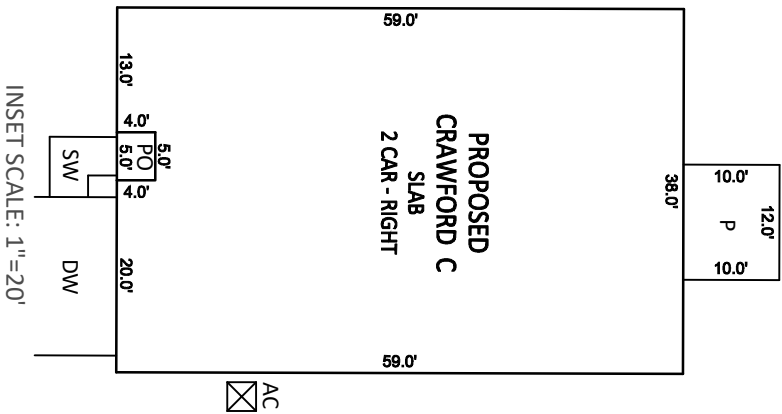


LOT INFORMATION:

PIN: NOT RECORDED
 REFERENCE: DB, 4093, 784-789
 TOTAL LOT AREA = 0.459 AC = 20,000 SF
 HOUSE = 2,222 SF
 PORCH = 20 SF
 SIDEWALK = 37 SF
 DRIVEWAY = 610 SF
 PATIO = 120 SF
 AC PAD = 9 SF
 PROPOSED IMPERVIOUS = 3,018 SF
 PERCENT IMPERVIOUS = 15.09%

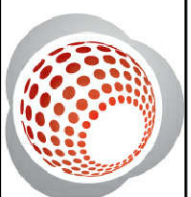
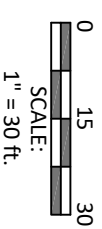
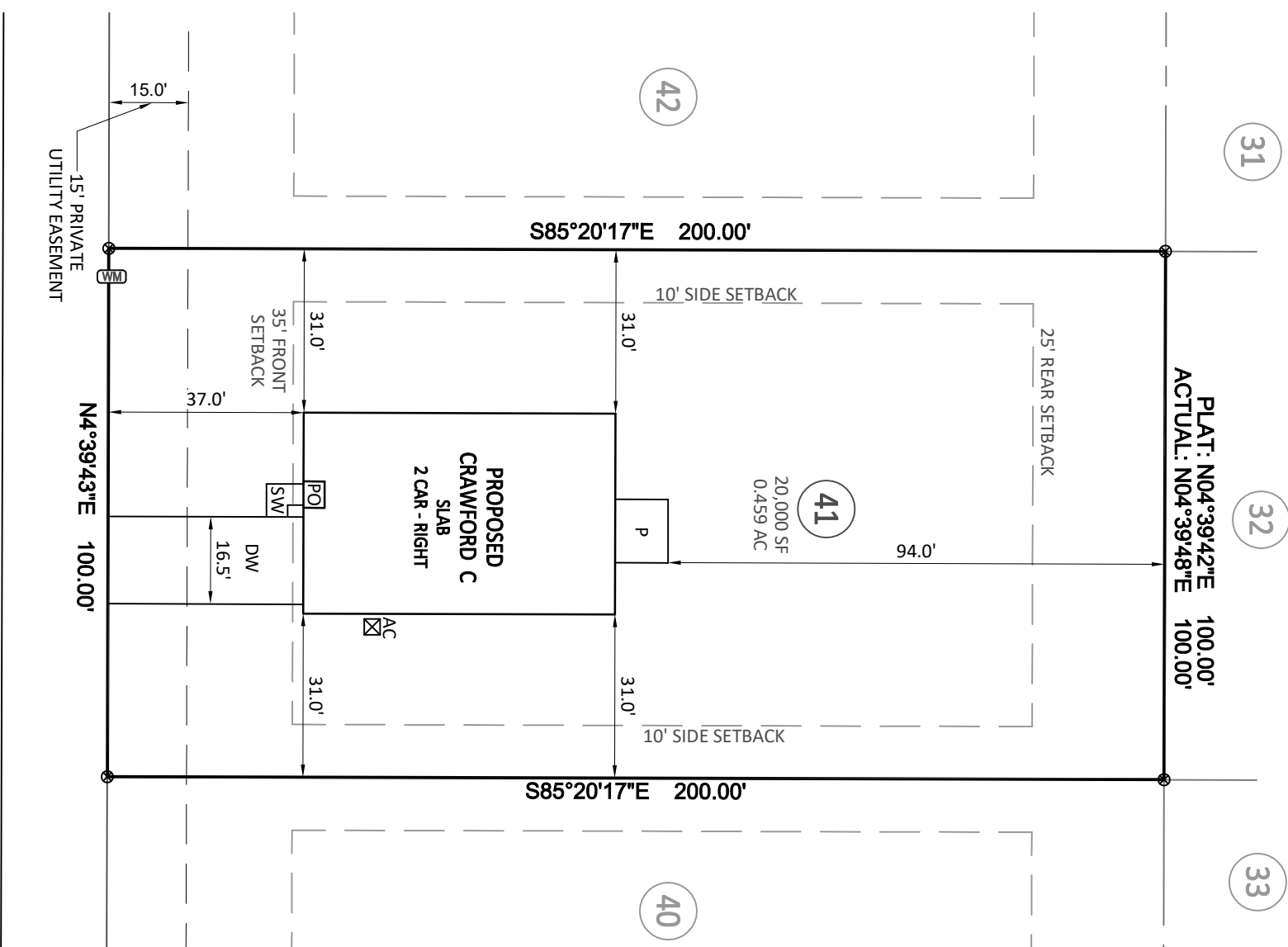
BUILDING SETBACKS

