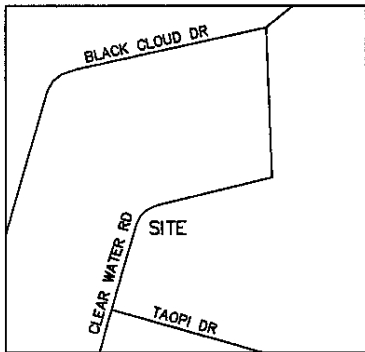




NOTES:

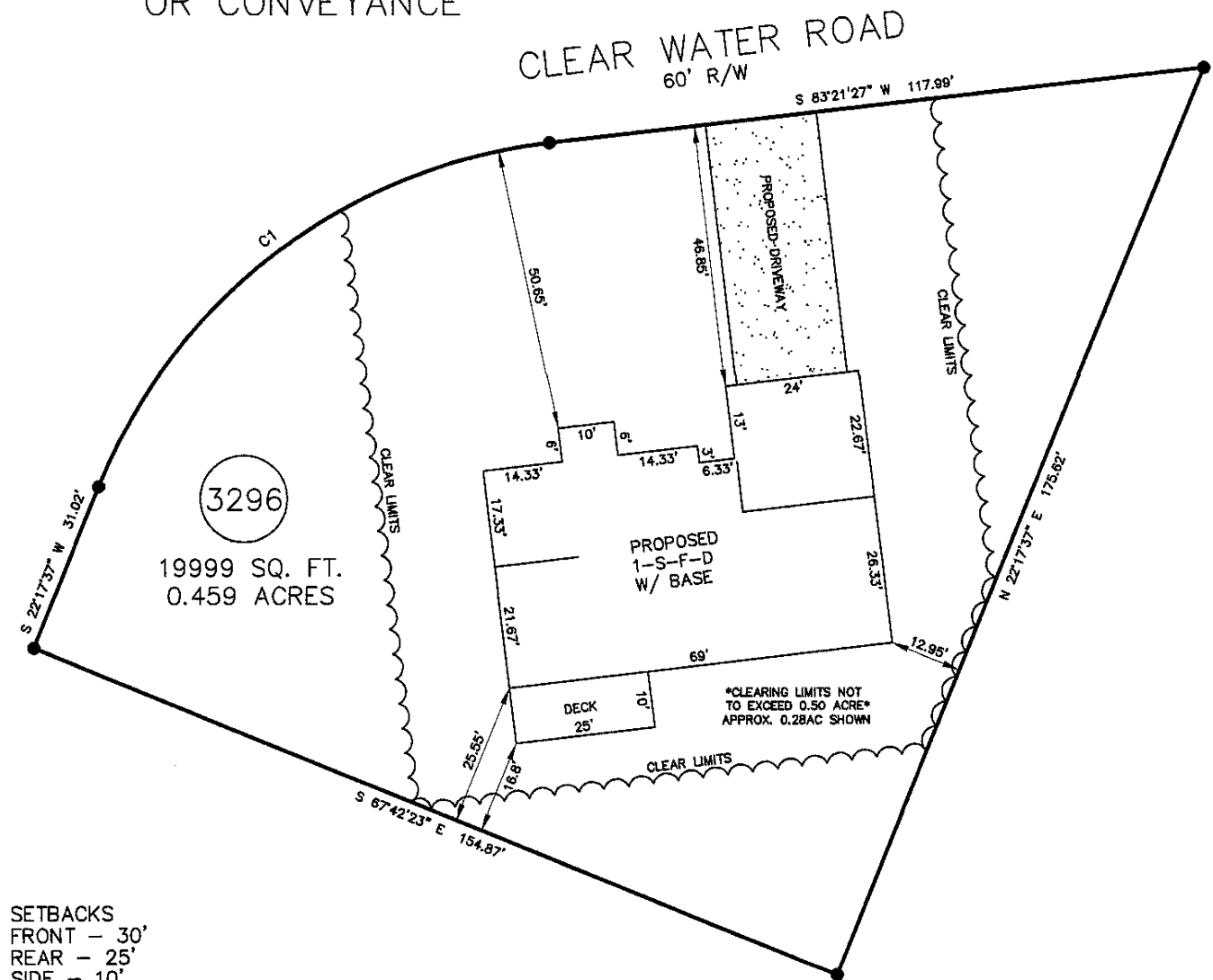
- 1) THIS SURVEY WAS DONE WITHOUT THE BENEFIT OF A TITLE SEARCH AND IS SUBJECT TO ANY FACTS, ENCUMBRANCES, AND EASEMENTS WHICH MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH
- 2) ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES
- 3) THIS PROPERTY IS IN ZONE "X" OF THE FLOOD INSURANCE RATE MAP 3720283000K DATED 04/16/13. THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA.
- 4) AREA COMPUTED BY COORDINATE COMPUTATIONS

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING
C1	100.00'	106.57'	101.60'	S 52°49'24" W

VICINITY MAP N.T.S.

PRELIMINARY
NOT FOR SALES, RECORDING,
OR CONVEYANCE

PROPOSED IMPERVIOUS SURFACE AREA
-HOUSE/DECK = 3222 S.F.
-DRIVEWAY = 937 S.F.
TOTAL I.S.A. = 4159 S.F.
20.80% IMPERVIOUS SURFACE COVERAGE



ADDRESS : 139 CLEAR WATER ROAD
DB 2375 PG 1914
PIN : 2830-43-4136
TOWNSHIP : CYPRESS CREEK
COUNTY : FRANKLIN
ZONING : R-30

LEGEND

PROPERTY CORNER ●
PROPERTY LINE ———
EASEMENT - - -



I CERTIFY THAT THIS MAP WAS DRAWN FROM AN ACTUAL
FIELD SURVEY PERFORMED UNDER MY DIRECTION AND
SUPERVISION. (REFERENCE BK 1 SLIDE 183A) THIS
MAP IS NOT INTENDED TO MEET GS 47-30 STANDARDS.

John B. Lowdermilk
JOHN B. LOWDERMILK, PLS L-4829

PLOT PLAN—LOT 3296
LAKE ROYALE SUBDIVISION

PREPARED BY:
JOHN LOWDERMILK, PLS
7310 COVERED BRIDGE RD
WENDELL, NC 27591
919 810-6406

Scale: 1"=30' Date: 11/12/24 LT:

Drawn: Checked: Job: