUNDATION = 1,487 SF
 EXISTING IMPERVIOUS = 1,487 SF
 PERCENT IMPERVIOUS = 5.82%
 MAX. IMPERVIOUS = 5,500 SF

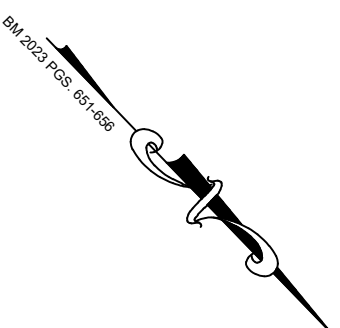
REFERENCE: BM 2023 PGS. 563-568
 BM 2024 PG. 21

BUILDING SETBACKS

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



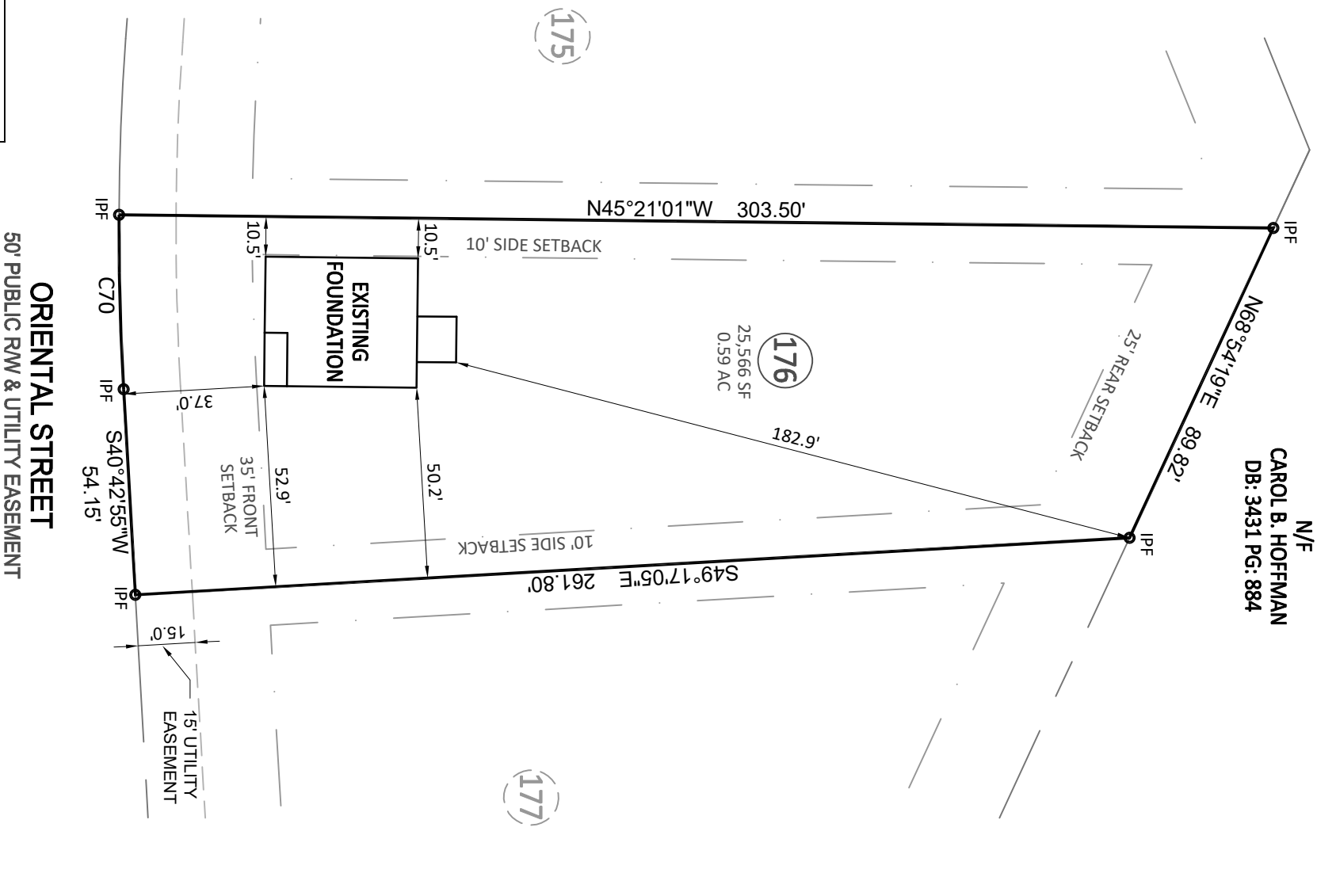
INSET SCALE: 1"=20'



1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. 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.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
7. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS, FLOOD ZONES OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM. ALL LINES SHOWN, IF ANY, ARE SCALED FROM THE RECORDED PLAT.
8. 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.

