



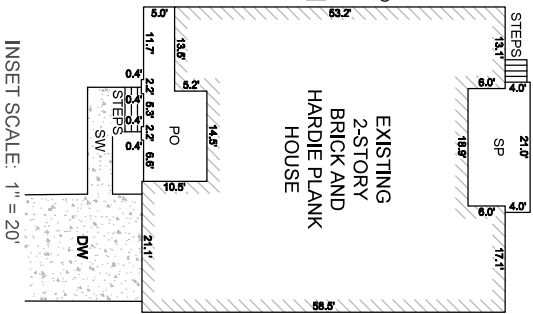
SCALE:
1" = 40 ft.

PLAT REFERENCE:
BM 2022 PGS 145-147

NI
ALAN J. HILLS &
JEANNE D. HILLS
DEPT. OF CIVIL ENGINEERING
M. 1180B PAGE 412
FIN #1971452/471

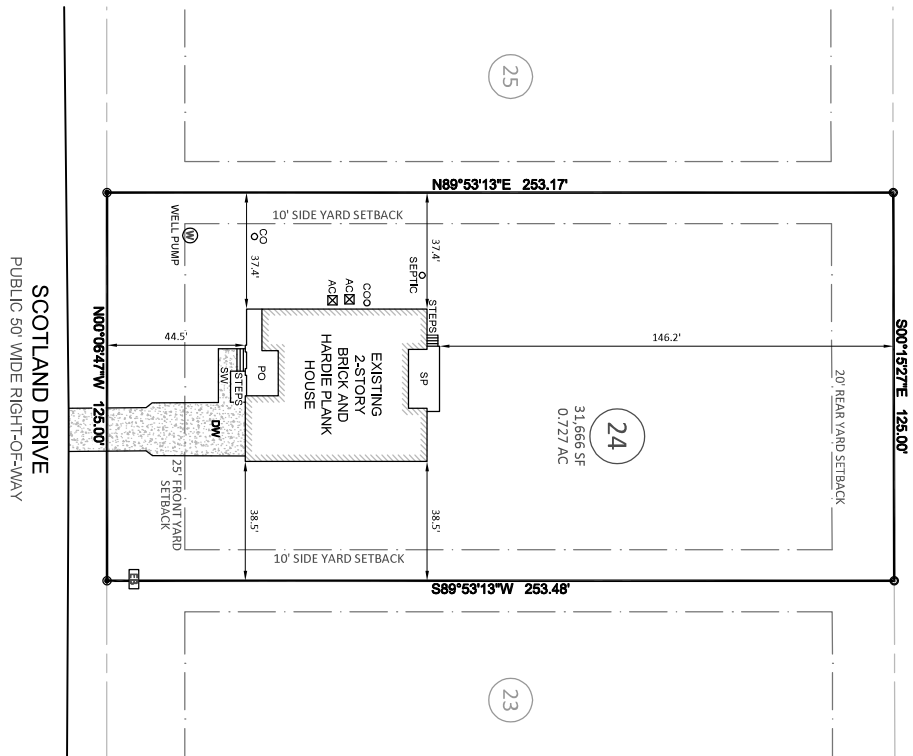
LOT INFORMATION:
PIN: 1871-63-3064
REFERENCE: 98-232, PGS 212-216 &
217
MANNING IMPERVIOUS = 4,394 SF
EXISTING IMPERVIOUS = 3,793 SF
BLDG = 2,535 SF
SP = 197 SF
DW = 121 SF
SW = 13.5 SF
DW = 220 SF
AC PADS = 18 SF
PERCENT IMPERVIOUS = 11.97%

EXISTING
2-STORY
BRICK AND
HARDIE PLANK
HOUSE

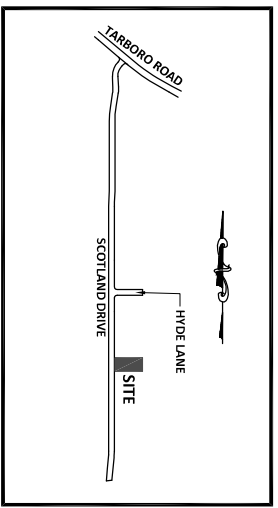


NOTES:

1. THIS SURVEY WAS PREPARED BY BATEMAN CIVIL SURVEY CO., UNDER THE SUPERVISION OF STEVEN P. CARSON, PLS.
2. 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.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES AND ALL BEARINGS ARE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM UNLESS OTHERWISE SHOWN.
4. THIS MAP IS NOT FOR RECOGNITION AND SHOULD BE REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS.
5. THE BASIS OF NORTH AND ALL EASEMENTS, RIGHTS-OF-WAY, BUFFERS, SETBACKS AND ADJOINERS, ETC. REFERENCED IN TITLE BLOCK.
6. NO INVESTIGATION INTO THE EXISTENCE OF JURISDICTIONAL WETLANDS OR RIPARIAN BUFFERS PERFORMED BY THIS FIRM.
7. 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.
8. THE PROPERTY LIES IN ZONE "X" PER NATIONAL FLOOD INSURANCE PROGRAM FLOOD INSURANCE RATE MAP NUMBER 37201871001, DATED APRIL 15, 2013.
9. ALL CONSTRUCTION SHALL BE DONE IN ACCORDANCE WITH ALL TOWN OF YOUNGSVILLE AND NCDOT STANDARDS AND SPECIFICATIONS.
10. ZONING IS R-30, WS 11.



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NCEBS Firm No. C-2578



LEGEND
PO = PORCH
P = PATIO
SP = SCREENED PORCH OR PATIO
C = COVERED PORCH OR PATIO
WD = WOOD DECK
SW = SIDEWALK
DW = CONC DRIVEWAY
WV = WOOD VENT
● = IRON PIPE FOUND
○ = IRON PIPE SET
WM = WATER METER
WM = WATER CONDITIONER
AC = AIR CONDITIONER
E = ELECTRIC BOX
C = CABLE BOX
T = TELEPHONE PEDestal
CI = CURB INLET
VI = YARD INLET
HI = FIRE HYDRANT
WV = SWIMMER MAWHOLE

1. 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 DERIVED FROM INFORMATION LISTED UNDER "LEGEND". THIS SURVEY WAS CONDUCTED IN ACCORDANCE WITH THE REQUIREMENTS OF THE STANDARD OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA, L-4752.
DATED: 9/20/23



BUILDING SETBACKS:
FRONT = 25 ft
REAR = 20 ft
CORNER = 25 ft

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.

FINAL SURVEY
FOR
MICHAEL BROOK
MORGAN MITHLO

CARTER'S PLACE - LOT 24
215 SCOTLAND DRIVE, YOUNGSVILLE, NC
YOUNGSVILLE TOWNSHIP, FRANKLIN COUNTY

DATE: 9/20/23 DRAWN BY: ASF CHECKED BY: SPC
REFERENCE: BM 2022 PGS 169-171 PROJECT# 220520 SCALE: 1"=40'