

**LEGEND**

PROPERTY CORNER	●
RIGHT OF WAY	R/W
MAP BOOK	MB
DEED BOOK	DB
PAGE	PG
SQUARE FEET	SF
CURVE TABLE LABEL	C1
RIGHT OF WAY LINE	-----
CENTERLINE	-----
EASEMENT LINE	-----
PROPERTY LINE	-----
NON-SURVEYED LINE	-----
BUILDING SETBACK	-----
CONCRETE HATCH	
BUILDING LINE HATCH	

**BUILDING SETBACKS**

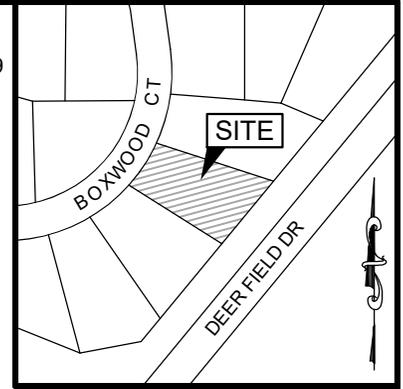
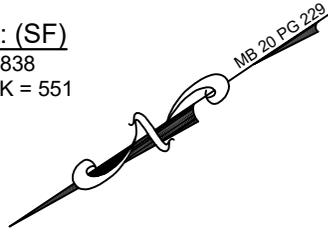
MB 20 PG 229	
FRONT	= 25'
SIDE	= 5'
REAR	= 20'

**SURVEY REFERENCE**

MAP BOOK 20 PAGE 227-229  
DEED BOOK 2045 PAGE 810

**IMPERVIOUS DATA: (SF)**

PROPOSED HOUSE = 2,838  
PROPOSED DRIVE/WALK = 551  
HVAC = 9  
TOTAL AREA = 3,398



VICINITY MAP  
(NOT TO SCALE)

CURVE	RADIUS	CHORD LENGTH	CHORD BEARING
C1	195.00'	58.50'	N 33°26'24" E

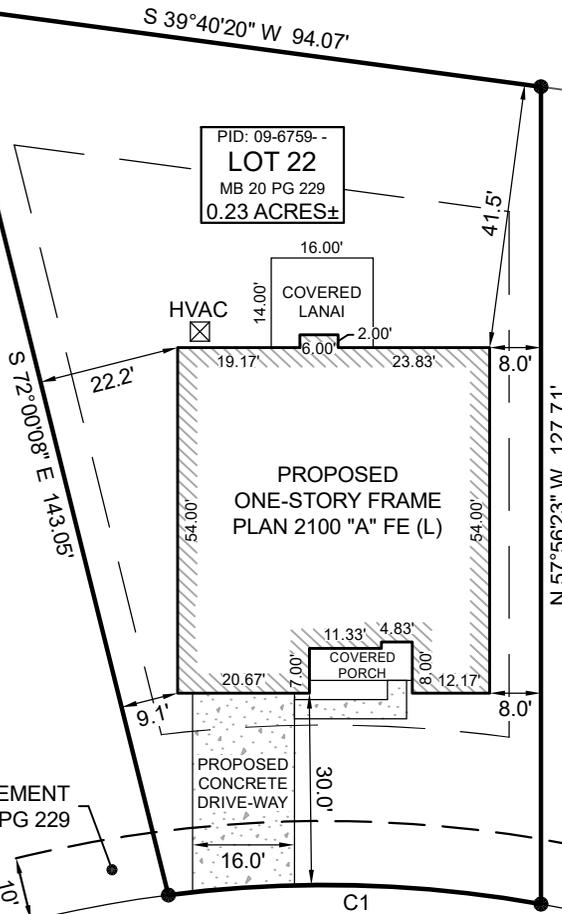
PID: 09-5066- -  
MB 20 PG 229

NOW OR FORMERLY  
DUPLIN LAND DEVELOPMENT INC  
DB 1913 PG 681

LOT 21  
PID: 09-6746- -  
MB 20 PG 229  
NOW OR FORMERLY  
ADAMS HOMES AEC, LLC  
DB 2072 PG 122

LOT 23  
PID: 09-6735- -  
MB 20 PG 229  
NOW OR FORMERLY  
ADAMS HOMES AEC, LLC  
DB 2045 PG 842

PID: 09-6759- -  
**LOT 22**  
MB 20 PG 229  
**0.23 ACRES±**



10' UTILITY EASEMENT  
MB 20 PG 229

**BOXWOOD COURT**  
(40' PRIVATE RIGHT-OF-WAY)  
MB 20 PG 229



**NOTES**

1. THIS PLAT IS FOR PERMITTING PURPOSES ONLY.
2. BEARINGS AND DISTANCES SHOWN HEREON WERE TAKEN FROM RECORD DATA REFERENCED.
3. AREA CALCULATED BY COORDINATE METHOD.
4. SETBACKS DISPLAYED ARE SUBJECT TO REVIEW BY ALL INTERESTED PARTIES.
5. THIS LOT IS SUBJECT TO ALL EASEMENTS, RESTRICTIONS, OR COVENANTS OF RECORD.
6. PROPOSED IMPERVIOUS SURFACE CALCULATIONS EXCLUDE THE AREA WITHIN THE RIGHT-OF-WAY BOUNDARIES.
7. THIS LOT IS NOT LOCATED IN AN AREA OF 100 YEAR FLOOD.
8. CURRENT OWNER: ADAMS HOMES AEC, LLC

Preliminary Plot Plan For:

**ADAMS HOMES AEC, LLC**  
LOT 22  
RIVER VILLAGE SQUARE AT RIVER LANDING  
MAP BOOK 20 PAGE 227-229  
ISLAND CREEK TOWNSHIP  
DUPLIN COUNTY, NC

Address: 111 Boxwood Court, Wallace, NC 28466



**INTRACOASTAL LAND SURVEYING, PLLC**

P.O. Box 12050  
Wilmington, NC 28405

chris@intracoastallandsurveying.com  
NC Firm # P-2342  
910-769-0009

© 2025 INTRACOASTAL LAND SURVEYING, PLLC

**PRELIMINARY  
NOT FOR REAL ESTATE SALES  
OR CONVEYANCE**