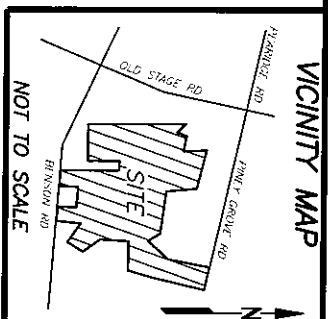
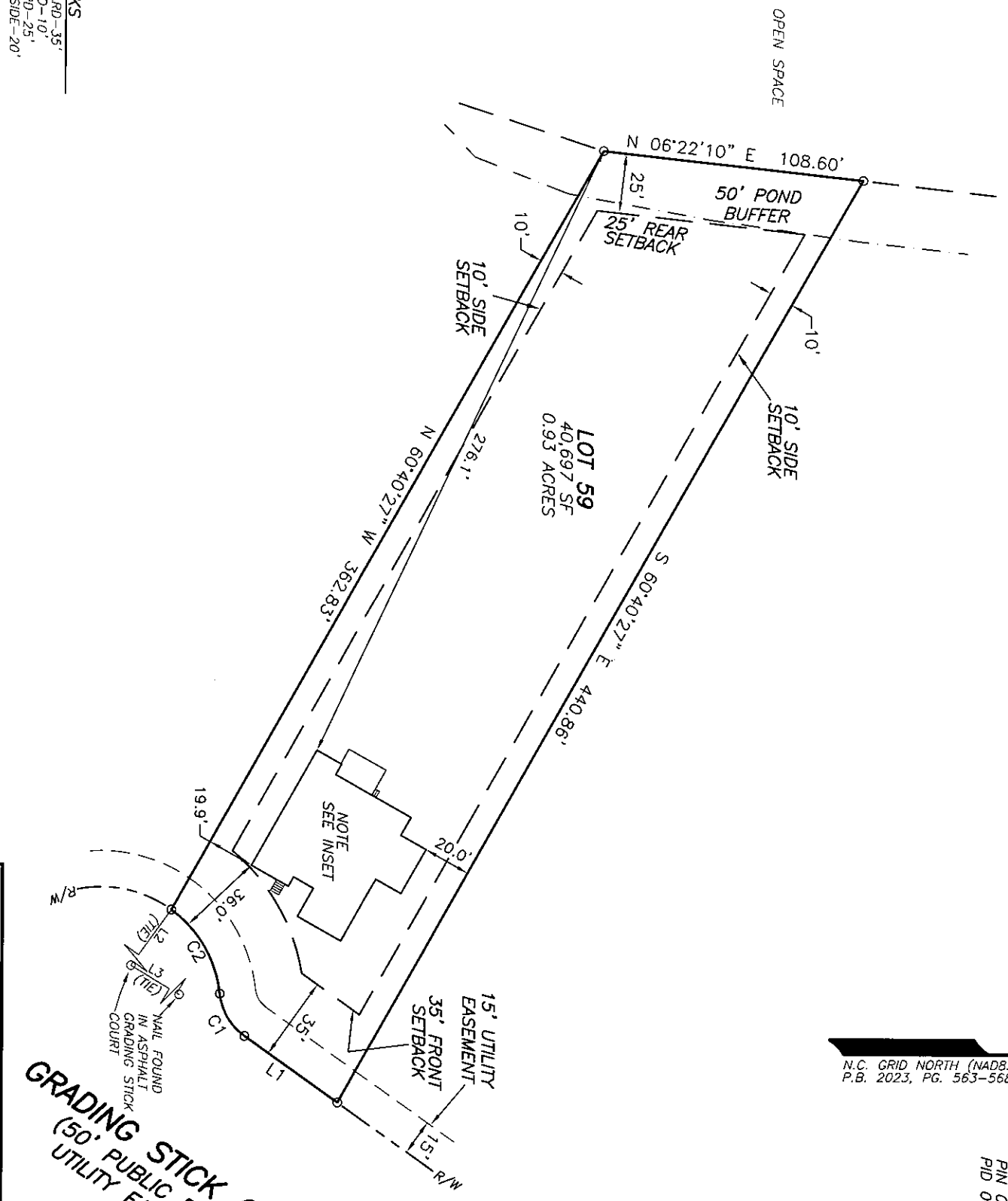
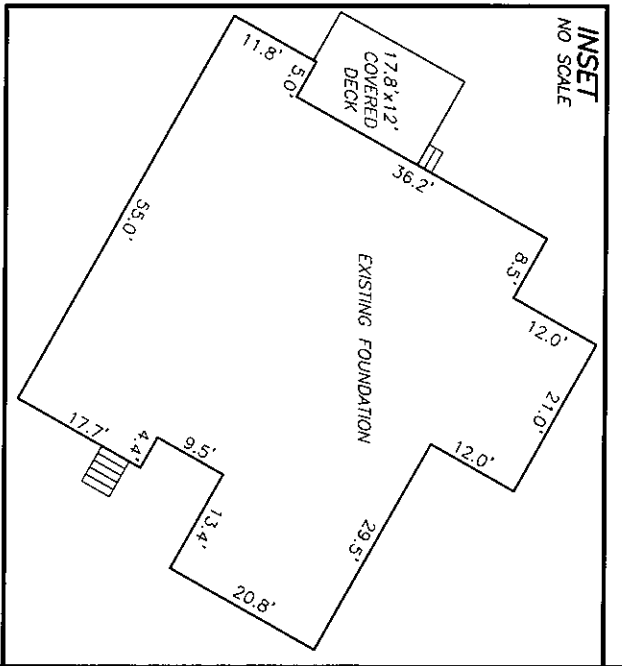
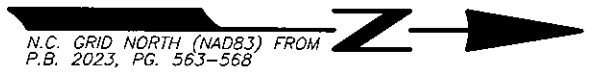


