D۷ PROPOSED MODEL THE DURHAM 1'=20' WS SP РО 13.3 Mβ

NOTES:

- THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
- THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.

PIN: 00820-44-60-3755

W"00'0E°78N

3,00,0E.29S

- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE PROPERTY LINES SHOWN WERE TAKEN FROM EXISTING FIELD EVIDENCE, EXISTING DEEDS AND/OR PLATS OF PUBLIC RECORD, AND INFORMATION SUPPLIED TO THE SURVEYOR BY THE CLIENT.
- 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 OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
- 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.
- THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD ZONE. IT IS LOCATED IN ZONE "X" AS DEFINED. BY HUD F.I.R.M. MAP 3720082000L, DATED OCTOBER 19, 2018.

10.

11. PROPERTY OWNER: TOBIN CONSTRUCTION COMPANY, LLC
4700 HOMEWOOD COURT
RALEIGH, NC 27609

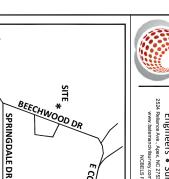
N/F VICKERS LAND COMPANY,LLC PIN: 0820-14-33-9908

N22°30'00"E

25' REAR YARD SETBACK

DW = 561 SF AC PAD = 9 SF EXISTING IMPERVIOUS = 1,825 SF PERCENT IMPERVIOUS = 18.3%

PIN: 0820-44-61-5223 TOTAL LOT AREA = 0.23 AC = 10,000 SF HOUSE = 9.23 SF SP = 167 SF PO = 107 SF SW = 52 SF SW = 52 SF



E CORNWALLIS RD

VICINITY MAP

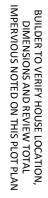
(Not to Scale)

SP = SCHEINED PORCH
CP = COMPRETE PATIO
WD = WOOD DECK
P = CONCRETE PATIO
SW = SICHARIA
SW = SICHARIA
SW = SICHARIA
SW = SICHARIA
SW = COMPATIED POINT
O = IRON PIEE FOUND
O = CLEAN OUT
AC = ARIC CONDITIONER
CD = CLEAN OUT
AC = ARIC CONDITIONER
CD = CLEAN OUT
AC = ARIC CONDITIONER
D = CASIL BOX
CD = C I STEVEN P. CARSON, CERTIFY THAT THIS DAT WAS DRAWN WINDER MY DIRECT SUPERVISION FROM A SURVEY MADE UNDER MY SUPERVISION (PLAT BOOK) FERENCED IN THE BLOCK;): THAT THE BOUNDARIES OF SWAPET DATE CLEARLY INDICATED AS DRAWN FROM INDIVIDUAL STED UNDER REFERENCES; THAT THE MOTO OF PRECISION AS CALCULATED IS 1,10,000; "SHATT THIS MAD MEETS THE REQUIREMENTS OF THE WORLD OF PRACTICE FOR LAND SURVEYING IN NORTH AS DOLINA, L-4752 DATED:

PIN: 0820-14-44-6270

BTL = BUILDING BUILD TO LINE HR = HANDICAP RAMP

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.

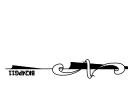


PLOT PLAN

TOBIN CONSTRUCTION

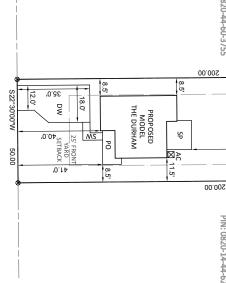
2826 BEECHWOOD DRIVE DURHAM, NC **DURHAM COUNTY**

DATE: 06/11/20 DRAWN BY: JKF CHECKED BY: SPC



10,000 SF 0.23 AC 18

10.011





RIGHT OF WAY 60' PUBLIC





Bateman Civil Survey Company Engineers • Surveyors • Planners 2524 Relance Ave., Apex. Nc. 27539 Ph. 914577.1081 Fax: 914577.1081 www.batemanckisurvey.com in@abatemanckisurvey.com NCBELS Firm No. C-2788

LOT INFORMATION: