

- LEGEND**
- AC=AIR CONDITIONING UNIT
 - AG=ABOVE GROUND
 - BOC=BACK OF CURB
 - BGL=BELOW GROUND
 - CAT=CABLE TV
 - CB=CATCH BASIN
 - DM=CONC DRIVEWAY
 - EB=ELECTRIC BOX
 - EM=ELECTRIC METER
 - EP=EDGE OF PAVEMENT
 - FI=FIREF HYDRANT
 - LP=LIGHT POLE
 - N/F=NOW OR FORMERLY
 - PCP=REINFORCED CONC PIPE
 - R/W=RIGHT OF WAY
 - SC=CLEANOUT
 - SN=SIDEWALK
 - TP=TELEPHONE PEDESTAL
 - TF=TRANSFORMER
 - WM=WATER METER
 - WV=WATER VALVE
 - EP=EXISTING IRON PIPE
 - IP=IRON PIPE SET
 - ER=EXISTING IRON ROD



CERTIFICATE OF ACCURACY & MAPPING
 I, NICHOLAS M. FRENCH PLS CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY DONE UNDER MY SUPERVISION, AND THAT THE ERROR OF CLOSURE AS COMPUTED BY CO-ORDINATES IS LESS THAN 1:10,000.
PRELIMINARY
 NICHOLAS M. FRENCH, PLS L-4817 DATE

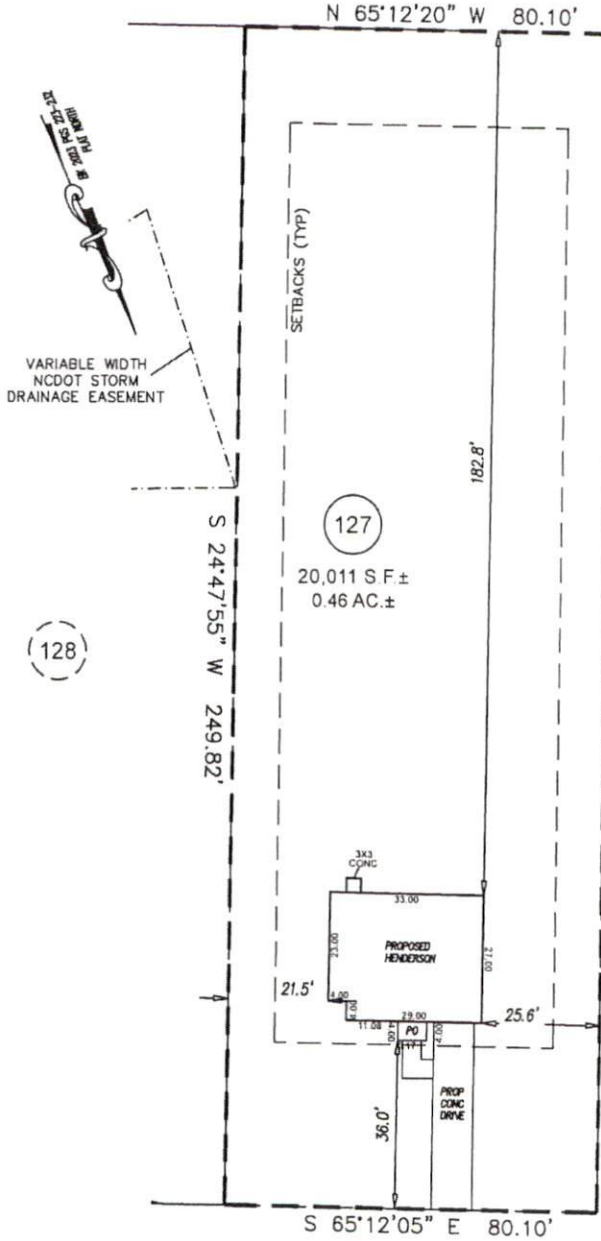
THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED. ANY VISIBLE ENCROACHMENTS ARE SHOWN HEREON.

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

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GENERAL NOTES:

1. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES IN U.S. SURVEY FEET UNLESS OTHERWISE NOTED.
2. AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.
3. LINES NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS SURVEY.
4. PROPERTY MAY BE SUBJECT TO ANY/ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND OR DEEDED AND HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND LOCATION OF EASEMENTS, AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.
5. THIS PARCEL IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS INDICATED ON CID NO. 370328 PANEL 0662, SUFFIX J HARNETT COUNTY WITH AN EFFECTIVE DATE OF 10/03/2006.



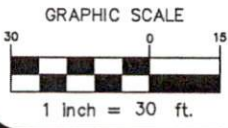
IMPERVIOUS AREA

HOUSE	900 SQ.FT.
DRIVE TO R/W	350 SQ.FT.
WALK	42 SQ.FT.
PATIO	9 SQ.FT.
TOTAL	1,301 SQ.FT.

SETBACKS PER BK 2023 PGS 223-232

FRONT	35'
SIDE	10'
REAR	20'
SIDE STREET	20'
MAX BLDG HGHT	35'
ZONING:	RA-30

REVISION: MOVED HOUSE TO THE LEFT 2' PER REQUEST 11/14/23 AMW



IVY BANK DRIVE
 50' PUBLIC R/W & UTILITY
PRELIMINARY PLOT PLAN

PROJECT:	22 LGI ATHERSTONE
DRAWN BY:	AMW
SURVEYED BY:	N/A
SCALE:	1"=30'
FIELD WORK:	N/A
DWG DATE:	11/11/2023

FOR
LGI HOMES
 IVY BANK DRIVE
 LOT 127 ATHERSTONE PHASE II SUBDIVISION
 BLACK RIVER TWP., HARNETT CO., NC
 BK. 2023 PG. 223-(228)-232

ECLS GLOBAL, INC.
 U.S. VETERAN-OWNED
 19 N MCKINLEY ST
 COATS, NC 27521
 910.897.3225 TEL 910.897.3225
 910.897.2329 (FAX) CO#C-4175