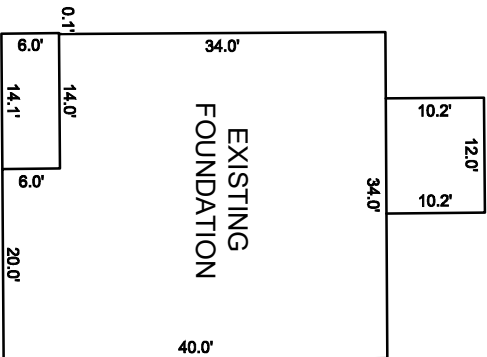


LOT INFORMATION:

PIN: 9574-11-4457.000
REFERENCE: DB, 4268, PG. 0074
TOTAL LOT AREA = 0.459 AC = 20,006 SF
FOUNDATION = 1,484 SF
EXISTING IMPERVIOUS = 1,484 SF
PERCENT IMPERVIOUS = 7.42%
MAXIMUM LOT IMPERVIOUS = 5.683 SF

BUILDING SETBACKS

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



INSET SCALE: 1"=20'

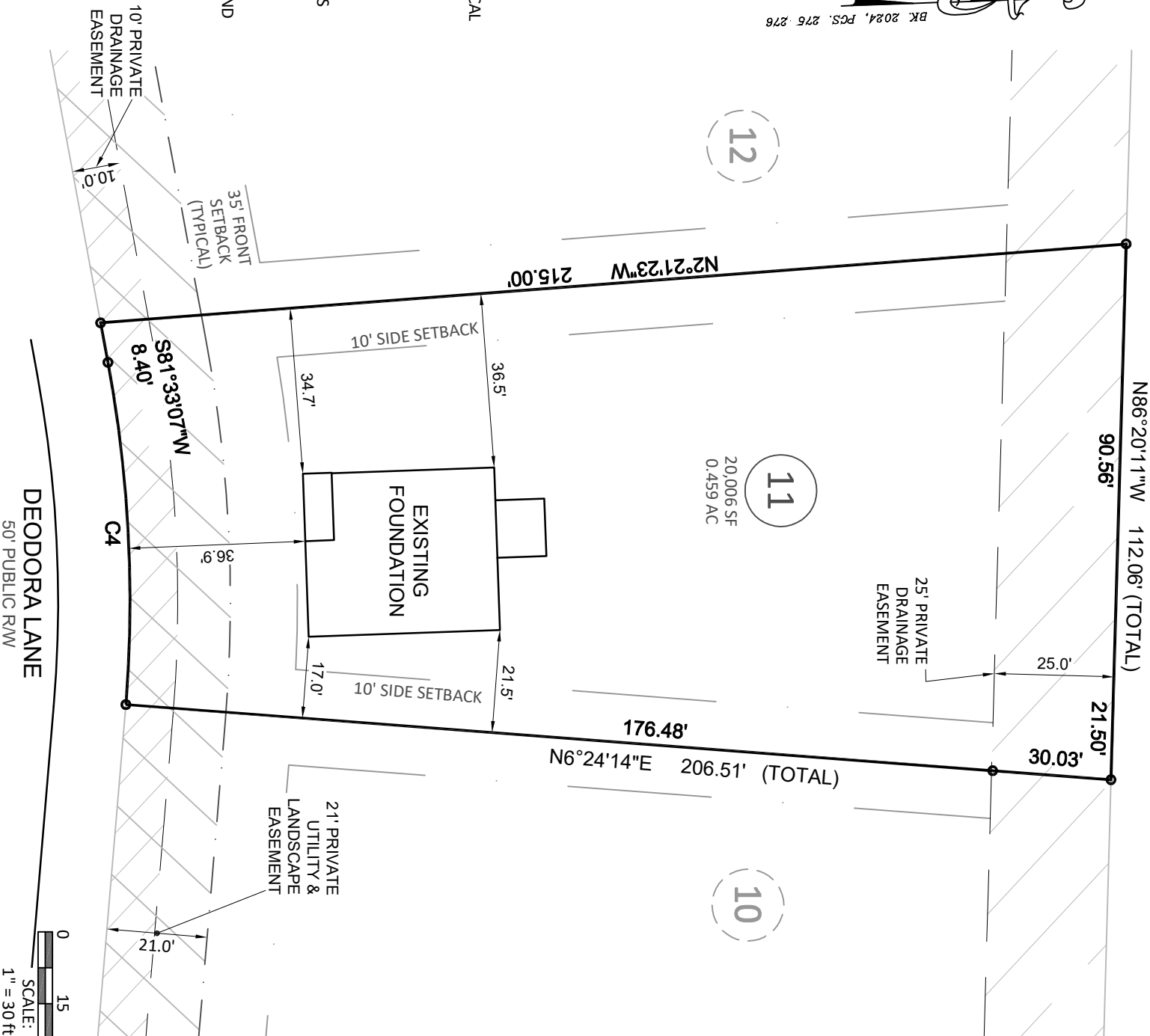
CURVE TABLE			
CURVE	RADIUS	LENGTH	CHD BEARING
C4	275.00'	71.86'	S89°02'18"W
			CHORD
			71.86'



