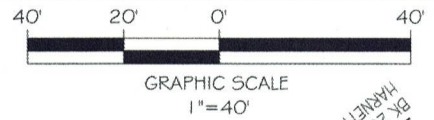


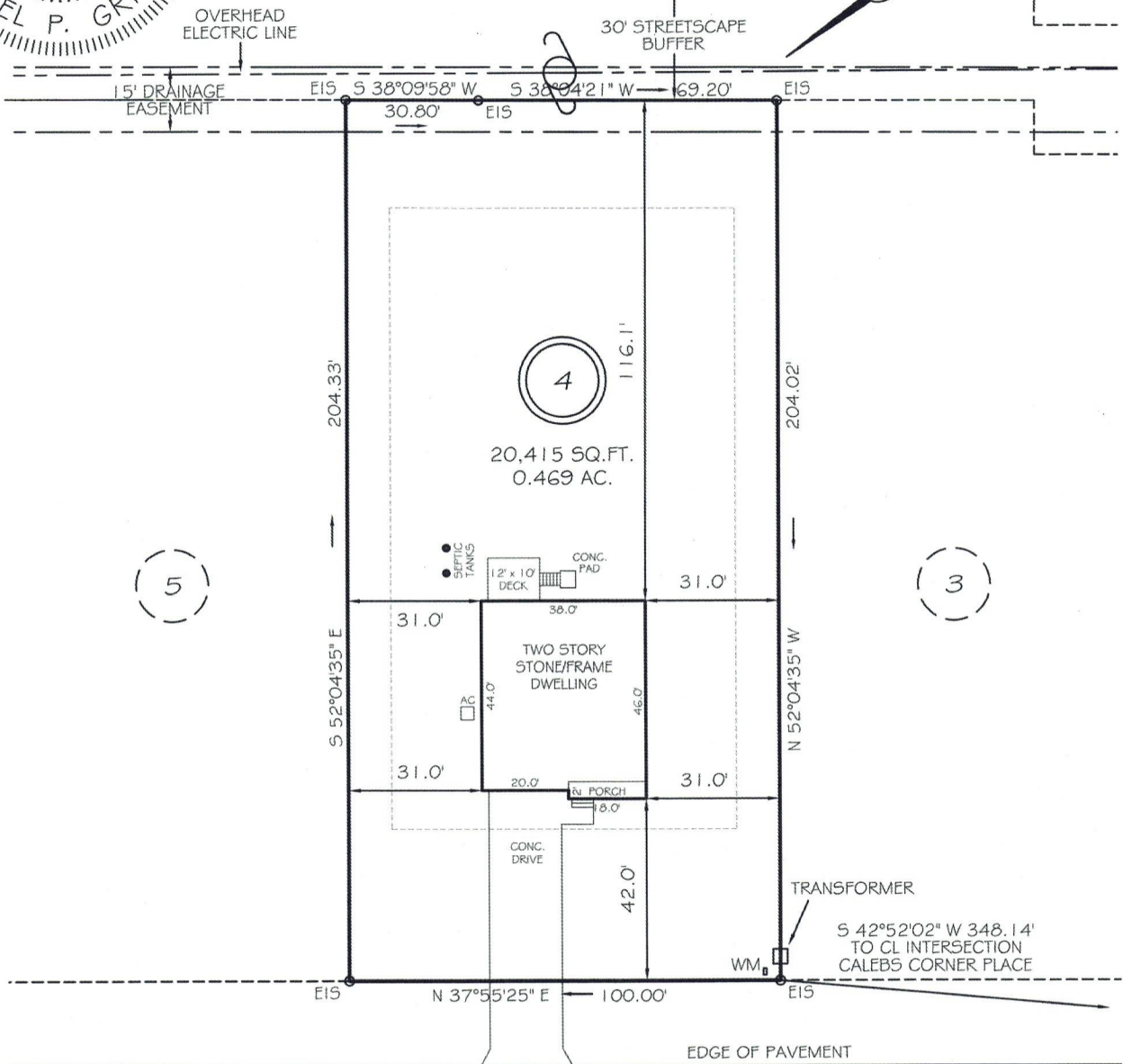
I, MICHAEL P. GRIFFIN, certify that under my direction and supervision this map was drawn from an actual field survey; that the error of closure of the survey as calculated by coordinates is 1: 10,000+; that the area shown hereon was calculated by coordinates. Dashed lines shown hereon were not surveyed.

Witness my hand and seal this 22ND day of MAY 2025.



BK 2024 PGS 217-218  
HARNETT CO. REGISTRY

NURSERY ROAD  
60' RW PUBLIC STREET



FAIR CHILD ROAD

IMPERVIOUS AREAS

HOUSE	1,708 SQ. FT.
DRIVE & WALKS	1,137 SQ. FT.
CONCRETE PAD	14 SQ. FT.
HVAC	9 SQ. FT.
TOTAL	2,868 SQ. FT.
ALLOWED	5,000 SQ. FT.

