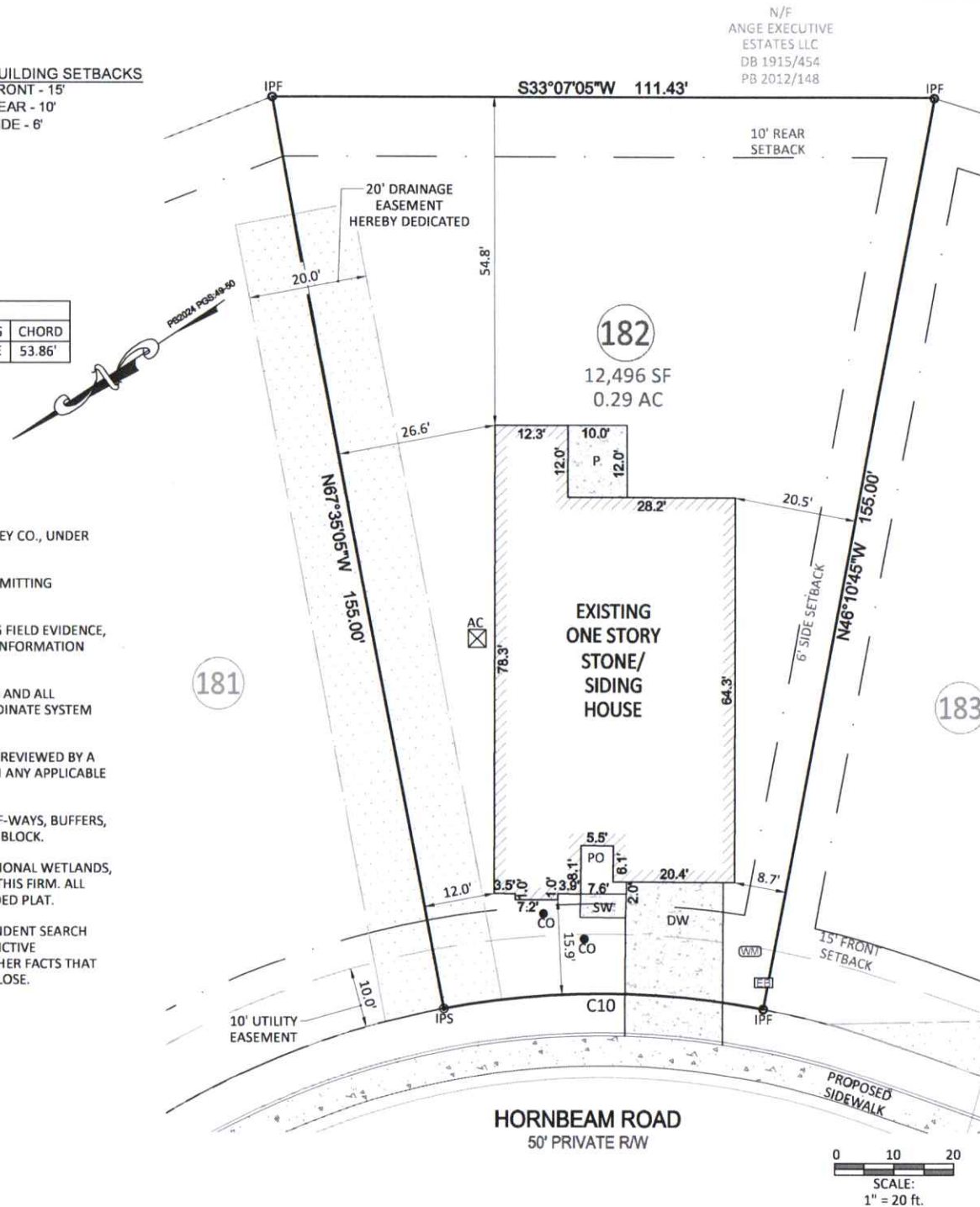


PIN: 1863-29-4203
REFERENCE: DB: 2359, PG. 2176-2178
TOTAL LOT AREA = 12,496 SF = 0.29 AC
HOUSE = 2,753 SF
PORCH = 49 SF
SIDEWALK = 30 SF
DRIVEWAY = 315 SF
PATIO = 120 SF
AC PAD = 9 SF
EXISTING IMPERVIOUS = 3,276 SF
PERCENT IMPERVIOUS = 26.22 %

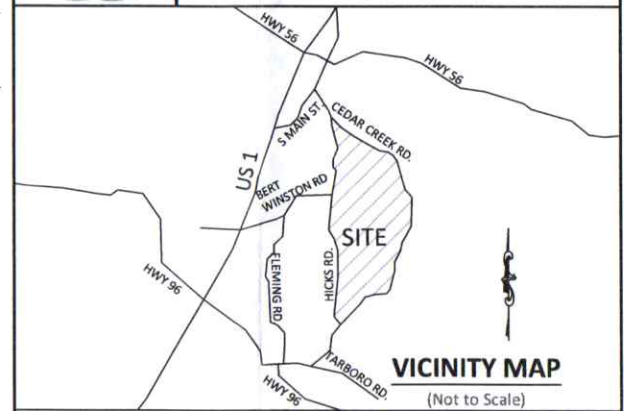
BUILDING SETBACKS
FRONT - 15'
REAR - 10'
SIDE - 6'

CURVE TABLE				
CURVE	RADIUS	LENGTH	CHD BEARING	CHORD
C10	145.00'	54.17'	N33°07'05"E	53.86'

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. THIS PLAN HAS BEEN PREPARED FOR LAYOUT AND PERMITTING PURPOSES ONLY.
3. 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.
4. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
5. 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 BLOCK.
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.
8. 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.
9. ZONING: R-8

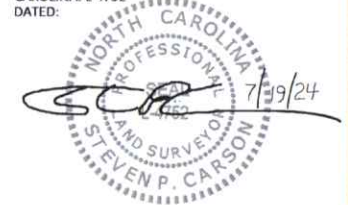


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www.batemancivilsurvey.com info@batemancivilsurvey.com
NCBELS Firm No. C-2378



PO = COVERED FRONT PORCH
CP = COVERED PORCH
SP = SCREEN PORCH
SW = SIDEWALK
DW = CONC DRIVEWAY
WD = WOOD DECK
P = CONCRETE PATIO
⊗ = COMPUTED POINT
○ = IRON PIPE FOUND (IPF)
● = IRON PIPE SET (IPS)
● = DRILL HOLE FOUND
WATER = WATER METER
CO = CLEAN OUT
AC = AIR CONDITIONER PAD
⊗ = CABLE BOX
⊗ = SEWER MANHOLE
☐ = TELEPHONE PEDESTAL
CB = CATCH BASIN
☼ = LIGHT POLE
HOLE = HAND HOLE
ELECTRIC = ELECTRIC BOX
HYDRANT = FIRE HYDRANT
YI = YARD INLET
G = GAS METER
E = ELECTRIC METER

I, STEVEN P. CARSON, 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-4752
DATED: _____



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.

THE ENCLAVE AT HIDDEN LAKE - PHASE 2 - LOT 182
95 HORNBEAM ROAD YOUNGVILLE, NC
YOUNGVILLE TOWNSHIP, FRANKLIN COUNTY

DATE: 7/19/24 DRAWN BY: DMH CHECKED BY: SPC

REFERENCE: PB 2024 PGS, 49-50 BCS# 240146 SCALE: 1" = 20'