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

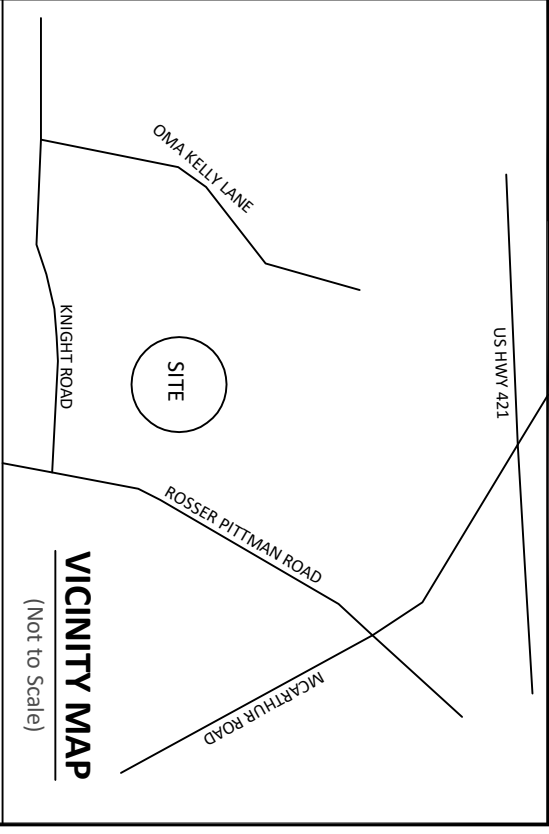


NOTES:

- 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. ALL LINES SHOWN, IF ANY, ARE SCALED FROM THE RECORDED PLAT.
- 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 IS RA-20.
- BUILDER/DEVELOPER: SMITH DOUGLAS HOMES
 3412 APEX PEAKWAY
 APEX, NC 27502



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 NCBELS Firm No. C-2378



LEGEND

PO = COVERED FRONT PORCH DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARY NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. 1-4752 DATED:

① = CABLE BOX
 ☒ = TELEPHONE PEDESTAL
 CB = CATCH BASIN
 IC = IRRIGATION CONTROLLER
 ⚡ = LIGHT POLE
 ⚡ = UTILITY POLE
 🔥 = FIRE HYDRANT
 DI = DRAIN INLET
 WV = WATER VALVE
 ⚓ = 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

HARRINGTON PLACE - PHASE 2 - LOT 41
 VILL DRIVE, BROADWAY, NC
 UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY
 DATE: 7/19/24 DRAWN BY: SLA CHECKED BY: SPC
 REFERENCE: NOT RECORDED BCS# 230119 SCALE: 1" = 30'