

AS-BUILT IMPROVEMENTS FOR
MATTAMY HOMES
245 KINDNESS DRIVE
LOT 78, SEAGRASS LANDING, PHASE 1
UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY, NORTH CAROLINA

LEGEND

△ AIR CONDITIONER
BC BACK OF CURB
BFP BACK FLOW PREVENTER
○ CLEANOUT
CIRB CURB INLET
DHS DRILL HOLE SET
ECM EXISTING CONCRETE MONUMENT
EDH EXISTING DRILL HOLE
EIS EXISTING IRON STAKE
EIP EXISTING IRON PIPE
EM ELECTRIC METER
EPK EXISTING PK NAIL
ES ELECTRIC STUB
FLARED END SECTION
FIRE HYDRANT
FIBER OPTIC PEDESTAL
GAS METER
GUY
△ REVISION TRIANGLE

INV. INVERT
IPS IRON PIPE SET
IRS IRON ROD SET
○ LIGHT POLE
MNS MAGNETIC NAIL SET
MANHOLE SANITARY SEWER
MANHOLE STORM SEWER
OHV OVERHEAD WIRES
PKS PK NAIL SET
PNS POINT NOT SET
RRS RAIL ROAD SPIKE
TELEPHONE PEDESTAL
TRANSFORMER
CABLE TV PEDESTAL
UTILITY POLE
WATER METER
WATER VALVE
YARD INLET
FIELD MEASUREMENT
SEPTIC

N/F
JAMES PETERKIN & JOYCE WALLER
D.B. 3769, PG. 241

B.M. 2025, PG. 440-444

SETBACK LINES

77
N 72°54'29" W 247.59'

78
26,024 S.F.
0.60 AC.

N 65°56'02" E 254.01'

79

SETBACK INFO
FRONT: 35'
REAR: 25'
SIDES: 10'
CORNER SIDE: 20'

QUEST COURT
50' PUBLIC R/W & UTILITY EASEMENT

SEE INSET

KINDNESS DR
50' PUBLIC R/W
& UTILITY EASEMENT

NUM	RADIUS	ARC	CHORD	CHORD BRG	DELTA
C1	25.00'	35.79'	32.81'	S 00°24'33" E 82°00'59"	
C2	335.00'	101.45'	101.06'	S 32°44'30" E 17°21'05"	

REFERENCES:

B.M. 2025, PG. 440-444



SCALE: 1" = 40'

NOTES

1. THIS SURVEY SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.
2. THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

THIS AS-BUILT IS
FOR CODE COMPLIANCE.
NOT FOR SALES OR
CONVEYANCE

WAKE COUNTY, NORTH CAROLINA

I CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM FIELDWORK DONE UNDER MY SUPERVISION; THAT THE IMPROVEMENTS LIE FULLY UPON THE LOT UNLESS OTHERWISE SHOWN AND THAT THE PROPERTY SHOWN IS AN EXISTING PARCEL OR PARCELS OF LAND.

CHARLES R. PIRATZKY, P.L.S.
L-2813
LAND SURVEYOR
SEAL
DATE: NOV. 13, 2025

DATE: NOV. 13, 2025

Q:\FieldLoc\SEAGRASS 78_FDN.txt

RWK, PA
ENGINEERING ~ SURVEYING
CORPORATE LICENSE: C-1771
101 W. MAIN ST., SUITE 202
GARNER, NC 27529
PHONE (919) 779-4854
FAX (919) 779-4056

Q:\SEAGRASS\SEGR78\SEGR 78.DWG