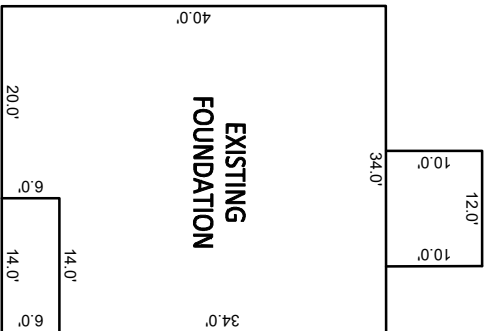


LOT INFORMATION:

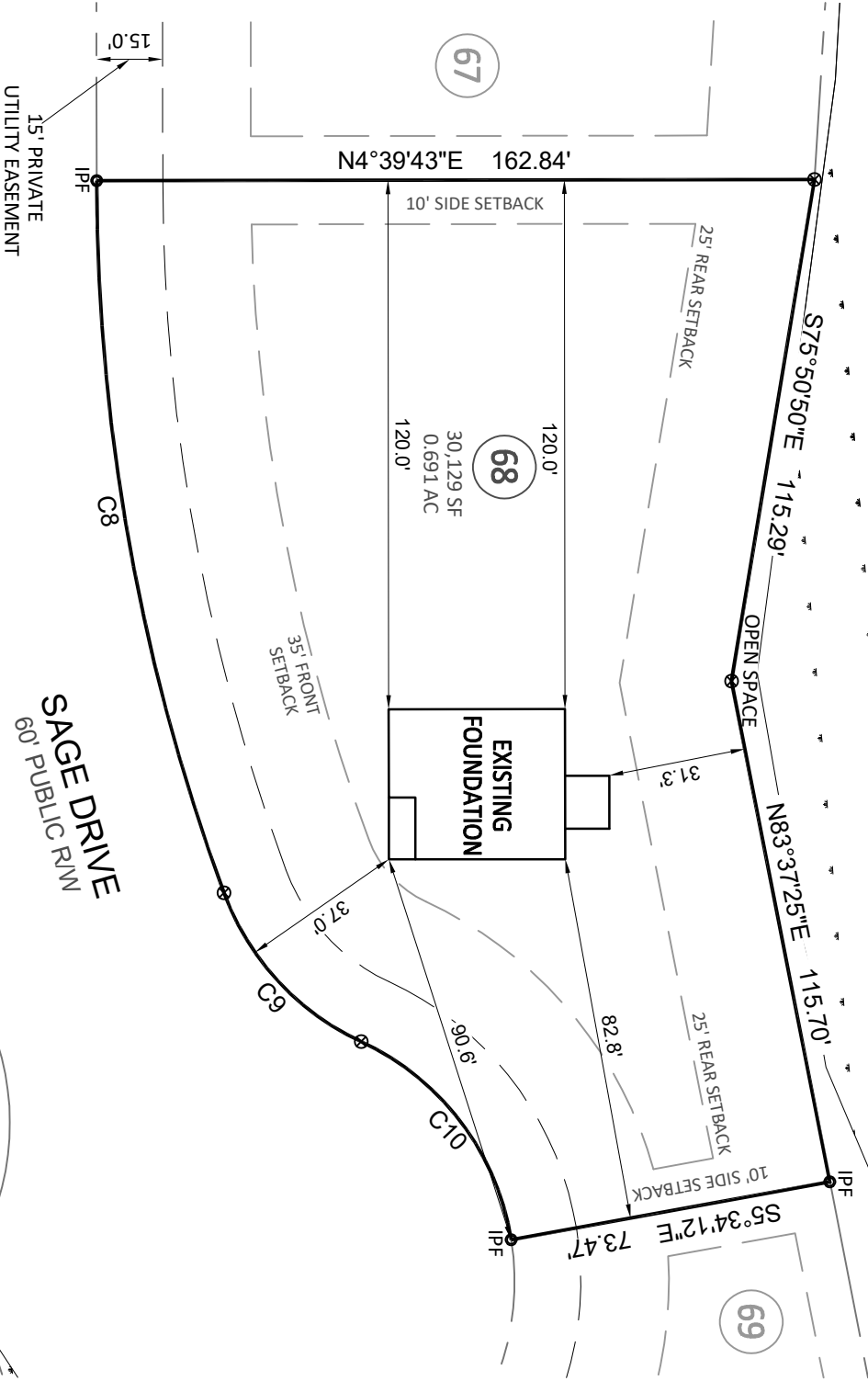
PIN: 9681-50-3431.000
REFERENCE: DB, 4286, Pg. 2307
TOTAL LOT AREA = 0.691 AC = 30,129 SF
FOUNDATION = 1,480 SF
EXISTING IMPEVIOUS = 1,480 SF
PERCENT IMPERVIOUS = 4.91%

