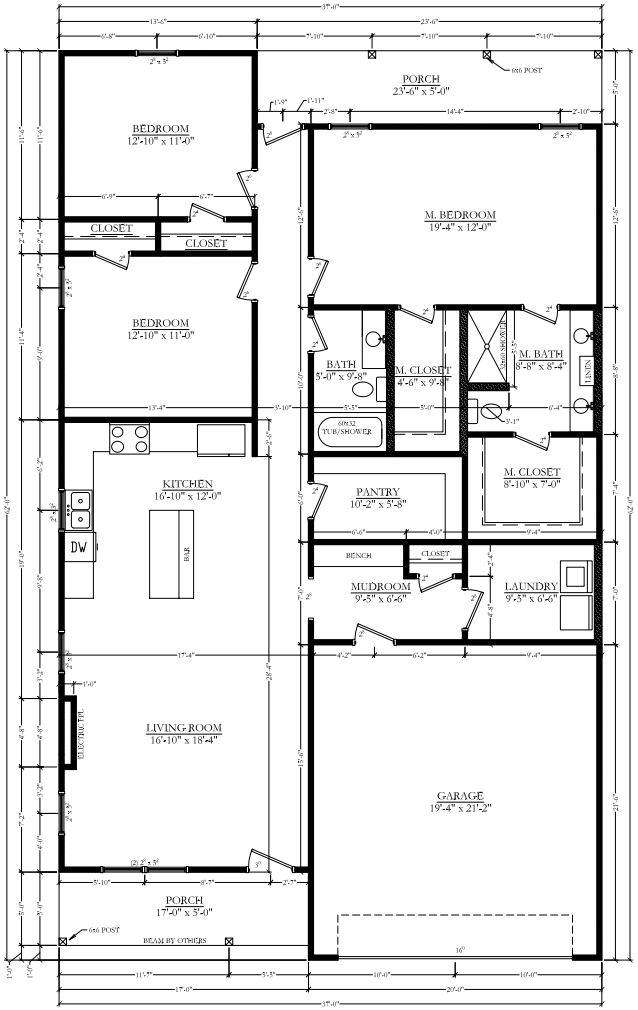

FLOORPLAN

(9' CEILING HEIGHT)

SCALE=$\frac{1}{4}$"=1'-0"

SQUARE FOOTAGE CALCULATIONS

FIRST FLOOR:

- HEATED..... 1,649 SQ. FT.
- GARAGE..... 424 SQ. FT.
- PORCHES..... 202 SQ. FT.

TOTAL HEATED..... 1,649 SQ. FT.

FRAMING LEGEND

- 4" WALL
- 6" WALL
- BRICK
- KNEEWALL
- RAILING

ALL DIMENSIONS ARE FROM OUTSIDE FACE OF EXTERIOR WALLS AND CENTER LINE OF INTERIOR WALLS. ALL EXTERIOR DOOR AND WINDOWS ARE LOCATED BY THEIR APPROXIMATE CENTER. ALL DOOR AND WINDOW SIZES ARE LABELED BY THEIR NOMINAL SIZE. VERIFY ALL DIMENSIONS AND CONTACT CONNER DRAFTING & DESIGN OF ANY DISCREPANCIES PRIOR TO CONSTRUCTION.

TYPICAL CEILING HEIGHT OF 9'-0" ON FIRST FLOOR AND 9'-0" ON ADDITIONAL FLOORS UNLESS OTHERWISE NOTED.

CATHEDRAL CEILINGS, VAULTED CEILINGS AND/OR CEILING TREYS AS NOTED ON FLOOR PLAN.

CONTRACTOR TO VERIFY THAT WINDOWS MEET EMERGENCY ESCAPE AND RESCUE OPENING REQUIREMENTS IN EACH SLEEPING ROOM AND LIGHT/VENTILATION REQUIREMENTS (R303) IN EACH HABITABLE ROOM.

IT IS THE SOLE RESPONSIBILITY OF THE CONTRACTOR AND/OR BUILDER TO CONFORM TO ALL STANDARDS, PROVISIONS, REQUIREMENTS, METHODS OF CONSTRUCTION AND USES OF MATERIALS PROVIDED IN BUILDINGS AND/OR STRUCTURES AS REQUIRED BY N.C. UNIFORM BUILDING CODE, LOCAL AGENCIES AND IN ACCORDANCE WITH GOOD ENGINEERING PRACTICES.

NEITHER CONNER DRAFTING & DESIGN NOR ANY OF ITS SUB-CONTRACTORS ARE RESPONSIBLE FOR ANY PROBLEMS DUE TO HUMAN ERROR AND/OR OMISSIONS ON THESE DOCUMENTS. IT IS THE OWNER AND/OR CONTRACTORS RESPONSIBILITY TO CAREFULLY REVIEW THESE PLANS FOR ERRORS AND OMISSIONS PRIOR TO CONSTRUCTION. IF ANY PROBLEMS ARE FOUND IN THE REVIEW PLEASE NOTIFY CONNER DRAFTING AND DESIGN PRIOR TO BEGINNING CONSTRUCTION SO ANY REVISIONS CAN BE MADE.

NOTICE

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FLOORPLAN

PLAN: THE MADISYN
TWO-CAR

SUPERIOR HOME BUILDERS LLC.
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SHEET: 2 OF 2

DATE: 12.17.24 | SCALE: 1/4"=1'-0" | DRAWN BY: CDD | FILENAME: 2024HIGHPOINT-SO-GENA-THE MADISYN TWO-CAR 1649.DWG