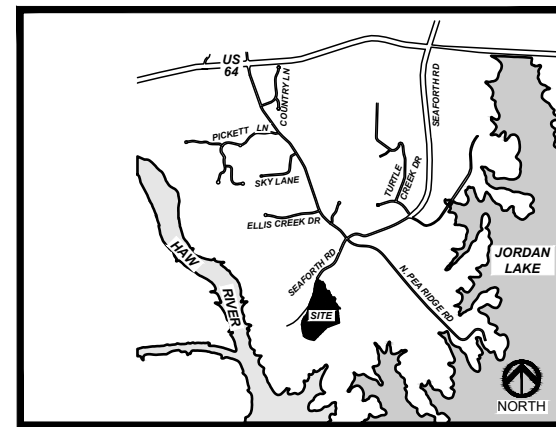


SURVEY NOTES:

- 1) THIS IS NOT A BOUNDARY SURVEY.
- 2) THE PURPOSE OF THIS EXHIBIT IS TO SHOW THE PROPOSED HOUSE ON LOT 10 SEAFORTH PRESERVE.
- 3) ALL BEARINGS AND DISTANCES SHOWN HEREON ARE BASED UPON THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM, NAD 83 (2011 ADJUSTMENT), PER BOOK OF MAPS 2021 PAGE 199-200.
- 4) ALL MEASUREMENTS SHOWN HEREON ARE REPORTED IN U.S. SURVEY FEET (UNLESS NOTED OTHERWISE).
- 5) ALL AREAS SHOWN ARE CALCULATED BY THE COORDINATE METHOD.
- 6) ALL REFERENCES UTILIZED IN THE PREPARATION OF THIS EXHIBIT HAVE BEEN SHOWN HEREON.

ABBREVIATIONS

- AC ACRES
- AG ABOVE GROUND
- DB DEED BOOK
- EP EDGE OF PAVEMENT
- IPF IRON PIPE FOUND
- IRF IRON REBAR FOUND
- MBSL MINIMUM BUILDING SETBACK LINE
- PB PLAT BOOK
- PG PAGE
- R/W RIGHT-OF-WAY
- SF SQUARE FEET



VICINITY MAP
NTS



CE GROUP

301 GLENWOOD AVE. 220
RALEIGH, NC 27603
PHONE: 919-367-8790
FAX: 919-233-0032

www.cegroupinc.com

License # C-1739

REV	DATE

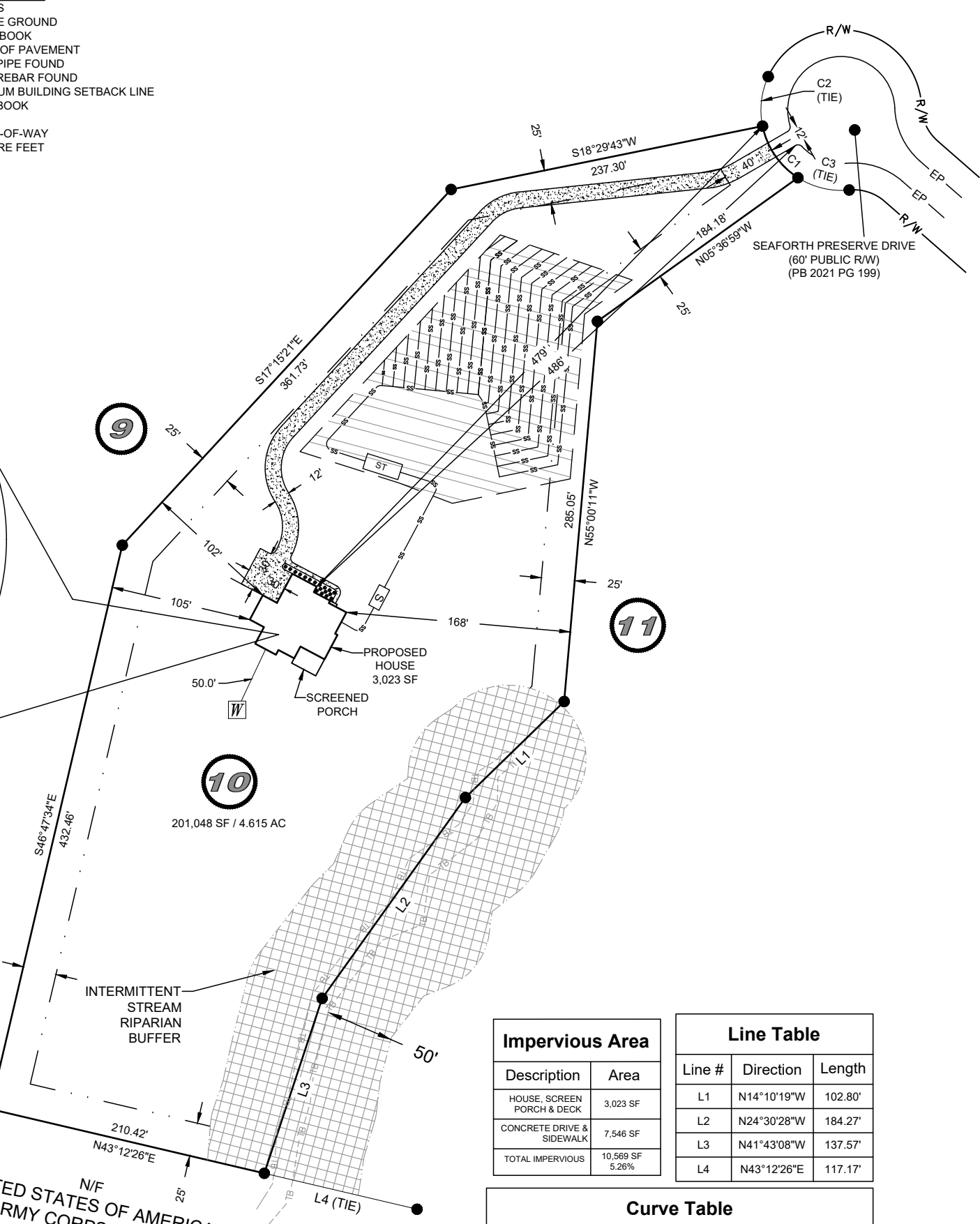
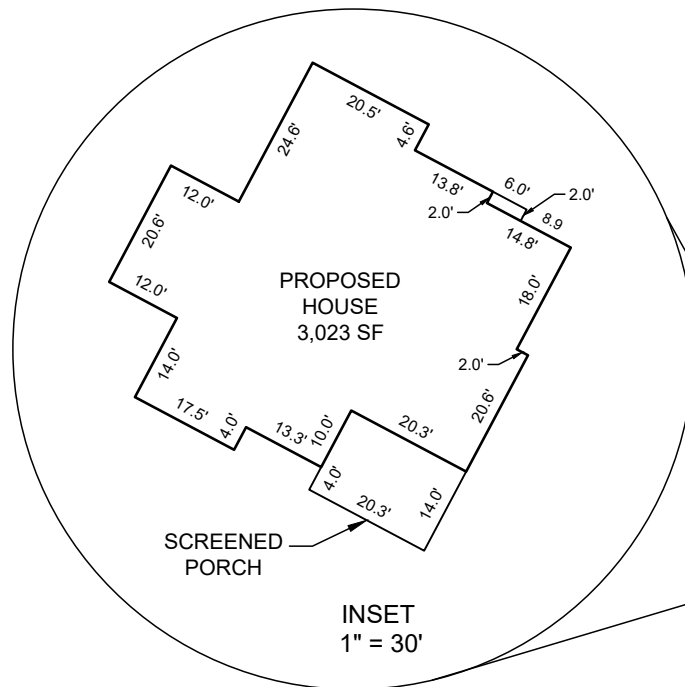
SYMBOL LEGEND

