

VICINITY MAP
Not To Scale

LEGEND

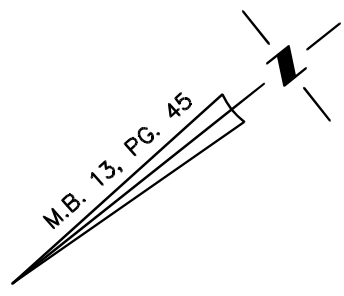
- E.I.P. EXISTING IRON PIN
- E.C.M. EXISTING CONCRETE MONUMENT
- S.I.P. SET IRON PIN
- F.P.E. FLOOD PROTECTION ELEVATION EXCEEDS 1 INCH in 10,000'
- CLOSURE
- PROPERTY LINE
- ADJOINER PROPERTY LINE BY DEED OR PLAT

IMPERVIOUS SURFACE AREA	
DESCRIPTION	AREA
HOUSE W/ PORCH	2,016 S.F.±
DECK/PATIO/AC	18 S.F.±
DRIVEWAY & LEADWALKS	598 S.F.±
TOTAL (PROPOSED)=	2,632 S.F.±
LOT AREA =	12,561 S.F.±

DRIVEWAY WITHIN R/W = 369 S.F.±
 LANDSCAPE WITHIN R/W = 1,203 S.F.±
 EST. SOD AREA = 9,929 S.F.±
 TOTAL PROPOSED BUA = 3,001 S.F.±

CURVE	RADIUS	LENGTH	CHORD	BEARING
C1	663.96'	54.94'	54.92'	S 40°49'47" W
C2	513.96'	42.50'	42.52'	S 40°49'48" W

168



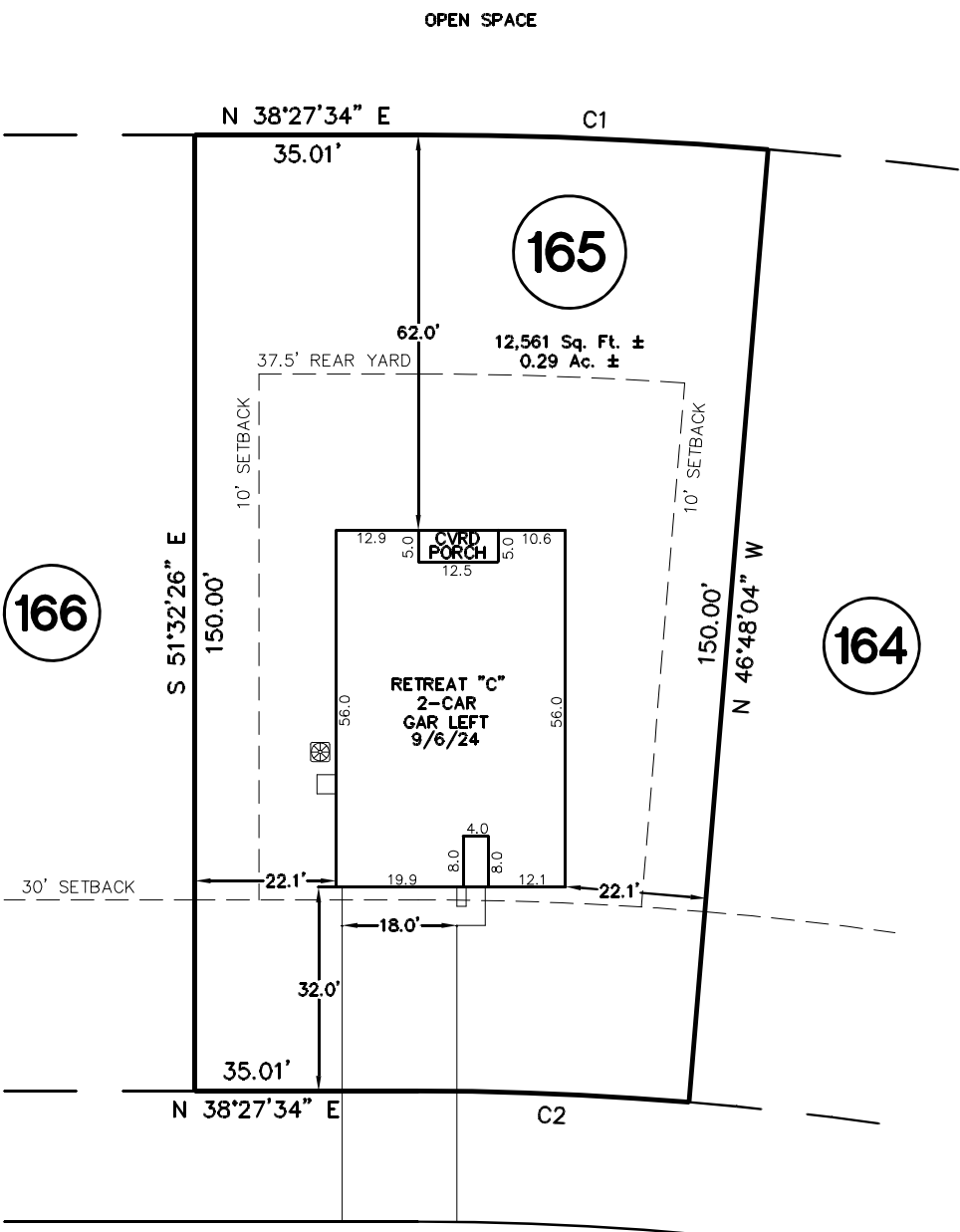
NOTE: PER BUILDER EMAIL 2/20/25 9:25AM, THIS COMMUNITY DOES NOT HAVE OR REQUIRE A STORMWATER PLAN. THEY ARE INDIVIDUAL SCATTERED LOTS THAT ARE ZONED THROUGH THE COMMUNITY POA TO CRAVEN COUNTY. TO BE VERIFIED BY BUILDER PRIOR TO CONSTRUCTION.