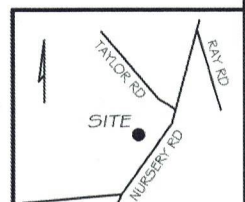
60' RW PUBLIC STREET & UTILITY

THE MAXIMUM ALLOWABLE BUILT-UPON AREA PER LOT IS 5,000 SQUARE FEET. THIS ALLOTTED AMOUNT INCLUDES ANY BUILT-UPON AREA CONSTRUCTED WITHIN THE LOT PROPERTY BOUNDARIES, AND THAT PORTION OF THE RIGHT-OF-WAY BETWEEN THE FRONT LOT LINE AND THE EDGE OF PAVEMENT. PER STATE STORMWATER MANAGEMENT PERMIT NUMBER SW6211101.

THIS PROPERTY IS NOT LOCATED  
IN THE 100 YEAR FLOOD ZONE.

#### LEGEND

EIP	EXISTING IRON PIPE	FES	FLARED END SECTION
RBS	REBAR SET	WM	WATER METER
RW	RIGHT OF WAY	CO	CLEAN OUT
N/F	NOW OR FORMERLY	FH	FIRE HYDRANT
EIS	EXISTING IRON STAKE	LP	LIGHT POLE



ZONING RA-20R	
SETBACKS	
FRONT	35'
REAR	25'
SIDE	10'
CORNER SIDE	20'



GRIFFIN LAND SURVEYING, INC.

P.O. BOX 148  
FUQUAY-VARINA, NC 27526  
(919) - 567-1963

FIRM LIC.# C-1345

SURVEY FOR  
BRANDO I CERVANTES &  
KEYSHA M GARCIA PEDROSA  
MASON RIDGE SUBDIVISION

LOT 4

78 FAIR CHILD ROAD  
SPRING LAKE, N.C.

HARNETT COUNTY ANDERSON CREEK TOWNSHIP

DRAWN BY KDF

DATE 5/22/25

CHECKED BY MPG

SCALE 1" = 40'





# Investors Title Insurance Company

A Stock Company

P.O. Drawer 2687

Chapel Hill, North Carolina 27515-2687

(919) 968-2200 (800) 326-4842 Fax: (919) 968-2223

## SURVEYOR'S REPORT FORM

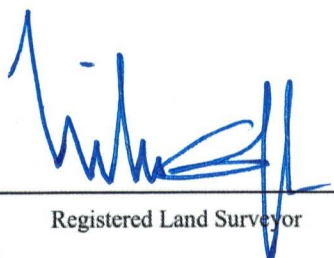
To: INVESTORS TITLE INSURANCE COMPANY

THIS IS TO CERTIFY, that on MAY 21, 2025, I made an accurate survey of the premises standing in the name of DR HORTON HOMES situated at SPRING LAKE HARNETT NC  
CITY COUNTY STATE  
briefly described 78 FAIR CHILD ROAD LOT 4 and shown on the accompanying survey entitled: **SURVEY FOR:**  
BRANDO I CERVANTES & KEYSHA M GARCIA PEDROSA I made a careful inspection of said premises and of the buildings located thereon at the time of making such survey and again on MAY 22, 2025 and at the time of such latter inspection I found BRANDO I CERVANTES & KEYSHA M GARCIA PEDROSA to be in possession of said premises as OWNER(S)  
(TENANT) OR (OWNER)

I further certify as to the existence or non-existence of the following at the time of my last inspection:

1. Rights of way, old highways, or abandoned roads, lanes or driveways, drains, sewer, water, gas or oil pipe lines across said premises: AS SHOWN
2. Springs, streams, rivers, ponds, or lakes located, bordering on or running through said premises: NONE
3. Cemeteries or family burying grounds located on said premises. (Show location on plat): NONE
4. Telephone, telegraph or electric power poles, wires or lines overhanging or crossing or located on said premises and serving said premises or other property or properties: SERVICES TO DWELLING
5. Joint driveways or walkways; party walls or rights of support; porches, steps or roofs used in common or joint garages: NONE
6. Encroachments, or overhanging projections. (If the buildings, projections or cornices thereof, or signs affixed thereto, fences or other indications of occupancy encroach upon or overhang adjoining properties, or the like encroach upon or overhang surveyed premises, specify all such): NONE
7. Building or possession lines. (In case of city or town property specify definitely as to whether or not walls are independent walls or party walls and as to all easements of support or "beam rights~" In case of country property report specifically how boundary lines are evidenced, that is, whether by fences or otherwise). UNLESS SHOWN OTHERWISE, IRON PIPE @ CORNERS
8. Is property improved? YES
9. Indications of building construction, alterations or repairs within recent months:  
(a) If new improvements under construction, how far have they progressed? NEW HOME (COMPLETE)
10. Changes in street lines either completed or officially proposed:  
(a) Are there indications of recent street or sidewalk construction or repairs? NONE
11. Does the property abut a dedicated public road? If not, explain what type of road it abuts. If property does not abut a road, answer this question "none". YES
12. If the surveyed premises are subject to restrictive covenants, do the improvements, use and occupancy comply with such? (If the premises are subject to restrictive covenants, have the examining attorney furnish you verbatim copy of them.) N/A



  
Registered Land Surveyor

5.22.24