●	PROPERTY CORNER FOUND
■	CONCRETE MONUMENT FOUND
⊕	WELL (POTABLE)
⊞	DISTRIBUTION BOX
⊟	SEPTIC TANK
⊠	LANDSCAPING

LINE & HATCH LEGEND

—	PROPERTY LINE (PL)
— R/W —	PL NOT SURVEYED
---	MBSL (SETBACK)
---	SEPTIC AREA
---	RIPARIAN BUFFER
---	LINES NOT SURVEYED
SS	SEPTIC LINE
W	WATER LINE
TB	TOP OF BANK
[Hatched]	CONCRETE HATCH
[Hatched]	SEPTIC AREA
[Hatched]	RIPARIAN BUFFER

SEAFORTH PRESERVE
LOT 10
PROPOSED SITE PLAN
ROBUCK HOMES TRIANGLE, LLC
NEW HOPE TOWNSHIP - CHATHAM COUNTY - NC



Impervious Area

Description	Area
HOUSE, SCREEN PORCH & DECK	3,023 SF
CONCRETE DRIVE & SIDEWALK	7,546 SF
TOTAL IMPERVIOUS	10,569 SF 5.26%

Line Table

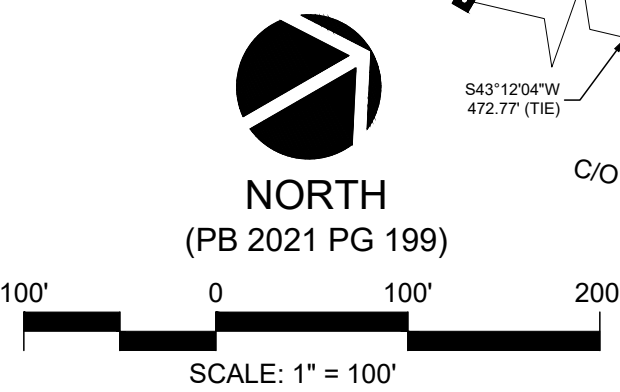
Line #	Direction	Length
L1	N14°10'19"W	102.80'
L2	N24°30'28"W	184.27'
L3	N41°43'08"W	137.57'
L4	N43°12'26"E	117.17'

Curve Table

Curve #	Radius	Length	Chord Bearing	Ch. Length
C1	60.00'	48.01'	S85°34'21"W	46.74'
C2	60.00'	37.84'	S53°26'23"E	37.21'
C3	60.00'	40.10'	N43°30'07"E	39.36'

354 SEAFORTH PRESERVE DRIVE
PLAN: ELLSWORTH
ELEVATION: COUNTRY CHIC

MINIMUM SETBACKS
FOR IMPROVEMENTS ON
LOTS SHALL BE AS FOLLOWS:
FRONT YARD SETBACKS: 40 FEET
SIDE YARD SETBACKS: 25 FEET
CORNER YARD SETBACKS: 40 FEET
REAR YARD SETBACKS: 25 FEET



N/F
UNITED STATES OF AMERICA
C/O US ARMY CORPS OF ENGINEERS
PIN: 9795-18-6724
AKPAR: 77726
DB 377 PG 749
TRACT 309-1

Date: 03/15/22

Scale: 1" = 100'

Drawn: HKS

Checked: JSS

Project No. 124-02

Computer Dwg. Name 124-02_Lot10_SitePlan.dwg

Sheet No: **1** Of