

VICINITY MAP NTS

LEGEND

EIS - EXISTING IRON STAKE
EP - EDGE OF PAVEMENT
R/W - RIGHT OF WAY
D.B. - DEED BOOK
NTS - NOT TO SCALE
P.C. - PLAT CABINET
SF - SQUARE FEET
AC - ACRES

ZONING INFORMATION

ZONES - RA-30(HARNETT COUNTY)

SETBACKS

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



I, BENTON W. DEWAR CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE RATIO OF PRECISION IS 1:10,000+; THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOK MAP 2023 PAGE 647; THAT THIS PLAT DOES NOT MEET SIZE REQUIREMENTS FOR RECORDING IN THE REGISTER OF DEEDS, PER G.S. 47-30 AS AMENDED. LICENCE NUMBER AND SEAL THIS 21st DAY OF MARCH 2025.

PROFESSIONAL LAND SURVEYOR L-3040

THIS PLAT MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

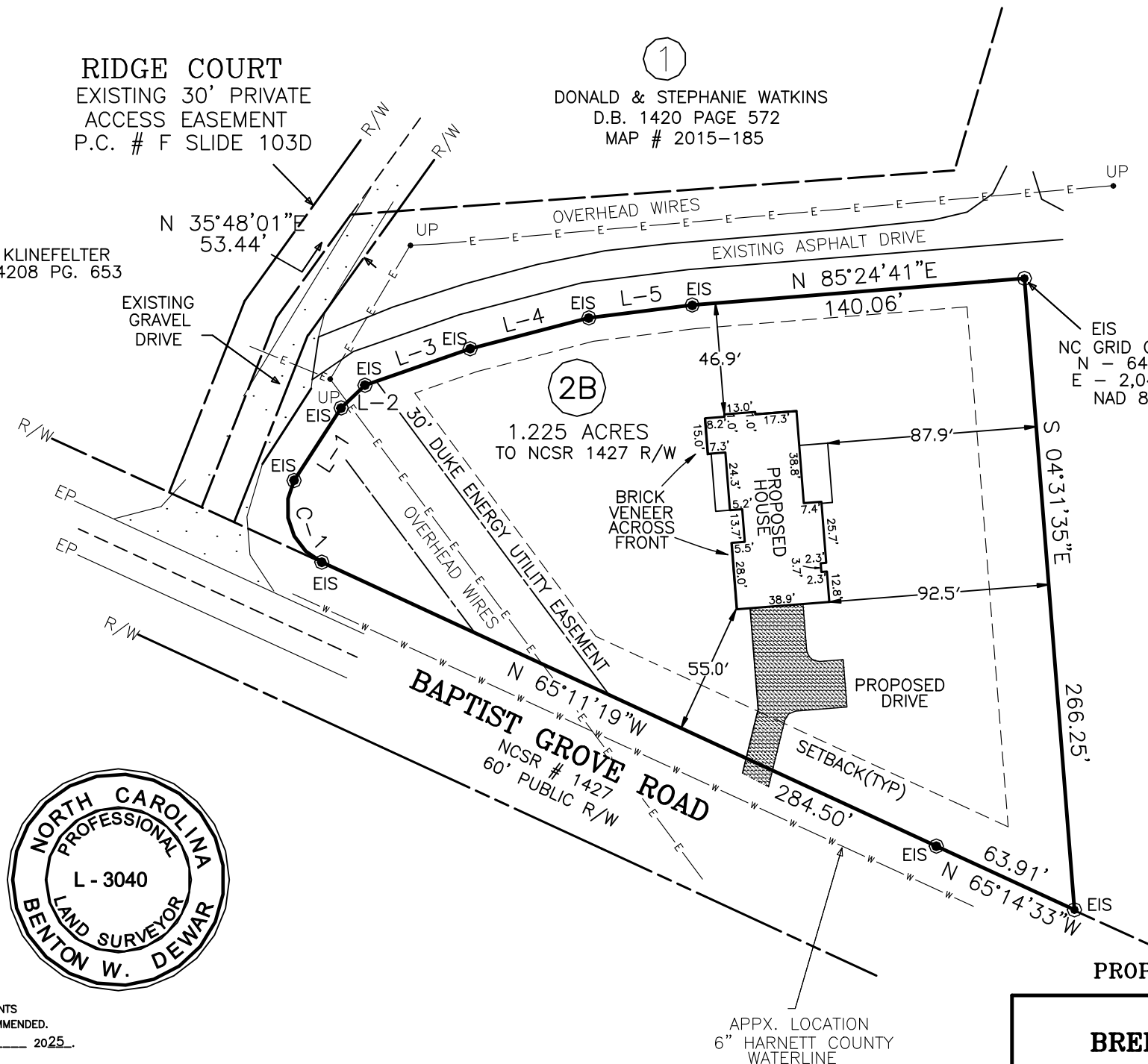
PROPERTY LINE CURVE TABLE

CURVE	RADIUS	LENGTH	DELTA	CHORD	CH.BEARING
C-1	25.00'	40.53'	92°53'06"	36.23'	N 18°45'02"W

RIDGE COURT
EXISTING 30' PRIVATE
ACCESS EASEMENT
P.C. # F SLIDE 103D

DONALD & STEPHANIE WATKINS
D.B. 1420 PAGE 572
MAP # 2015-185

GARY KLINEFELTER
D.B. 4208 PG. 653



NOTES

AREA BY COORDINATES
NC GRID COORDINATES OBTAINED USING A
CARLSON BRx7 GPS UNIT, REFERENCED TO NAD
83(2018)

THIS SURVEY DID NOT HAVE THE BENEFIT OF A
TITLE REPORT AND IS SUBJECT TO ANY
MATTERS ONE MAY DISCLOSE.

PROPERTY SUBJECT TO BOTH ABOVE AND/OR
BELOW GROUND UTILITIES AND/OR EASEMENTS.

THIS LOT IS NOT LOCATED IN
A FLOOD HAZARD AREA PER
F.E.M.A. MAP #3720064400J
EFF. DATE: 10/3/2006 ZONE X

PROPERTY LINE TABLE

COURSE	BEARING	DISTANCE
L-1	N 32°58'01"E	36.36'
L-2	N 46°25'25"E	13.83'
L-3	N 70°50'45"E	46.78'
L-4	N 75°24'56"E	51.55'
L-5	N 82°55'39"E	43.74'

EIS
NC GRID COORDINATES
N - 641,360.889
E - 2,043,090.349
NAD 83(20108)

JEFFREY M. KOSLOWSKY
PATRICIA D. KOSLOWSKY
D.B. 3367 PG. 941
MAP # 2015 - 185
PIN # 0644-31-3608.000



PROPOSED PLOT PLAN FOR

BRENDAN & KATHERINE
KOSLOWSKY

TRACT 2B - KOSLOWSKY PROPERTY
MAP #2023-647 & 648
DEED BOOK 4220 PAGE 1209
HECTOR'S CREEK TOWNSHIP
HARNETT COUNTY - NORTH CAROLINA

PIN #0644-21-9275.000
PID #080644 0101 09

DATE: 9/17/2024

SCALE: 1" = 60'

24-141S
BKSOLO/24/650

BENTON DEWAR & ASSOCIATES
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