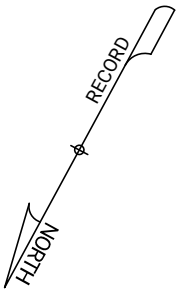
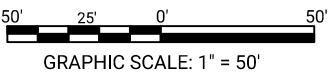
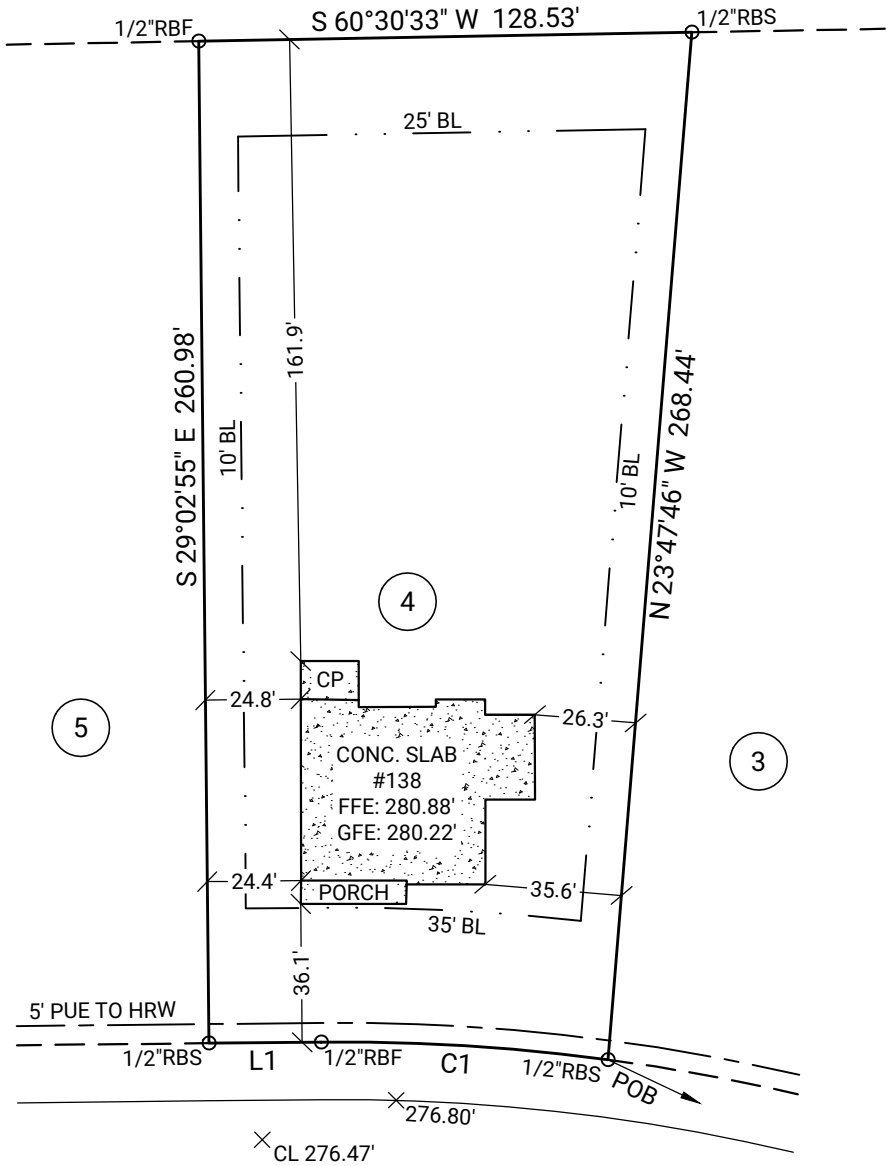


ADDRESS: 138 ALDEN WAY
PLAT BOOK 2024, PG'S 506-510
AREA: 30,586 S.F. ~ 0.702 ACRES



Line	Bearing		Distance	
L1	N 60°57'05" E		29.28'	
Curve	Radius	Length	Chord	Chord Bearing
C1	525.00'	74.93'	74.87'	N 65°02'24" E

N/F DANNY P. WATKINS JR.
& DEBORAH G. WATKINS
PIN: 0692-19-1816
PID: 040692 0030
DB: 3204, PG: 765
ZONING: RA-30



LEGEND:

- BL- Building Line
- PUE- Public Utility Easement
- HRW- Harnett Regional Water
- FFE- Finished Floor Elevation
- GFE- Garage Floor Elevation
- P- Porch
- DK- Deck
- PAT- Patio
- CP- Covered Patio
- R/W- Right of Way
- N/F - Now or Formerly
- RBS- Rebar Set
- RBF- Rebar Found

ALDEN WAY
50' PUBLIC R/W

POB
S 86°58'21" W 327.698' TO THE
CENTERLINE INTERSECTION OF
ALDEN WAY & PINON DRIVE

I, David J. Baggett, PLS certify that this plat was drawn under my direction or supervision on the property shown and the boundaries and improvements, if any, are shown hereon. Boundaries not surveyed are shown as broken lines from information found in the referenced book(s) and page(s). this plat meets the standards of practice for land surveying in North Carolina, Title 21, Chapter 56, Rule 1600 and the error of closure does not exceed one foot per 10,000+ feet of the perimeter, nor 20 seconds times the square root of the number of angles turned. Witness my original signature, registration number and seal, this 2nd day of April, 2025 AD.

GENERAL NOTES: This Map or Plat is subject to any additional easements or restrictions of record. Contact utility contractor for location prior to construction (if applicable). This plat is for exclusive use by client. Use by third parties is at their own risk. Dimensions from house to property lines should not be used to establish fences. This plat has been calculated for closure and is found to be accurate within one foot in 10,000+ feet. The field data upon which this plat is based has a closure precision of one foot in 10,000+ feet and an angular error of 7 seconds per angle point and was adjusted using the compass rule. Equipment used: Leica TS13 Robotic Total Station.

BUILDING SETBACKS:

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

SUB: Campbell Ridge
LOT: 4

Angier, Harnett County, North Carolina

FOUNDATION LOCATION FOR:



DRB GROUP OF NORTH CAROLINA, LLC.

PLAT DATE: 04/02/2025
FIELD WORK DATE: 04/01/2025
20250309717 DRB_RAL FC: JH



C+C BUILDING SOLUTIONS
A NORTH CAROLINA SUBSIDIARY OF CARTER + CLARK

Corporate Headquarters:
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FIRM LICENSE: F-1461