*NOTE: AT TIME OF DRAWING, CONSTRUCTION PLANS NOT AVAILABLE. R/W LINES SHOWN ASSUMED. TO BE FINALIZED WITH ANY APPLICABLE SIDEWALKS AND R/W LINES UPON RECEIPT IF NECESSARY.

NOTE: SETBACKS SHOWN PROVIDED BY BUILDER. RLA ASSOCIATES IS IN NO WAY RESPONSIBLE IF SETBACKS SHOWN ARE INCORRECT AND LAYOUT SHOWN NOT APPROVED FOR CONSTRUCTION

NOTE: ALL LOTS ARE SUBJECT TO A 15' DRAINAGE AND UTILITY EASEMENT ON EACH SIDE LINE.

NOTE: RADIUS OF ALL CURVES MISSING FROM RECORD PLAT. RADIUS SHOWN USING CENTERLINE RADIUS OFFSET TO LOT. TO BE VERIFIED PRIOR TO CONSTRUCTION



#905 RED SAIL RD.

(60' R/W)

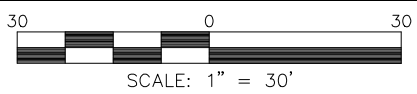
FLOOD NOTE:
THIS PROPERTY APPEARS TO BE LOCATED IN FLOOD ZONE AE AS SHOWN ON FEMA F.I.R.M. #3720640800K DATED 6/19/2020.

- NOTE:
- BUILDER ASSUMES RESPONSIBILITY FOR GRADING LOT AND/OR DESIGNING STEPS, PORCHES, DECKS, ETC. AS NECESSARY TO PREVENT ENCROACHMENT INTO SETBACKS.
 - HOUSE DIMENSIONS AND OPTIONS SHOULD BE VERIFIED WITH CONTRACTOR PRIOR TO CONSTRUCTION.
 - SETBACKS/ EASEMENTS SHOULD BE VERIFIED WITH DEVELOPER AND LOCAL OFFICIALS PRIOR TO CONSTRUCTION.
 - THIS IS A CONCEPTUAL DRAWING AND CONTENTS SHOWN HEREON ARE SUBJECT TO CHANGE UPON FINAL CONSTRUCTION.
- THIS PROPERTY MAY BE SUBJECT TO ANY AND ALL APPLICABLE DEED RESTRICTIONS, EASEMENTS, RIGHT-OF-WAY, UTILITIES AND RESTRICTIVE COVENANTS WHICH MAY BE OF RECORD OR IMPLIED

N.C. C.O.A. C-3713

THIS DRAWING DOES NOT REFLECT AS-BUILT INFORMATION

PRELIMINARY PLAT
NOT FOR RECORDATION, CONVEYANCES, OR SALES.



HOUSE LOCATION PLOT PLAN

FOR

LOT 165, TABAGO, SECTION 7, PART 1

NO. 2 Township, Craven County, North Carolina

PROPERTY OF: DREAM FINDERS

MAP BOOK 13 PAGE 45 DEED REFERENCE _____

DRAWN BY: JJJ

DATE: APRIL 29, 2025

RLA ASSOCIATES, PA
 14323 OCEAN HIGHWAY, STE 4139
 PAWLEY'S ISLAND, SC 29585
 PHONE (843) 879-9091
 WWW.RLAPLS.COM