

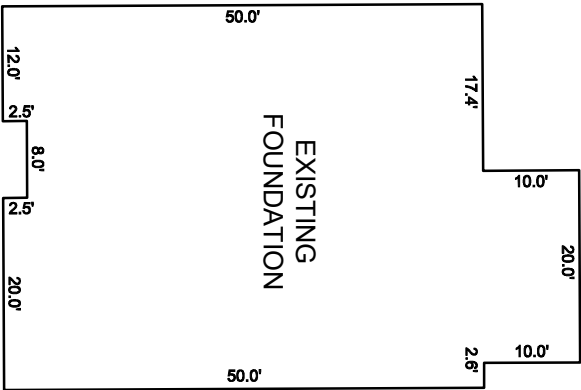
LOT INFORMATION:

PIN: 9588-55-6300.000  
REFERENCE: DB. 4272, PG. 2219  
TOTAL LOT AREA = 0.581 AC = 25,302 SF  
FOUNDATION = 2,178 SF  
EXISTING IMPERVIOUS = 2,178 SF  
PERCENT IMPERVIOUS = 8.61%

NOW OR FORMERLY  
JOHN A FEJERANG & CHRISTINA G FEJERANG  
PIN: 9588-65-4370.000  
DB. 4150 PG. 2369

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

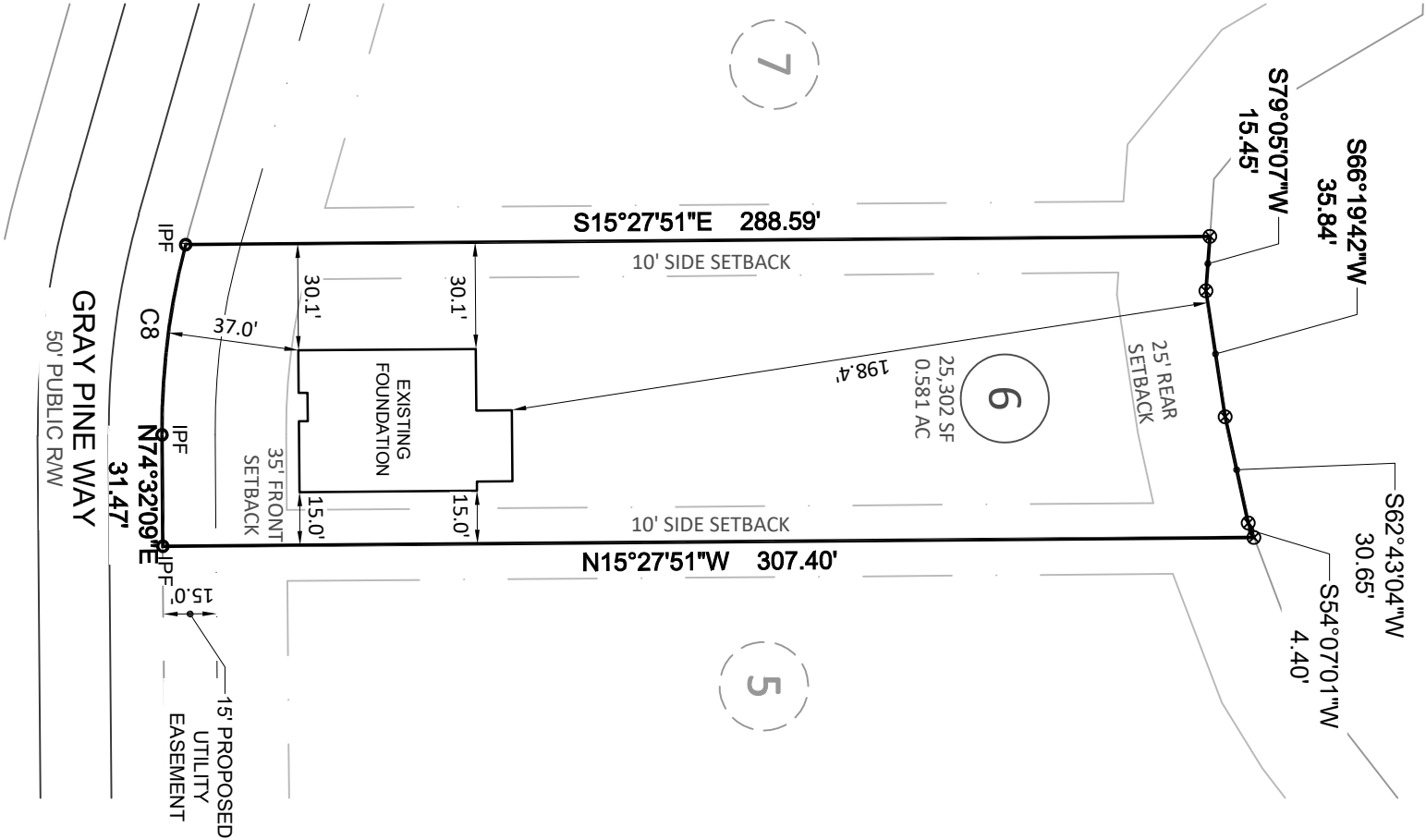
INSET SCALE: 1"=20'



