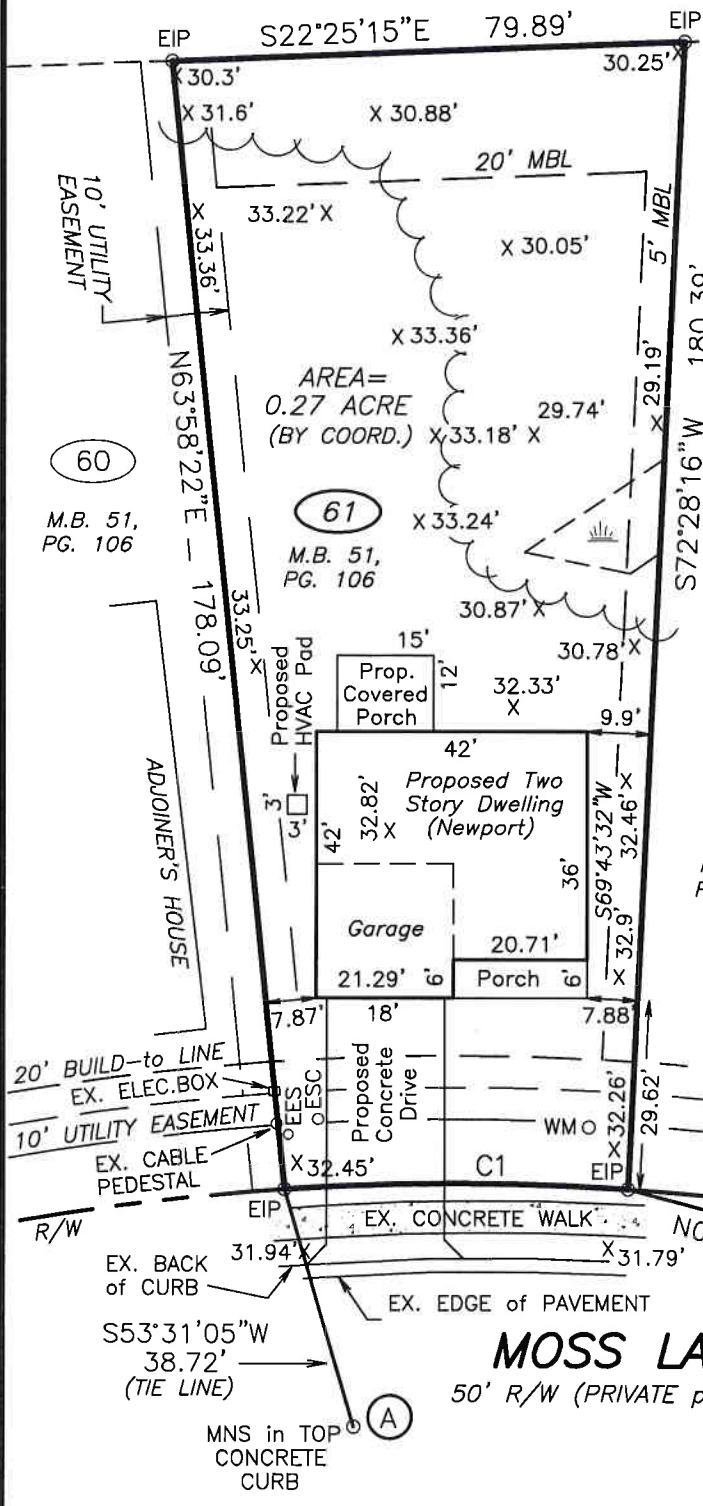
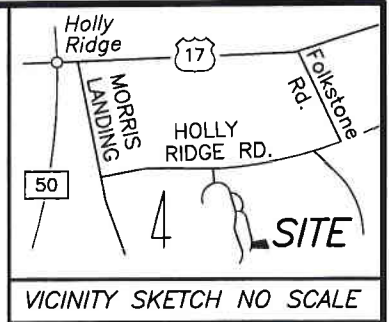


N/F SUMMERHOUSE ON EVERETT BAY HOMEOWNERS ASSOCIATION, INC.

D.B. 3473, PG. 629
TAX MAP #762-43



NOTES

- G.S.47-30(f)(11c1) This survey is of an existing parcel of land or one or more existing easements and does not create a new street or change an existing street.
- Subject to restrictive covenants, maps, deeds, and/or easements of record, zoning ordinance, wetlands, revisions, agreements, stormwater permits, title search, & underground utilities, if any.
- No title search by surveyor.
- Subject property is not mapped within a 1% Annual chance Flood Hazard Area per FIRM 3720425700K, Effective Date: 06-19-2020.
- SETBACKS per M.B. 51, PG. 106: Front 15', Rear 20', Side 5', Maximum Building Height 50'
- Ties shown to Proposed Dwelling are perpendicular to side lot lines.
- Proposed Building Height = 30' (scaled)
Proposed Building & Porches Impervious Coverage = 1,944 SF
Proposed HVAC Pad & Ex. Utilities Coverage = 13 SF
Proposed Drive Coverage = 672 SF
Total Allowed BUA = 4,500 SF
Total Proposed BUA = 2,629 SF
- Driveways, walks & reinforced concrete culvert must be installed within accordance of Section 4.12 of the "Summerhouse on Everett Bay" Architectural Guidelines.
- Per Onslow County GIS, Zoned R-20 (Town of Holly Ridge).

62
M.B. 51, PG. 106

60
M.B. 51, PG. 106

61
M.B. 51, PG. 106

20' BUILD-to LINE per SECTION 4.1.2 ARCHITECTURAL GUIDELINES
15' MBL
10' UTILITY EASEMENT

MOSS LAKE LANE

50' R/W (PRIVATE per M.B. 51, PG. 106)

LEGEND

- BUA=BUILT-UPON AREA
- D.B.=DEED BOOK
- EIP=EXISTING IRON PIPE
- EMN=EXISTING MAG NAIL
- EX.=EXISTING
- EES=EXISTING ELECTRIC STUBOUT
- ESC=EXISTING SEWER CLEANOUT
- M.B.=MAP BOOK
- M.B.L.=MINIMUM BUILDING LINE
- MNS=MAG NAIL SET
- N/F=NOW OR FORMERLY
- R/W=RIGHT OF WAY
- SF=SQUARE FEET
- X=GROUND ELEVATION
- WM=EX. WATER METER
- Wetlands symbol =WETLANDS per M.B. 51, PG. 106

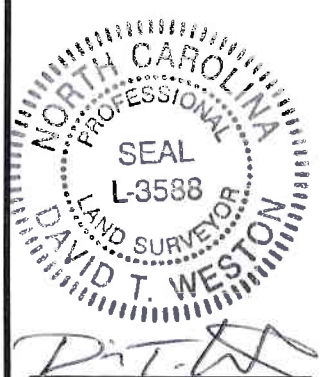
(A) to (B) = S22°38'24"E 159.27'

REFERENCES

C1 = N20°16'28"W
53.34'
RAD=403.34'

M.B. 51, PGS. 106-106M
M.B. 51, PGS. 42-42M
TAX MAP #762C-61

LOT SURVEY / PRELIMINARY PLOT PLAN / TOPO



15' 0' 30' 60'
NORTH CAROLINA ONSLOW COUNTY

I, DAVID T. WESTON, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE BY ME FROM INFORMATION FOUND IN BOOKS REFERENCED HEREON; THAT THE RATIO OF PRECISION IS 1:10,000+; THAT BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLOTTED FROM INFORMATION FOUND IN BOOKS REFERENCED HEREON; WITNESS MY HAND AND SEAL THIS 9th DAY OF JUNE, 2021.

DAVID T. WESTON
LAND SURVEYING
481 N.W. Bridge Rd., Jacksonville, NC, 28540
Phone (910)324-5708

SURVEY FOR
NORTHERN INVESTORS GROUP, LLC.

BEING LOT 61, "SUMMERHOUSE ON EVERETT BAY", PHASE I, M.B. 51, PG. 106
541 Moss Lake Lane
STUMP SOUND TOWNSHIP, ONSLOW COUNTY, NC