CURVE TABLE						
CURVE	DELTA	RADIUS	ARC	CHORD	TANGENT	CHORD BRG
C1	48°11'23"	25.00'	21.03'	20.41'	11.18'	S 59°26'03" W
C2	47°41'47"	50.00'	41.62'	40.43'	22.10'	S 59°40'51" W

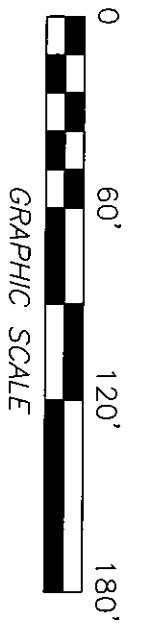
LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 35°20'22" W	47.72'
L2	S 54°07'39" E	50.19'
L3	N 30°55'17" E	103.37'



REFERENCES:
 1. D.B. 4218, PG. 193
 PIN 0693-24-8725.000
 PID 040693 0030 40



FOUNDATION SURVEY FOR
DREES HOMES



FILE: TBRLOT59FDR1

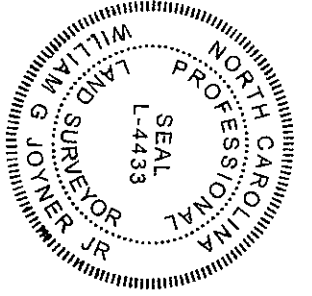
SETBACKS
 FRONT YARD-35'
 SIDE YARD-10'
 REAR YARD-25'
 CORNER SIDE-20'

- NOTES:
1. ALL EASEMENTS, RIGHTS OF WAY AND BOUNDARY INFORMATION TAKEN FROM P.B. 2023, PG 563-568 UNLESS OTHERWISE NOTED.
 2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RESTRICTIONS OF RECORD.
 3. INDIVIDUAL ON SITE SEPTIC SYSTEM FOR ALL LOTS
 4. WATER TO BE PROVIDED BY HARNETT COUNTY PUBLIC UTILITIES
 5. NO ENCROACHMENTS INTO THE WETLANDS WILL BE ALLOWED.
 6. LOTS TO BE INTERNALLY ACCESSED ONLY.
 7. ONLY N.C. DEPARTMENT OF TRANSPORTATION APPROVED STRUCTURES ARE TO BE CONSTRUCTED ON PUBLIC RIGHT OF WAY
 8. ANY PARCELS OR EXCLUDED AREAS ARE TO BE SERVED INTERNALLY WITH NO ACCESS ONTO DEPARTMENTAL RIGHT OF WAY.
 9. ALL DRAINAGE EASEMENTS SHALL BE DEDICATED AS PUBLIC AND SHALL BE THE RESPONSIBILITY OF THE PROPERTY OWNERS TO MAINTAIN THE DRAINAGE EASEMENTS AND ANY DRAINAGE STRUCTURES THERE IS SO AS TO MAINTAIN THE INTEGRITY OF DRAINAGE SYSTEM AND INSURE POSITIVE DRAINAGE
 10. PROPERTY FRONTAGE SHALL NOT PIPED WITHOUT AN APPROVED ENCROACHMENT AGREEMENT FROM NCDOT. THE EASEMENT ALLOWS NCDOT THE RIGHT TO ACCESS THE DRAINAGE EASEMENTS AND PERFORM WORK IT DEEMS NECESSARY OR PRUDENT TO ALLEVIATE ANY ISSUES JEOPARDIZING THE INTEGRITY OF THE ROADWAY.
- NOTE:
 RATIO OF PRECISION IS 1:10,000+. MISCLASURE 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.

LOT 59 TOBACCO ROAD SUBDIVISION
PHASE 1 & 3
27 GRADING STICK COURT
HARNETT COUNTY
ANGLER, NC 27501

REFERENCE: PLAT BOOK 2023 PAGE 563-568

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 MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.16000).
 THIS 3rd DAY OF JANUARY, 2025.
William G Joyner Jr
 PROFESSIONAL LAND SURVEYOR L-4433



REVISION: 1-8-25 ADDED COVERED DECK

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

DATE: 1-2-25 SCALE: 1"=60'