NOTES:

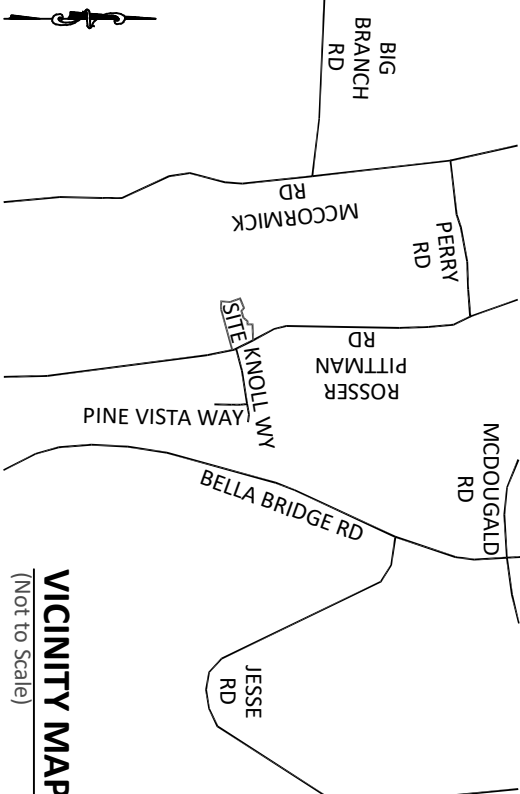
- THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF SONYA A. WARD, PLS.
- THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
- PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT.
- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
- THIS MAP IS NOT FOR RECORDATION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
- THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAYS, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
- 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.
- 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.
- ZONING: RA-20R
- BUILDER/DEVELOPER: SMITH DOUGLAS HOMES  
3412 APEX PEAKWAY  
APEX, NC 27502

| CURVE TABLE |         |        |             |        |
|-------------|---------|--------|-------------|--------|
| CURVE       | RADIUS  | LENGTH | CHD BEARING | CHORD  |
| C8          | 205.00' | 54.16' | S82°06'16"W | 54.00' |



Bateman Civil Survey Company

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www.batemancivilsurvey.com info@batemancivilsurvey.com  
NCBELS Firm No. C-2378



VICINITY MAP  
(Not to Scale)

LEGEND

- PO = COVERED FRONT PORCH  
S = STOOP  
CP = COVERED PORCH/PATIO  
WD = WOOD DECK  
SW = SIDEWALK  
DW = CONC DRIVEWAY  
P = CONC PATIO  
X = COMPUTED POINT  
X = MAG NAIL FOUND (IPF)  
X = IRON PIPE SET (IPS)  
● = DRILL HOLE FOUND  
WD = WATER METER  
CO = CLEAN OUT  
AC = AIR CONDITIONER  
S = SEWER MANHOLE  
EB = ELECTRIC BOX  
C = CABLE BOX  
T = TELEPHONE PEDESTAL  
CB = CATCH BASIN  
IC = IRRIGATION CONTROLLER  
X = PROPOSED LIGHT POLE  
C = UTILITY POLE  
H = PROPOSED FIRE HYDRANT  
DI = DRAIN INLET  
WV = WATER VALVE  
RW = RIGHT OF WAY  
PL = PROPERTY LINE  
G = GAS METER  
NF = NOW OR FORMERLY
- 1, SONYA A. WARD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK REFERENCED IN TITLE BLOCK); THAT THE BOUNDARIES 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-4017  
DATED:
- SONYA A. WARD  
PLS  
10/7/25  
SEAL  
L0017  
BATMAN CIVIL SURVEY COMPANY
- 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

BRIARWOOD PARK - LOT 6  
116 GRAY PINE WAY, SANFORD, NC  
BARBECUE TOWNSHIP, HARNETT COUNTY

DATE: 10/7/25 DRAWN BY: DOM CHECKED BY: SAW

REFERENCE: PB. 2025, PG. 20

BCS# 250487

SCALE: 1" = 50'