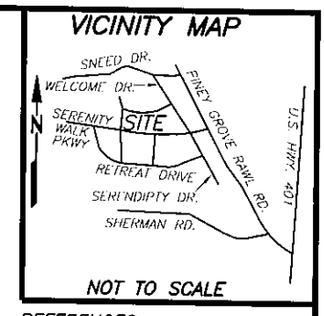
CURVE TABLE

CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	46°44'30"	50.00'	40.79'	39.67'	21.61'	S 84°46'12" W

LINE TABLE

LINE	BEARING	DISTANCE
L1	S 72°03'03" E	16.33'
L2	S 22°33'47" E	59.72'
L3	S 29°23'12" W	75.36'

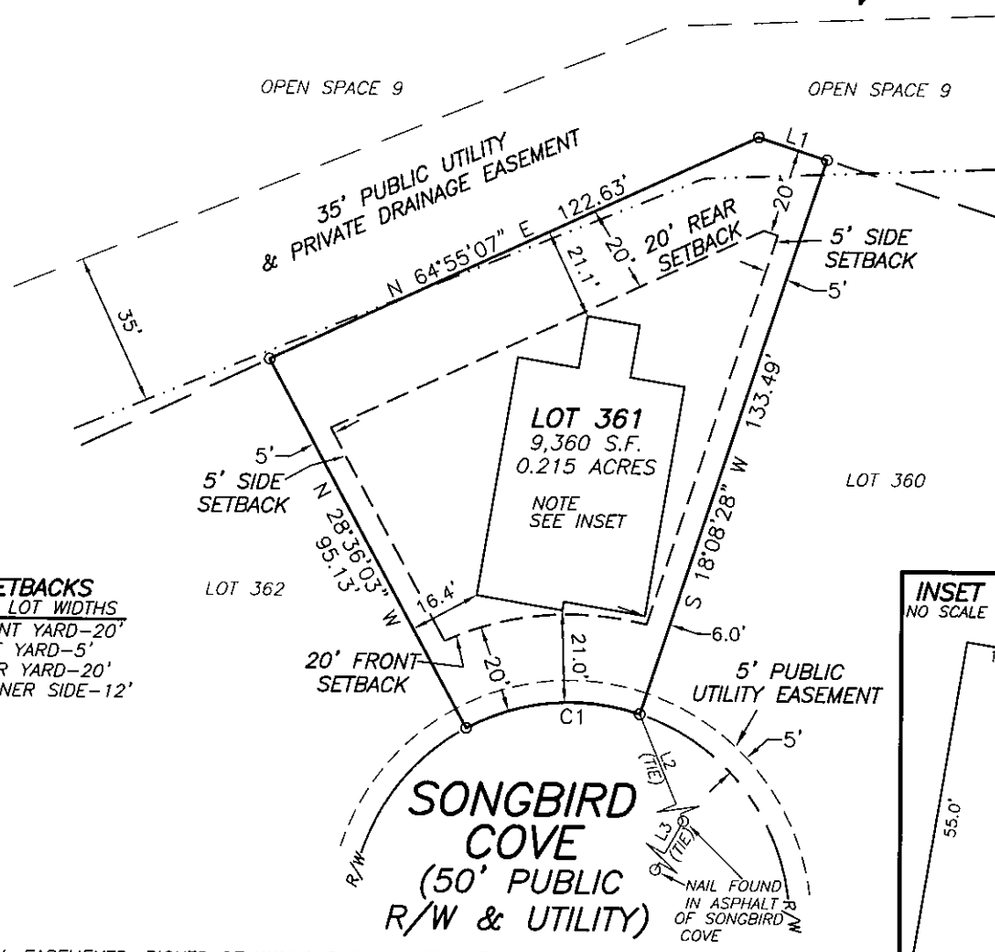


REFERENCES:
1. D.B. 4244 PG. 2058
PIN: 0655-13-2887.000
PID: 08065503 0032 16

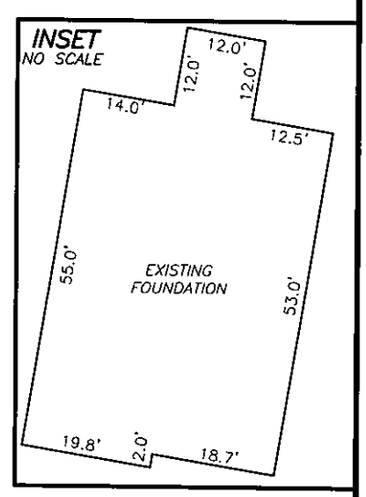
NOTICE OF DEVELOPMENT GUIDELINES:
2. D.B. 4149, PG. 210

RESTRICTIVE COVENANTS:
3. D.B. 4109, PG. 612

N.C. GRID NORTH NAD83 (2011)
P.B. 2024, PG. 146-149



SETBACKS
>43' LOT WIDTHS
FRONT YARD-20'
SIDE YARD-5'
REAR YARD-20'
CORNER SIDE-12'



NOTES:
1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2023, PG. 472-482 UNLESS OTHERWISE NOTED.
2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD. NO TITLE EXAMINATION HAS BEEN DONE BY ROBINSON & PLANTE, P.C.

NOTE:
RATIO OF PRECISION IS 1:10,000+, MISCLOSURE WAS DISTRIBUTED BY THE COMPASS METHOD. THE DISTANCES ON THIS MAP ARE ADJUSTED HORIZONTAL GROUND UNLESS NOTED OTHERWISE. ALL AREAS ARE CALCULATED BY COORDINATE COMPUTATION.

FOUNDATION SURVEY FOR
DREES HOMES

LOT 361 SERENITY SUBDIVISION
PHASE 2A
27 SONGBIRD COVE
HARNETT COUNTY
FUQUAY-VARINA, N.C. 27526

0 40' 80' 120'
GRAPHIC SCALE

REFERENCE: PLAT BOOK 2024 PAGE 146-149.

FILE: STYLOT361FD

I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION DESCRIPTION RECORDED IN REFERENCES AS SHOWN ; THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN _____; THAT THE RATIO OF PRECISION IS 1:10,000; AND THAT THIS MAP MEET THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.16000).
THIS 8th DAY OF OCTOBER, 2024.

PROFESSIONAL LAND SURVEYOR L-4433

NORTH CAROLINA PROFESSIONAL SEAL L-4433 LAND SURVEYOR WILLIAM G JOYNER JR

ROBINSON & PLANTE PC
LAND SURVEYING
C-2687
970 TRINITY ROAD
RALEIGH, N.C. 27607
PHONE (919) 859-6030
FAX (919) 859-6032

DATE: 10-7-24 | SCALE: 1"=40'