

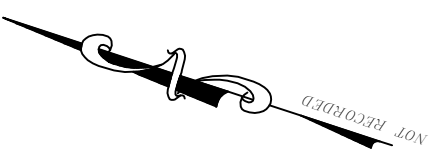
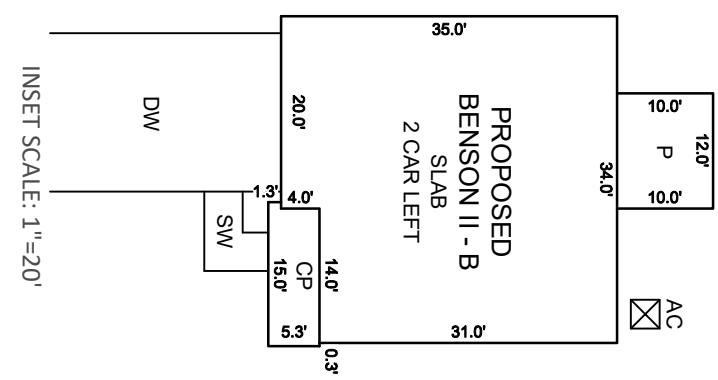
LOT INFORMATION:

PIN: 9588-65-9326
 REFERENCE: DB 3992 PGS. 119-121
 TOTAL LOT AREA = 1.14 AC = 49,580 SF
 HOUSE = 1,134 SF
 PORCH = 75 SF
 SIDEWALK = 44 SF
 DRIVEWAY = 633 SF
 PATIO = 120 SF
 AC PAD = 9
 PROPOSED IMPERVIOUS = 2,015 SF
 PERCENT IMPERVIOUS = 4.06%

BUILDING SETBACKS

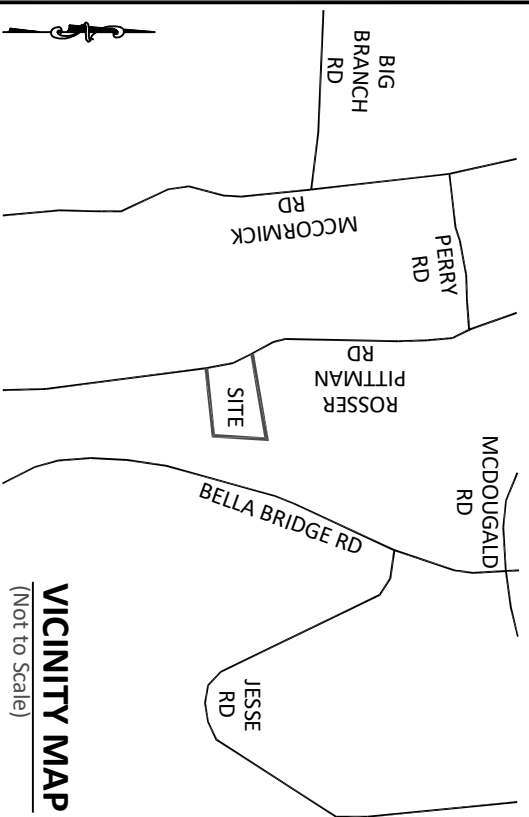
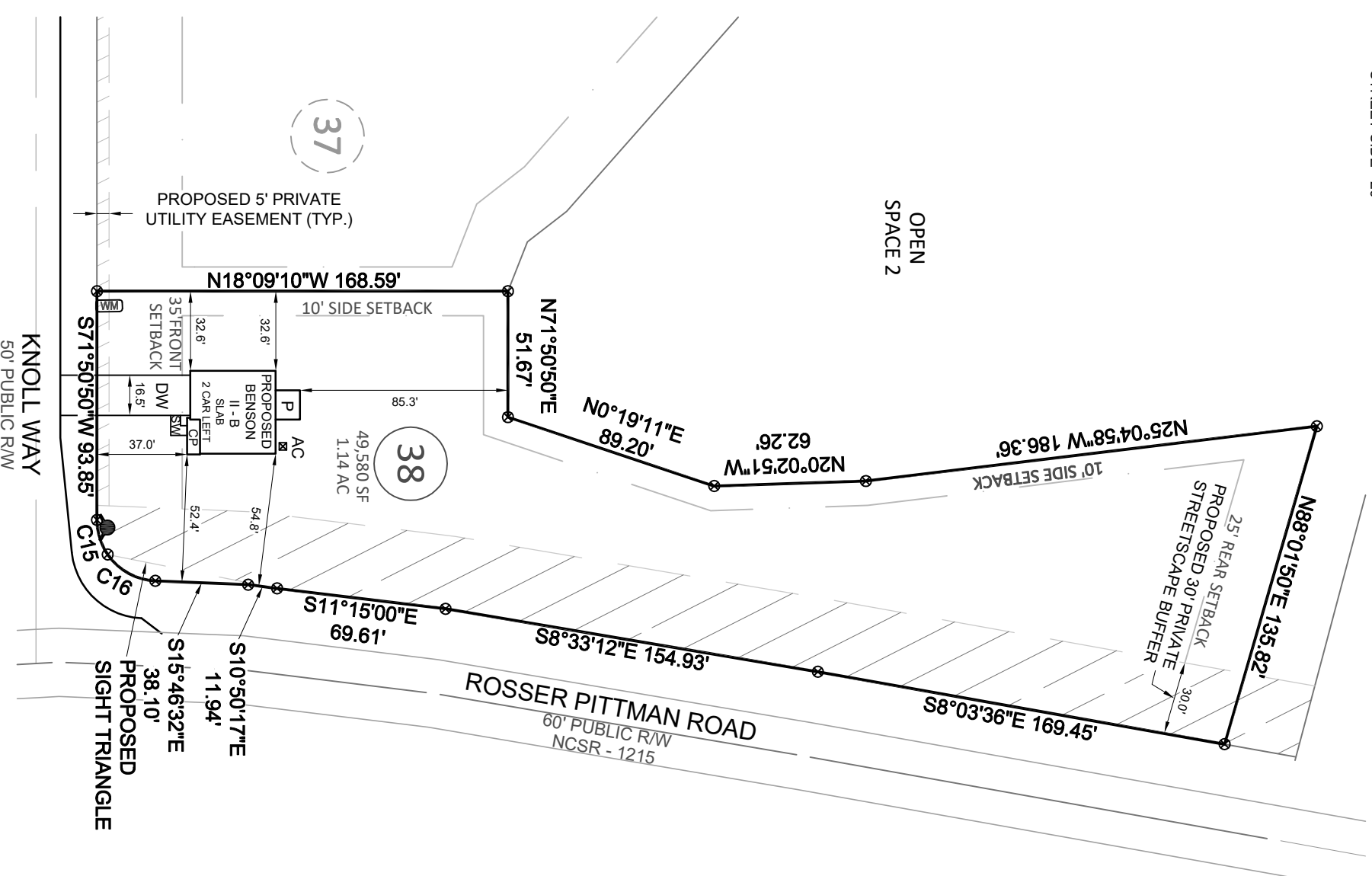
FRONT - 35'
 SIDE - 10'
 REAR - 25'
 STREET SIDE - 20'