9. ZONING: RA-30
10. BUILDER/DEVELOPER: SMITH DOUGLAS HOMES
2520 RELIANCE AVENUE
APEX, NC 27539

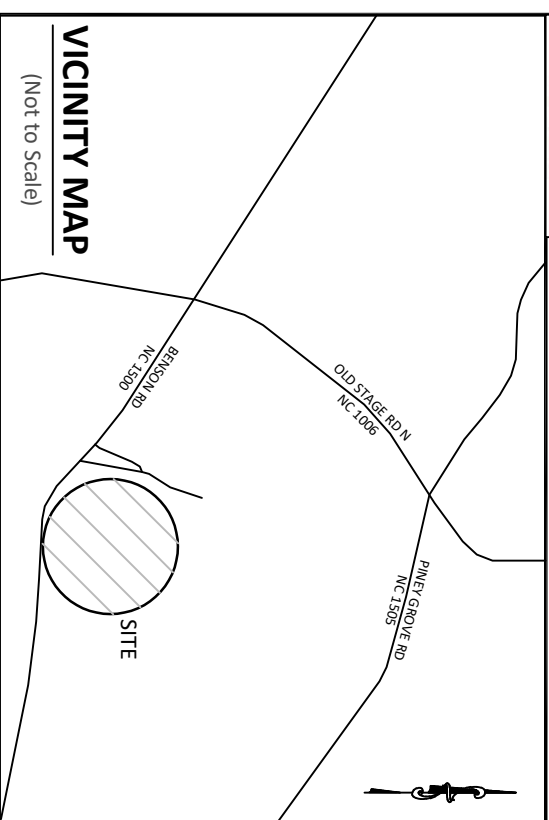
CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C70	725.00'	45.87'	S42°31'40"W	45.86'



Bateman Civil Survey Company

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 www.batemancivilsurvey.com info@batemancivilsurvey.com
 NCBELS Firm No. C-2378

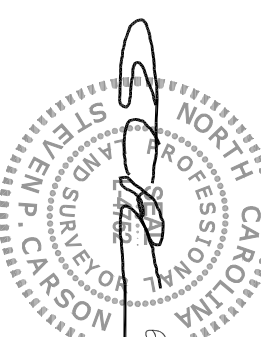
VICINITY MAP
(Not to Scale)



LEGEND

- PO = COVERED FRONT PORCH
- GP = COVERED PORCH
- SP = SCREENED PORCH
- SW = SIDEWALK
- DW = CONC DRIVEWAY
- SP = SCREENED PORCH
- P = CONCRETE PATIO
- ⊗ = COMPUTED POINT
- = IRON PIPE FOUND (IPF)
- = IRON PIPE SET (IPS)
- = DRILL HOLE FOUND
- ⊘ = WATER METER
- ⊘ = CLEAN OUT
- AC = AIR CONDITIONER PAD
- ⊙ = CABLE BOX
- ⊙ = SEWER MANHOLE
- ⊙ = TELEPHONE PEDESTAL
- CB = CATCH BASIN
- ☼ = LIGHT POLE
- ⊠ = HAND HOLE
- ⊠ = ELECTRIC BOX
- ⊠ = FIRE HYDRANT
- YI = YARD INLET
- G = GAS METER
- E = ELECTRIC METER
- LW = LEAD WALK

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.



FOUNDATION SURVEY
FOR
SMITH DOUGLAS HOMES

TOBACCO ROAD - PHASE 1 & 3 - LOT 176
 192 ORIENTAL STREET, ANGLIER, NC
 BLACK RIVER TOWNSHIP, HARNETT COUNTY

DATE: 6/21/24 DRAWN BY: LCJ CHECKED BY: SPC
 REFERENCE: BM 2023 PGS. 651-656 BCS# 230801 SCALE: 1" = 40'