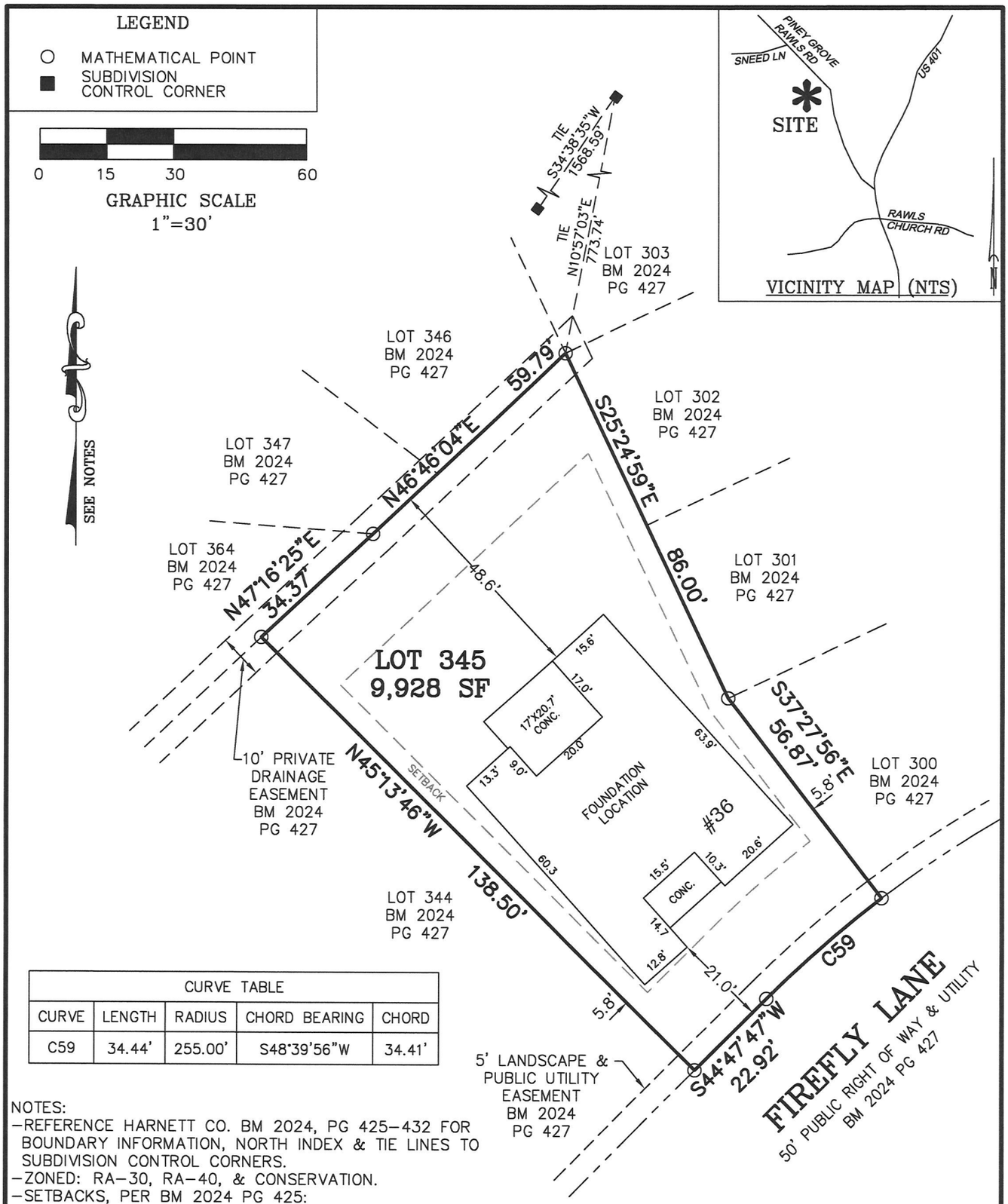

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD
C59	34.44'	255.00'	S48°39'56"W	34.41'

NOTES:
- REFERENCE HARNETT CO. BM 2024, PG 425-432 FOR BOUNDARY INFORMATION, NORTH INDEX & TIE LINES TO SUBDIVISION CONTROL CORNERS.
- ZONED: RA-30, RA-40, & CONSERVATION.
- SETBACKS, PER BM 2024 PG 425:
  >43' LOT WIDTH:
  FRONT YARD-20', SIDE YARD-5', REAR YARD-20', CORNER YARD-12'.
  <=43' LOT WIDTH:
  FRONT YARD-20', SIDE YARD- 4' & 4' OR 0' & 8', REAR YARD-20',CORNER YARD 12'.
- PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA AS SCALED FROM THE NFIP FIRM No. 3720065500L (EFFECTIVE DATE: JULY 19, 2022) AND/OR 3720064500J (EFFECTIVE DATE: 10/3/2006), AND/OR 3720064400J (EFFECTIVE DATE: 10/3/2006).

FOUNDATION LOCATION
LOT 345

SERENITY SUBDIVISION, PHASE 6B
HECTORS CREEK TOWNSHIP, HARNETT COUNTY, NC

SURVEYED FOR
TRI POINTE HOMES HOLDINGS, INC.
5440 WADE PARK BLVD #400
RALEIGH, NC 27607

I HEREBY CERTIFY THAT THIS FOUNDATION IS CORRECT AS SHOWN AND THAT THERE ARE NO ENCROACHMENTS UNLESS OTHERWISE SHOWN. THIS IS NOT A SURVEY. THIS PLAT DOES NOT CONFORM TO GS-47-30 AS AMENDED AND IS NOT FOR RECORDATION. THE DIMENSIONS SHOWN HEREON FROM THE PROPERTY LINES TO THE FOUNDATION ARE NOT INTENDED TO MONUMENT THE PROPERTY LINES OR TO GUIDE IN THE ERECTION OF FENCES OR ANY OTHER IMPROVEMENT. THIS SURVEY WAS PREPARED FOR THE PARTIES AND PURPOSE INDICATED HEREON. ANY EXTENSION OF THE USE BEYOND THE PURPOSE AGREED TO BETWEEN THE CLIENT AND SURVEYOR EXCEEDS THE SCOPE OF ENGAGEMENT.

NORTH CAROLINA PROFESSIONAL SEAL 4192 LAND SURVEYOR WILLIAM T. ROBBINS, II

WILLIAM T. ROBBINS, II, PLS L-4192

SURVEYORS & PLANNERS MSS LAND CONSULTANTS, PC

MSS LAND CONSULTANTS, PC
"Committed to Total Quality Service"
Firm License: C-2070
E S T. 1 9 9 8

6118 St. Giles St
(Suite E)
Raleigh, NC 27612

Phone (919) 510-4464
Fax (919) 510-9102
Email: hayesm@mssland.com

DATE: 01/30/2025	SCALE: 1"=30'	DRAWN:BP	CHECK:	FILE: TPH-24-03

REV: 04/07/2025 UPDATED REAR CONC.

O:_TRI_POINTE_HOMES\TPH-24-03_SERENITY\DWG\FDNLOC\345.dwg, Layout1, 6/3/2025 3:14:06 PM, prenticeb, 1:1