

LOT INFORMATION:

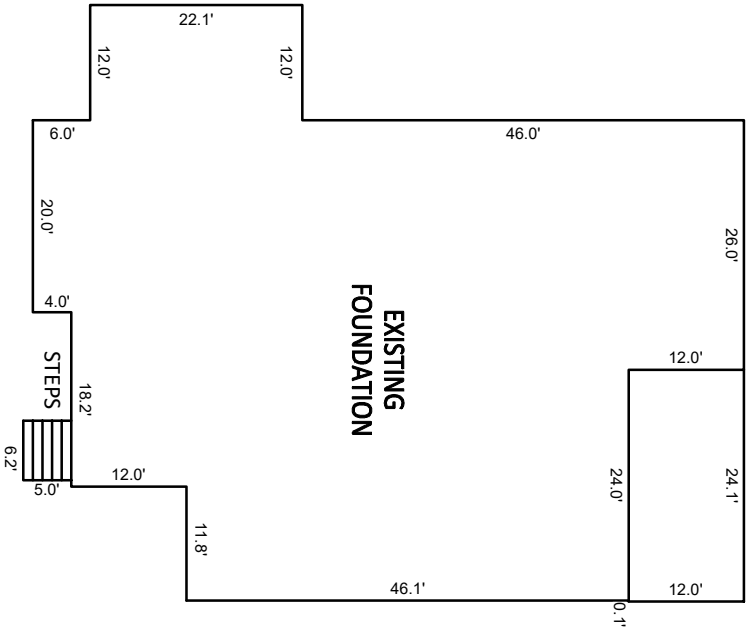
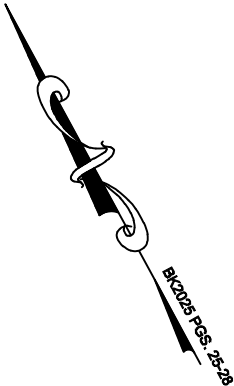
PIN: 0693-26-3398.000
REFERENCE: DB 4274 PGS. 1748-1752
TOTAL LOT AREA = 1.09 AC = 47,568 SF
MAX. IMPERVIOUS = 5,500 SF
FOUNDATION = 3,738 SF
EXISTING IMPERVIOUS = 3,738 SF
PERCENT IMPERVIOUS = 7.86 %

BUILDING SETBACKS

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

Bateman Civil Survey Company
Engineers • Surveyors • Planners

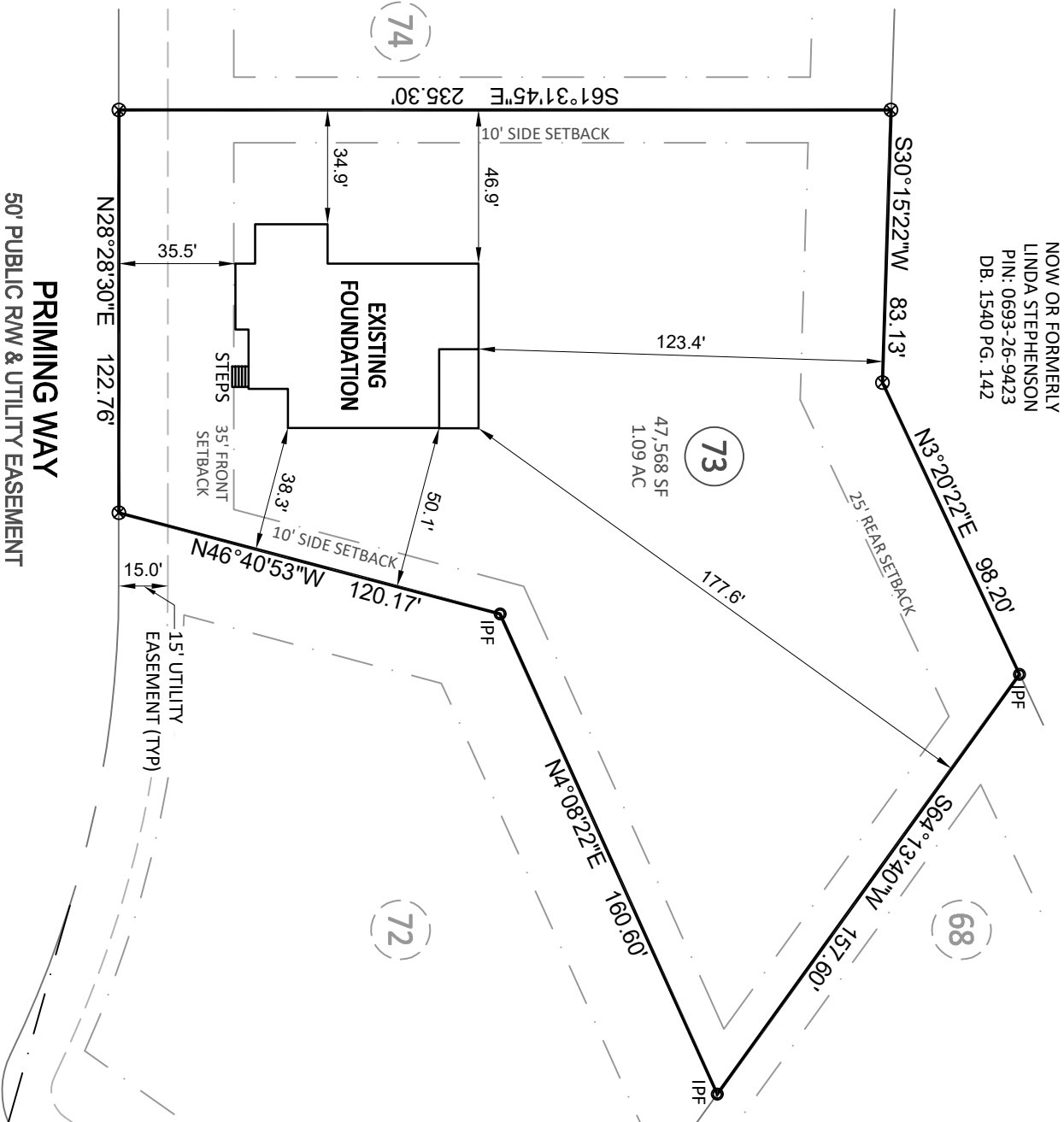
2524 Reliance Avenue, Apex, NC 27539 Ph: 919.577.1080 Fax: 919.577.1081
www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378