| CURVE TABLE | | | | |
|-------------|--------|--------|-------------|--------|
| CURVE | RADIUS | LENGTH | CHD BEARING | CHORD |
| C15 | 25.00' | 15.05' | S54°26'03"W | 14.82' |
| C16 | 25.00' | 23.18' | S10°47'22"W | 22.36' |



NOTES:

- THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
- THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
- 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
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
- THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS
- THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK
- NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS, FLOOD ZONES OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
- 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.
- ZONING: RA-20R
- BUILDER/DEVELOPER: SMITH DOUGLAS HOMES
2520 RELIANCE AVENUE
APEX, NC 27539



VICINITY MAP
(Not to Scale)

LEGEND

- PO = PORCH
- SP = SCREENED PORCH/PATIO
- CP = COVERED PORCH/PATIO
- WD = WOOD DECK
- SW = SIDEWALK
- P = CONC DRIVEWAY
- DW = CONC DRIVEWAY
- CP = CONC PATIO
- X = COMPUTED POINT
- X = MAG NAIL FOUND
- O = IRON PIPE SET
- = DRILL HOLE FOUND
- WM = WATER METER
- CO = CLEAN OUT
- AC = AIR CONDITIONER
- SM = SEWER MANHOLE
- EB = ELECTRIC BOX
- CB = CABLE BOX
- TP = TELEPHONE PEDESTAL
- CB = CATCH BASIN
- IC = IRRIGATION CONTROLLER
- LP = LIGHT POLE
- UP = UTILITY POLE
- PH = FIRE HYDRANT
- DI = DRAIN INLET
- WV = WATER VALVE
- SS = STREET SIGN
- YI = YARD INLET
- G = GAS METER
- E = ELECTRIC METER

PRELIMINARY

BUILDER TO VERIFY HOUSE LOCATION
DIMENSIONS AND REVIEW TOTAL
IMPERVIOUS NOTED ON THIS PLOT PLAN

PRELIMINARY PLOT PLAN
FOR
SMITH DOUGLAS HOMES

BRIARWOOD BLUFF - LOT 38
KNOLL WAY, SANFORD, NC
BARBEQUE TOWNSHIP, HARNETT COUNTY

DATE: 6/4/24 DRAWN BY: JIM CHECKED BY: SPC

REFERENCE: NOT RECORDED BCS# 240400 SCALE: 1" = 60'



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