PLOT PLAN SURVEY FOR: **NOTES** 1. AREA BY COORDINATE CALCULATION. 2. PROPERTY IS SUBJECT TO ALL EASEMENTS AND RIGHT-OF-WAYS OF RECORD PRIOR TO THE DATE OF THIS SURVEY. 3. NO GRID MONUMENTS FOUND WITHIN 2000' OF PROPERTY. 4. SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH. PROPERTY IS SUBJECT TO ALL FACTS **BVA BUILDERS** CAPTAIN'S LANDING SUBDIVISION, BLOCK 4, LOT 10 DEED BOOK 4234, PAGE 94 DISCLOSED BY A FULL AND ACCURATE TITLE REPORT. PIN: 0613-96-3474 BUCKHORN TOWNSHIP THIS PROPERTY IS NOT LOCATED IN A F.E.M.A. 100 YEAR FLOOD HAZARD AREA. REFERENCE: F.E.M.A. COMMUNITY PANEL NO. 3720060200J HARNETT COUNTY, NORTH CAROLINA ADDRESS: LOT 10 NATCHEZ TRACE. LEGEND EFFECTIVE DATE: 10/3/2006 ● EIP = EXISTING IRON PIPE ● IPS = IRON PIPE SET O CP = CALCULATED POINT (NOT FOUND OR SET) (GRD NORTH NAD 83 (2011)) N/F = NOW OR FORMERLYR/W = RIGHT-OF-WAYN/F CAPTAIN'S LANDING SUBDIVISION BLOCK 4, LOT 11 N/F CAPTAIN'S LANDING SUBDIVISION BLOCK 4, LOT 9 N36°42'10"E 151.21' (TOTAL) EIP (77.83') FIE (73.38')SETBACKS: (PER RA-30 ZONING) - FRONT: 35' - SIDE: 10' - REAR: 25' 25' SETBACK 6 25.383 SQFT. 0.58 ACRES SETBACK 16 ວ 11.0' -56.4 STORAGE SETBACK JAPROP, S59.04'26' PROPOSED SURFACES: 1 STORY FRAMED ,0 GRAVEL: 945 SQFT 11.0' **DWELLING** COVERED PORCH: 72 SQFT COVERED PORCH: //2 CARPORT: 220 SQFT STORAGE: 51 SQFT MISCELLANEOUS: 20: - TOTAL: 2,502 SQF - 9.9% OF LOT SQFT GRAVEL DRIVEWAY NOTE: ALL IMPROVEMENTS SHOWN ARE PROPOSED N/F CAPTAIN'S LANDING COVERED 35' SETBACK SUBDIVISION BLOCK 4, LOT 7 N/F CAPTAIN'S LANDING SUBDIVISION BLOCK 4, LOT 12 EIP <u>REFERENCES</u> R/W EIP 1. D.B. 4234, PG. 94 S30'40'06"W 150.03 2. ALL DEEDS AND MAPS WITH ADJOINERS 3. HARNETT COUNTY GIS. 4. P.B. 21, PG. 52 I, Herbert H. Proctor Jr., Professional Surveyor certify that this survey complies with the North Carolina Standards of Practice for Surveying Section 1600; that this is a class A survey, meeting the criteria of precision greater than 1:10,000, that conventional field procedure with D.B. 4234, Page 94 was utilized; that all units are U.S. Survey Feet unless otherwise stated; that all distances are horizontal ground distances unless otherwise stated. Any easements, gaps, overlaps or encroachments are shown on this survey; that areas areas were computed by coordinate method. This survey is not to be recorded without written permission from the surveyor. This map remains the property of the surveyor and is to be used only for the conveyance of this lot by the person (s) shown on this map. NANCHEZ TRACE 60' PUBLIC R/W (P.B. 21, PG. 52) NOTE: NO DETERMINATION HAS BEEN MADE BY THE SURVEYOR AS TO THE EXISTENCE OF THE FOLLOWING. UNDER GROUND UTILITIES UNDER GROUND STORAGE FACILITIES CEMETERIES OR BURIAL GROUNDS Witness my original signature, registration number and seal this 1st day of April 2025 A.D. JASMINE RD PRELIMINARY PLAT, Surveyor: Herbert H. Proctor Jr. License # L-3621 NOT FOR RECORDATION, SALES, OR CONVEYANCES. & SITE 8 RIVER STEWART-PROCTOR ENGINEERING and SURVEYING 319 CHAPANOKE ROAD, SUITE 106 GRAPHIC SCALE (LICENSE # P-0148) FAX 919 779-1661 RALEIGH, NC 27603 TEL. 919 779-1855 DATE 4/1/25 DRAWING (IN FEET) VICINITY MAP 1"=30' **SCALE** NATCHEZ TRACE LOT 10 1 inch = 30(no scale) ft