INSET SCALE: 1"=20'

NOTES:

- 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-30
- BUILDER/DEVELOPER: DAVIDSON HOMES
1903 NORTH HARRISON AVE
CARY, NC 27513



NOW OR FORMERLY
LINDA STEPHENSON
PIN: 0693-26-9423
DB. 1540 PG. 142

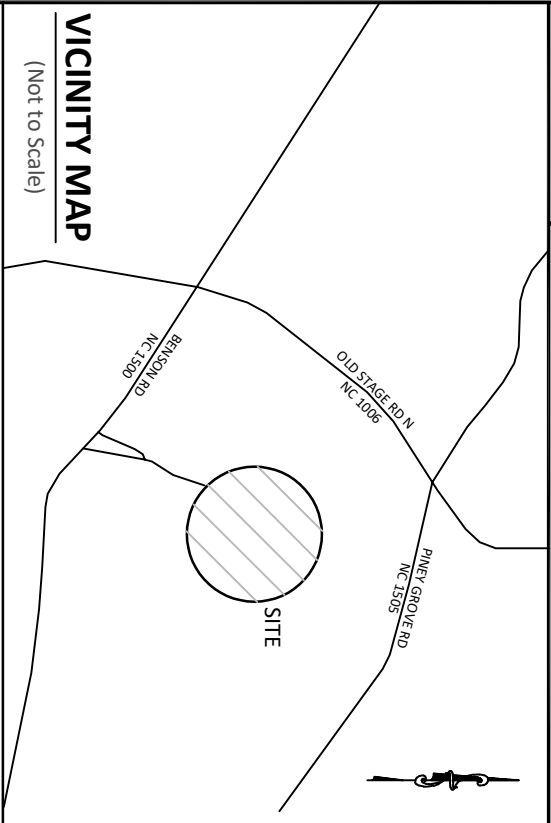
PRIMING WAY

50' PUBLIC RW & UTILITY EASEMENT



VICINITY MAP

(Not to Scale)



LEGEND

- PO = PORCH
CP = COVERED PORCH
SP = SCREENED PORCH
SW = SIDEWALK
DW = CONC DRIVEWAY
SP = SCREENED PORCH
P = CONCRETE PATIO
⊗ = COMPUTED POINT
○ = IRON PIPE FOUND (IPF)
● = IRON PIPE SET (IPS)
● = DRILL HOLE FOUND
Ⓜ = WATER METER
CO = CLEAN OUT
AC = AIR CONDITIONER PAD
⊙ = CABLE BOX
⊙ = SEWER MANHOLE
□ = TELEPHONE PEDESTAL
CB = CATCH BASIN
☼ = LIGHT POLE
⌘ = HAND HOLE
⌘ = ELECTRIC BOX
YI = YARD INLET
YI = FIRE HYDRANT
E = ELECTRIC METER
- 1, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION LISTED UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. L-4752
DATED:

REVISION TO FOUNDATION SURVEY
UPDATED REAR PATIO. 5-7-25 MJA

4/17/25

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
DAVIDSON HOMES

TOBACCO ROAD - PHASE 2 - LOT 73
135 PRIMING WAY, ANGIER, NC
BLACK RIVER TOWNSHIP, HARNETT COUNTY

DATE: 4/17/25 DRAWN BY: DOM CHECKED BY: SPC

REFERENCE: BK2025 PGS. 25-28 BCS# 230746 SCALE: 1" = 50'