

LEGEND

- CL - CENTERLINE
- ECM - EXISTING CONCRETE MONUMENT
- EIP - EXISTING IRON PIPE
- ERRS - EXISTING RAILROAD SPIKE
- ESI - EXISTING SOLID IRON
- SIS - SOLID IRON SET
- ⊙ - MANHOLE

NOTE:

- AC. CAL. BY COMPUTER
- WATER.....PUBLIC
- SEWER.....PUBLIC
- MIN. BUILDING SETBACK LINES
- 35' FRONT SETBACK - IF STREET RIGHT-OF-WAY IS LESS THAN 60'
- 25'REAR SETBACK
- 20'SIDE SETBACK CORNER LOT
- 10'/ 5'SIDE SETBACK

MAP# 2022-42

THE GATE AT LEXINGTON PLANTATION
HOMEOWNERS ASSOCIATION, INC.
DB 3460 P. 962
MAP# 2016-349
OPEN SPACE

THE GATE AT LEXINGTON PLANTATION
HOMEOWNERS ASSOCIATION, INC.
DB 3460 P. 962
MAP# 2016-349
OPEN SPACE

RYAN P. PEDERSEN
DB 3310, P. 678
THE GATE AT LEXINGTON
PART 3, PHASE A
MAP # 2012-14
LOT 432

427
0.36 ACRES
15,855 sq. ft.
CALCULATED BY
COMPUTER

JOSEPH B. BUTLER
AND WIFE
CHRISTINE R. MITCHELL
DB 3027, P. 817
THE GATE AT LEXINGTON
PART 3, PHASE A
MAP # 2012-14 - LOT 28

CRH HOMES, LLC
DB 4231, P. 2709
THE GATE AT LEXINGTON
THE GATE AT LEXINGTON PLANTATION
MAP # 2012-14 - LOT 426

NOTE:
THIS IS A PHYSICAL SURVEY ONLY:
DOES NOT MEET GS47-30, NOT FOR RECORDATION.

NOTE:
THIS PROPERTY IS SUBJECT TO ANY AND ALL
EASEMENTS, RIGHT OF WAYS, AND AGREEMENTS
OF RECORD PRIOR TO THIS PLAT.

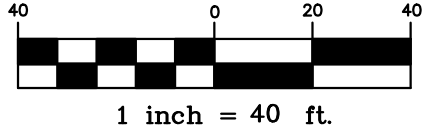
NOTE:
THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS.

I, Thomas J. Matthews, Professional Land Surveyor, certify that this plat was prepared from an actual survey made under my supervision. (1:10,000 Scale). Plat prepared in accordance with standards of "Practice for Land Surveying in North Carolina".



Thomas J. Matthews
Thomas J. Matthews Date 08-18-2024

FORT McCLARY COURT
40R/W (PUBLIC & UTILITY) TO REVOLUTIONARY ROAD 158'+/-



OWNER:
CRH HOMES, LLC.
224 HARVESTER DRIVE
HOLLY SPRINGS, NC 27540

REFERENCE:
CRH HOMES, LLC
DB 4231, P.2709
THE GATE AT LEXINGTON PLANTATION
MAP # 2012-14
LOT 427

FOUNDATION SURVEY FOR:		TOWNSHIP:	COUNTY:
CRH HOMES		ANDERSON CREEK	HARNETT
35 FORT McCLARY COURT		STATE:	DATE COMPLETED:
THOMAS J. MATTHEWS PROFESSIONAL LAND SURVEYOR 226 E. TRADE STREET SUITE 2 SANFORD, N.C. 27332 (919) 776-3400 matthewssurveying@yahoo.com		NORTH CAROLINA	8-18-2024
SCALE: 1" = 40'	PARCEL: PID 09956513 0282 16 PIN 9594-48-4320	REVISIONS:	JOB #
ZONE: RA-20R	TAX MAP: 9594		4190A LOT 427