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD DIRECTION	CHORD
C8	470.00'	164.89'	S 84°36'40" W	164.05'
C9	60.00'	47.11'	S 52°04'09" W	45.91'
C10	60.00'	58.70'	S 57°36'24" W	56.39'

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



INSET SCALE: 1"=20'

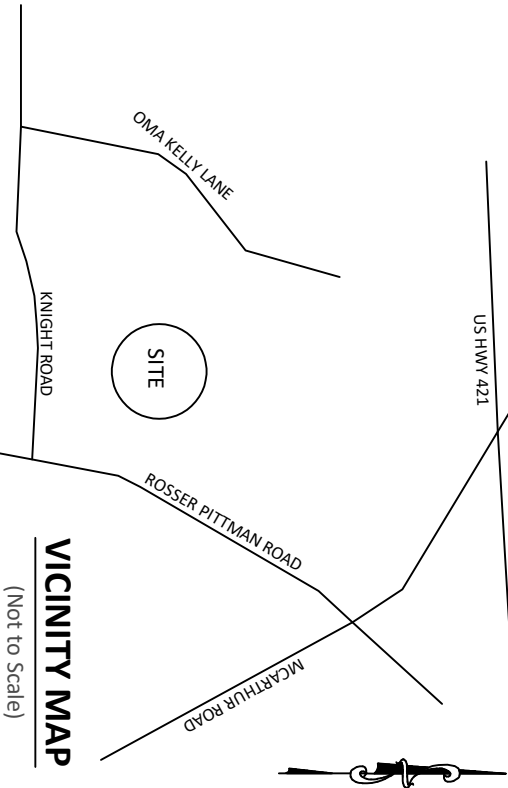


REFERENCE: BK, 2025, PG, 73



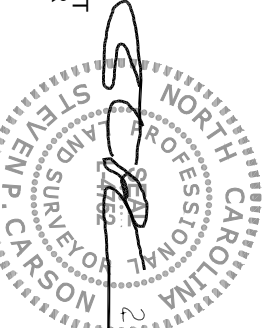
Bateman Civil Survey Company

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



LEGEND

PO = COVERED FRONT PORCH DRAWN UNDER MY DIRECT SUPERVISION FROM A SP = COVERED PORCH/PATIO SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK CP = COVERED PORCH/PATIO REFERENCED IN TITLE BLOCK); THAT THE BOUNDARY 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:



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
SMITH DOUGLAS HOMES

HARRINGTON PLACE - PHASE 3 - LOT 68
127 SAGE DRIVE, BROADWAY, NC
UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY
DATE: 2/7/25 DRAWN BY: SLA CHECKED BY: SPC

REFERENCE: BK, 2025, PG, 115 BCS# 230119 SCALE: 1"=40'

NOTES:

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. 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.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
6. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC., REFERENCED IN TITLE BLOCK.
7. 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.
8. 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.
9. ZONING IS RA-20.
10. BUILDER/DEVELOPER: SMITH DOUGLAS HOMES
3412 APEX PEAKWAY
APEX, NC 27502