

VICINITY MAP (NTS)

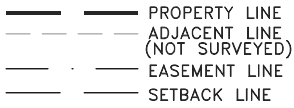
SETBACKS PER:
 ZONE R-10
 SURF CITY PLANNING

FRONT	25'
SIDE	7.5'
REAR	20'
CORNER	15'

IMPERVIOUS AREA

HOUSE	2,758 SQ.FT.
DRIVE TO R/W	451 SQ.FT.
WALK	78 SQ.FT.
TOTAL	3,287 SQ.FT

- LEGEND
- AC=AIR CONDITIONING UNIT
 - AG=ABOVE GROUND
 - BC=BACK OF CURB
 - BG=BELOW GROUND
 - CATV=CABLE TV
 - CB=CATCH BASIN
 - CVRD=COVERED
 - DW=CONC DRIVEWAY
 - EB=ELECTRIC BOX
 - EM=ELECTRIC METER
 - EOP=EDGE OF PAVEMENT
 - EP=ELECTRIC PEDESTAL
 - FH=FIREF HYDRANT
 - ICV=IRRIGATION CONTROL VALVE
 - LP=LIGHT POLE
 - MTR=METER
 - N/F=NOW OR FORMERLY
 - PO=PORCH
 - PP=POWER POLE
 - RCP=REINFORCED CONC PIPE
 - R/W=RIGHT OF WAY
 - SCO=CLEANOUT
 - SW=SIDEWALK
 - TP=TELEPHONE PEDESTAL
 - TF=TRANSFORMER
 - WM=WATER METER
 - WV=WATER VALVE
 - EIP=EXISTING IRON PIPE
 - NIP=NEW IRON PIPE
 - EIR=EXISTING IRON ROD



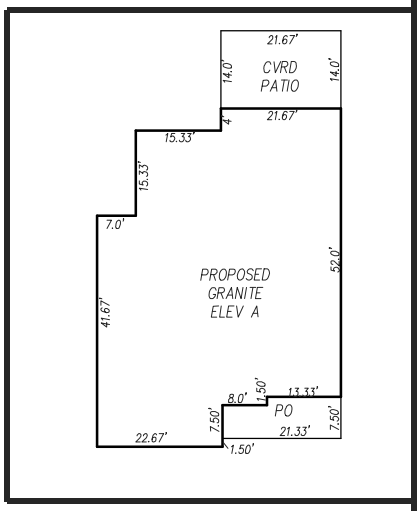
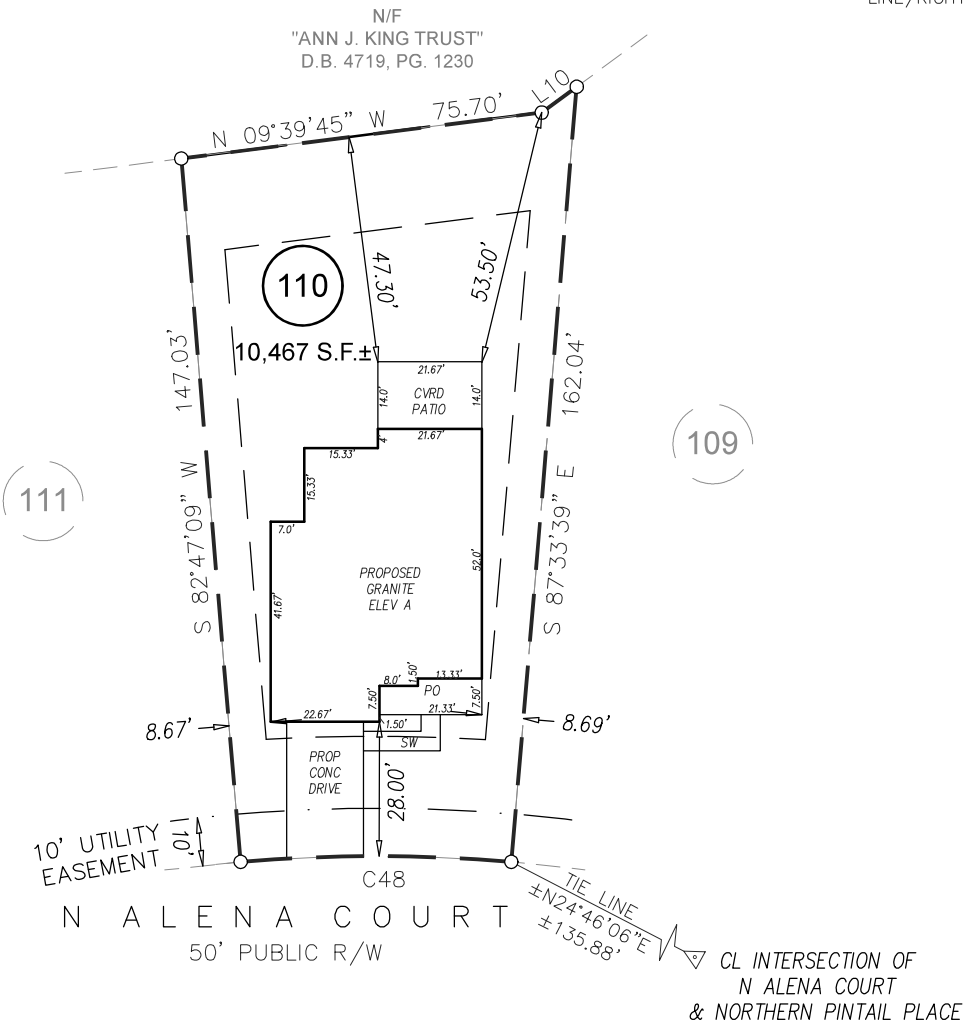
THIS EXHIBIT MAP SHOWS A NON-EXISTING PARCEL OF LAND THAT IS BASED ON AN UNRECORDED/NON CERTIFIED SUBDIVISION PLAT OF MAGNOLIA RESERVE, PHASE 7B DATED DECEMBER 12, 2023 AND DEVELOPED BY STROUD ENGINEERING, P.A. LOCATED IN WILMINGTON, NC.