- 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: RA-20R
- BUILDER/DEVELOPER: SMITH DOUGLAS HOMES
3412 APEX PEAKWAY
APEX, NC 27502

NOW OR FORMERLY
JOSE DEJESUS
JARAMILLO-RUYALCABE
DB. 3927, PG 1

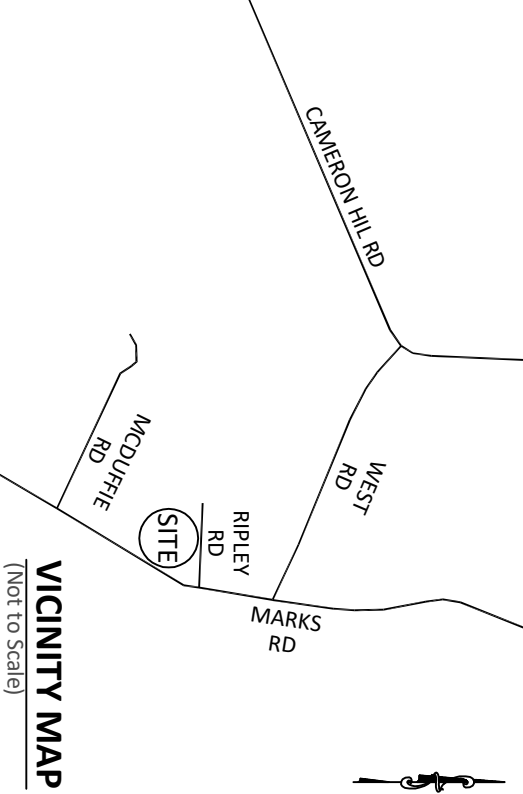
NOW OR FORMERLY
ANDREA JOSETTE FRIEND
DB. 3251, PG. 628



Bateman Civil Survey Company

Engineers • Surveyors • Planners

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www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378



VICINITY MAP

(Not to Scale)

LEGEND

- PO = FRONT COVERED PORCH
- SP = SCREENED PORCH/PATIO
- CP = COVERED PORCH/PATIO
- WD = WOOD DECK
- SW = SIDEWALK
- DW = CONC DRIVEWAY
- P = CONC PATIO
- ⊗ = COMPUTED POINT
- X = MAG NAIL FOUND (IPF)
- ⊙ = IRON PIPE SET (IPS)
- = DRILL HOLE FOUND
- Ⓜ = WATER METER
- CO = CLEAN OUT
- AC = AIR CONDITIONER PAD
- ⊙ = SEWER MANHOLE
- Ⓜ = ELECTRIC BOX
- ⊙ = CABLE BOX
- Ⓜ = TELEPHONE PEDESTAL
- CB = CATCH BASIN/CURB INLET
- 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

This map is of an existing parcel of land and is only intended for the parties and purposes shown. This map not for recordation. No title report provided.



FOUNDATION SURVEY
FOR
SMITH DOUGLAS HOMES

CEDAR POINTE - LOT 11
230 DEODORA LANE, CAMERON, NC
JOHNSONVILLE TOWNSHIP, HARNETT COUNTY

DATE: 3/20/25 DRAWN BY: AHB CHECKED BY: SPC

REFERENCE: BK. 2024, PGS. 275-276

BCS# 240381

SCALE: 1" = 30'