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9.

SEARCH MAY DISCLOSE.

FEMA FLOOD HAZARD STATEMENT: LOTS SHOWN ON THIS PLAT ARE NOT LOCATED WITHIN THE FEMA FLOOD HAZARD "ZONE AE" AS SHOWN ON FEMA MAP NO. 3720064000J & 3720054800J EFFECTIVE DATE 10/3/2006.

11. BUILDER/DEVELOPER:

DAVIDSON HOMES 1903 NORTH HARRISON AVENUE CARY, NC 27513

10. ZONING: RA-30

6.

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.

THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.

THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.

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

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SURVEYOR BY THE CLIENT.

NMOHS

ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE

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PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE

THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.

THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.

NOTES:

64.2 FOUNDATION INSET SCALE: 1"=20' EXISTING 10.0' 63.2

LOT INFORMATION:

PIN: 0529-79-8090.000

REFERENCE: DB. 4307, PG. 445

TOTAL LOT AREA = 0.887 AC = 38,660 SF
FOUNDATION = 1,982 SF
EXISTING IMPERVIOUS = 1,982 SF
PERCENT IMPERVIOUS = 5.13%

30' STREETSCAPE BUFFER

S4°06'4>"

W"TS'25° 142

WETLANDS

14

MAXIMUM IMPERVIOUS = 7,000 SF

OPEN SP

25' REAR SETBACK

19.55,

FENCE

S4°06'47"E

N63°11'29"E

50.91

S27°59'52"E

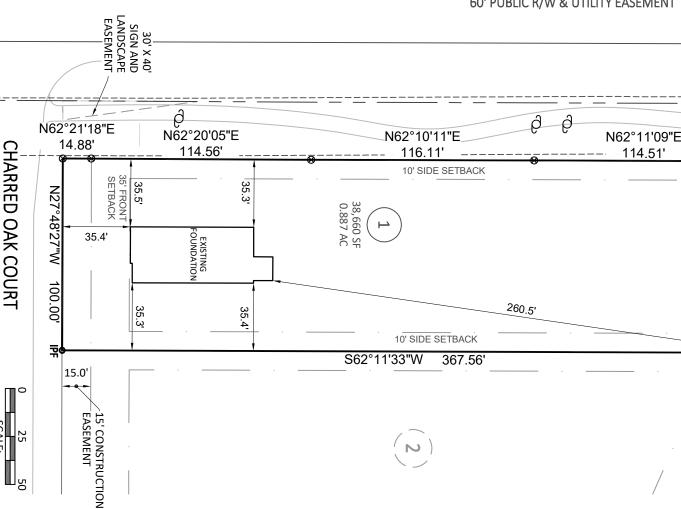
+ S4°06'4},

25.05

REAR - 25' BUILDING SETBACKS FRONT - 35' FROM R/W SIDE CORNER - 20'

McDOUGALD ROAD

60' PUBLIC R/W & UTILITY EASEMENT





Bateman Civil Survey Company

6Gb)

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

NCBELS Firm No. C-2378

US 421 N 93!S

1258

1981

US 421

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(15)

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CINITY MAP

SITE

16 EJ 4

NC 210 5

(Not to Scale)

DEGEND

PO = FRONT COVERED PORCH/PATIO
SP = SCREENED PORCH/PATIO
CP = COVERED PORCH/PATIO
CP = COVERED PORCH/PATIO
WD = WOOD DECK
SW = SIDEWALK
DW = CONC DRIVEWAY
P = CONC DRIVEWAY
P = CONC PATIO

SW = SIDEWALK
DW = CONC PATIO
O = RON PIPE SET (IPS)
O = IRON PIPE SET (IPS)
O = CABLE BOX
CO = CLEAN OUT
AC = AIR CONDITIONER
CB = CATCH BASIN/CURB INLET
IC = IRRIGATION CONTROLLER
CD = UTILITY POLE
CD = UTILITY POLE
THE PYDRANT
DI = DRAIN INLET
G = GAS METER
OHP = OVER HEAD POWER LINES

I, STEVEN P. CARSON, CERTIFY THAT THIS PLAT WAS
DRAWN UNDER WY SUPERVISION FROM A
SUPERVISION FROM TITLE BLOCK): THAT THE BOUNDARIES
OF SUPERVISION FROM TITLE BOOCK
FROM INFORMATION LISTED UNDER REFERENCES;
THAT THE BOUNDARIES
OF SUPERVISION FROM TITLE BOOCK
FROM IT THE BOOCK
FROM IT THE BOOCK
FROM TITLE BOOCK
FROM IT THE BOO

FOUNDATION SURVEY

FOR

DAVIDSON HOMES

WELLERS KNOLL - LOT 1

UPPER LITTLE RIVER TOWNSHIP, HARNETT COUNTY 25 CHARRED OAK COURT, LILLINGTON, NC

ATE: 10/7/25 DRAWN BY: SLA CHECKED BY: SPC SCALE: 1" = 50'

50' PUBLIC R/W & UTILITY EASEMENT

1" = 50 ft.

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REFERENCE: BM 2023 PG. 59-62 BCS# 230051