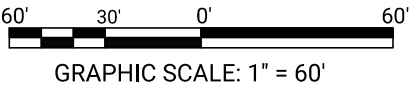


ADDRESS: 81 PINON DRIVE

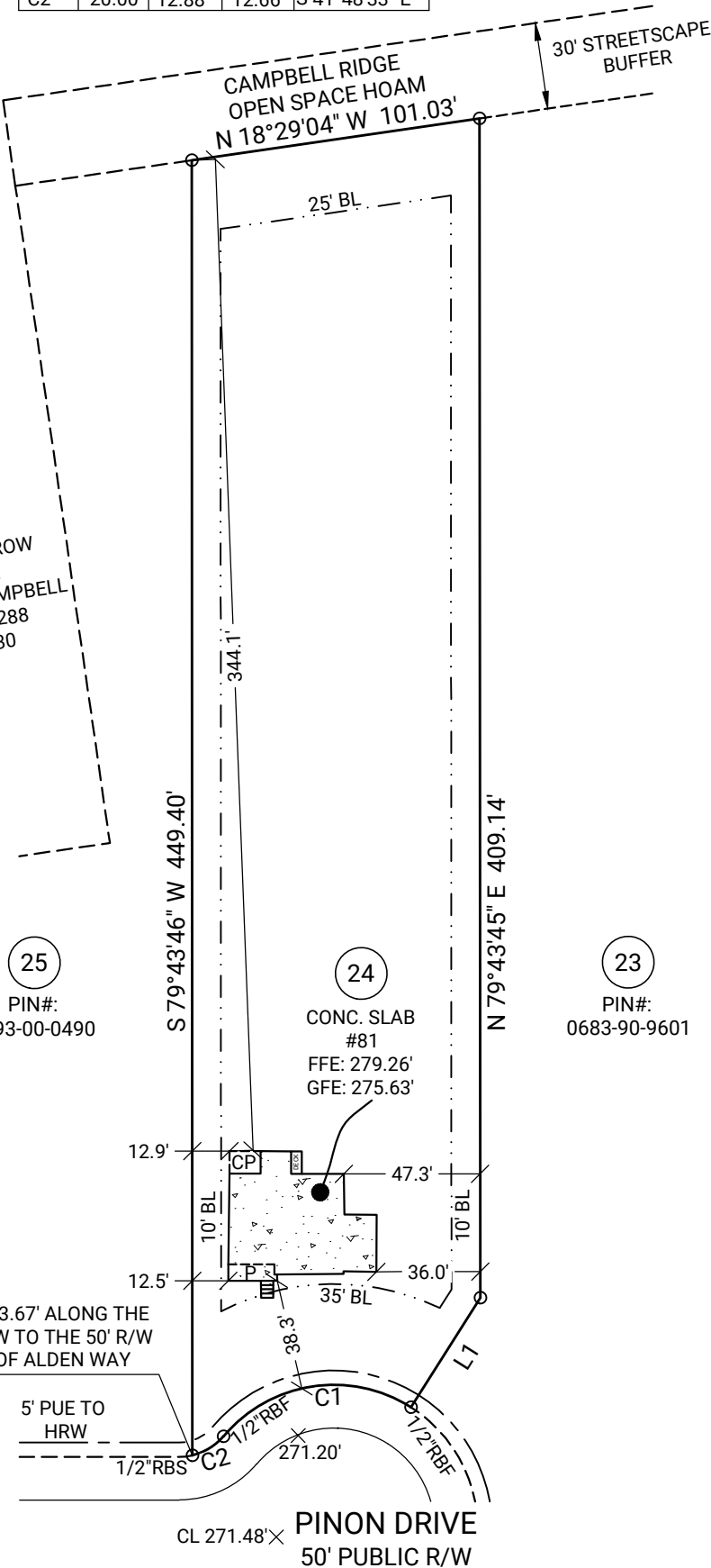
AREA: 43,456 S.F. ~ 0.998 ACRES
PLAT BOOK 2024, PG'S 506-510
PIN#: 0693-90-9448

Line	Distance	Bearing		
L1	45.00'	S 67°52'02" E		

Curve	Radius	Length	Chord	Chord Bearing
C1	50.00'	71.91'	65.87'	S 22°40'43" E
C2	20.00'	12.88'	12.66'	S 41°48'33" E



N/F
TIMOTHY WOODROW
CAMPBELL &
LORENA GAIL D. CAMPBELL
PIN: 0683-90-8288
ZONING RA 30



LEGEND:

- BL Building Line
- N/F Now or Formerly
- R/W Right of Way
- PUE Public Utility Easement
- HRW Harnett Regional Water
- FFE Finished Floor Elevation
- GFE Garage Floor Elevation
- CL Center Line
- A/C Air Conditioning
- P Porch
- CP Covered Patio
- SP Screened Porch
- PAT Patio
- CONC Concrete
- RBS Rebar Set
- RBF Rebar Found
- PIN Parcel Identification Number

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 5th day of August, 2025 AD.

GENERAL NOTES: All matters of title are excepted. 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'
- Rear: 25'
- Side: 10'
- Corner: 20'

SUB: Campbell Ridge
LOT: 24
Angier, Harnett County, North Carolina

FOUNDATION LOCATION FOR:



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

Corporate Headquarters:
1735 North Brown Road, Suite 400
Lawrenceville, GA 30043
866.637.1048
FIRM LICENSE: F-1461



PLAT DATE: 08/05/2025
FIELD WORK DATE: 07/28/2025
20250700483 DRB_RAL FC: JH