THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF SONYA A. WARD, PLS.

- THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY
- 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.
- SYSTEM UNLESS OTHERWISE SHOWN. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE

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- 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
- 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.
- œ 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.
- A 5' PUBLIC UTILITY EASEMENT LIES PARALLEL TO THE ROADWAY RIGHT OF WAY ALONG EACH SIDE AND AROUND WATER METERS.

CURVE

350.00

136.13'

135.27 CHORD

\$50°24'48"E \$66°49'08"E N71°32'10"E

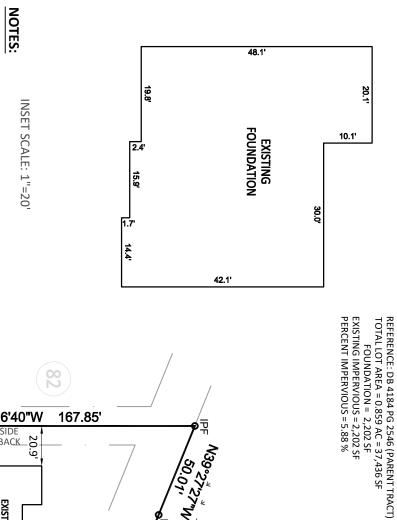
16.65'

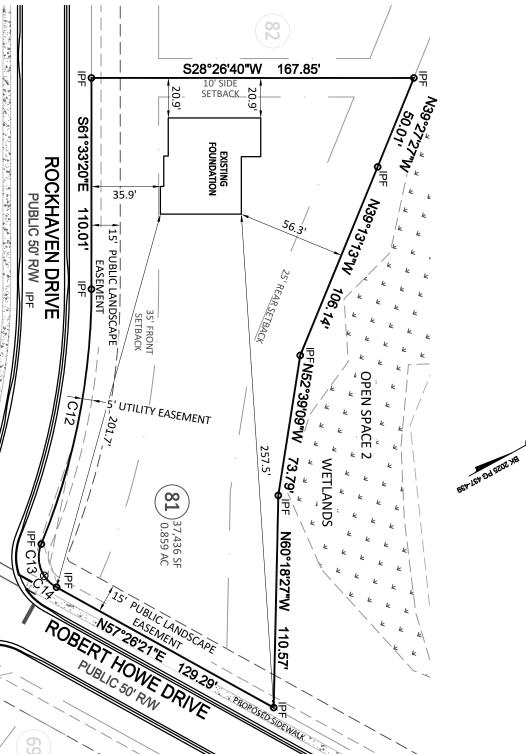
18.00' 18.00' RADIUS | LENGTH | CHD BEARING

CURVE

TABLE

- 11. BUILDER/DEVELOPER: KB HOME RALEIGH-DURHAM 800 PERIMETER PARK DRIVE SUITE 140 MORRISVILLE, NC 27560
- 9
- 10. ZONING: RA-40 (HARNETT COUNTY GIS)





CEDAR CHASE LN. VICINITY MAP CHRISTIM UCH RO OLINE BRANCH RD.

SITE

US 401 N

LOT INFORMATION: PIN: 0642-84-2366.000

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

Bateman Civil Survey Company

2524 Reliance Avenue, Apex, NC 27539 Ph: 919.577.1080 Fax: 919.577.1081 www.batemancivilsurvey.com Engineers • Surveyors • Planners info@batemancivilsurvey.com

NCBELS Firm No. C-2378

AUTUMN BREEZE IN.

S P = COV. FRONT PORCH/PATIO = COV. REAR PORCH/PATIO = WOOD DECK

(Not to Scale)

= CONCRETE DRIVEWAY = SCREENED PORCH/PATIO

= IRON PIPE FOUND (IPF) = CONCRETE PATIO = COMPUTED POINT

= WATER METER = SCRIBE FOUND/SET (SS) = IRON PIPE SET (IPS)

= CABLE PEDESTAL = SEWER MANHOLE = CLEAN OUT

= TELEPHONE PEDESTAL = CATCH BASIN/CURB INLET

= LIGHT POLE

= FIRE HYDRANT = ELECTRIC BOX/TRNSFRMR = HAND HOLE/UTILITY VAULT

)) = DRAIN INLET/YARD INLET 3 = GAS METER 5 = ELECTRIC METER 2/W = RIGHT OF WAY = PROPERTY LINE

> I, SONYA A. WARD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK UNDER REFERENCES; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARD OF REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA. L-4017 NDICATED AS DRAWN FROM INFORMATION LISTED



and is only intended for the parties and purposes shown. This map not for This map is of an existing parcel of land recordation. No title report provided

FOUNDATION SURVEY

FOR 100 E

BIRCHWOOD TRAILS - PHASE 1 - LOT 81

HECTORS CREEK TOWNSHIP, HARNETT COUNTY 247 ROCKHAVEN DRIVE, FUQUAY-VARINA, NC

DATE: 9/11/25 DRAWN BY: AHB CHECKED BY: SAW

BCSC# 250642

SCALE: ' = 50 ft. REFERENCE: BK 2025 PG 437-439