THIS MAP IS ONLY INTENDED FOR THE PARTIES AND PURPOSES SHOWN. THIS MAP IS NOT FOR RECORDATION. NO TITLE REPORT PROVIDED.

THIS MAP MAY NOT BE A CERTIFIED SURVEY AND HAS NOT BEEN REVIEWED BY A LOCAL GOVERNMENT AGENCY FOR COMPLIANCE WITH ANY APPLICABLE LAND DEVELOPMENT REGULATIONS AND HAS NOT BEEN REVIEWED FOR COMPLIANCE WITH RECORDING REQUIREMENTS FOR PLATS.

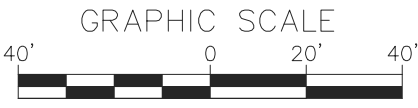
GENERAL NOTES:

- ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES MEASURED IN U.S. SURVEY FOOT UNITS UNLESS OTHERWISE NOTED.
- AREAS SHOWN HEREON WERE COMPUTED USING THE COORDINATE METHOD.
- LINE NOT SURVEYED ARE SHOWN AS DASHED LINES FROM INFORMATION REFERENCED ON THE FACE OF THIS SURVEY. NO FIELD SURVEYS WERE PERFORMED AT THIS TIME.
- PROPERTY MAY BE SUBJECT TO ANY/ALL EASEMENTS AND RESTRICTIONS OF RECORD. THIS SURVEY IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND OR DEEDED AND HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. A NORTH CAROLINA LICENSED ATTORNEY-AT-LAW SHOULD BE CONSULTED REGARDING CORRECT OWNERSHIP, WIDTH AND LOCATION OF EASEMENTS, AND OTHER TITLE QUESTIONS REVEALED BY TITLE EXAMINATION.
- THIS PARCEL IS NOT LOCATED WITHIN A FLOOD HAZARD ZONE AS INDICATED ON CID NO. 370186 PANEL 4225, SUFFIX J PENDER COUNTY WITH AN EFFECTIVE DATE OF 02/16/2007.
- DRIVEWAY IMPERVIOUS CALCULATION SHOWN HEREON CALCULATED TO THE FRONT PROPERTY LINE/RIGHT-OF-WAY.



HOUSE INSET (NTS)

LINE	LINE BEARING	LINE LENGTH			
L10	S 38°45'00" E	9.06'			
CURVE	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH	DELTA
C48	335.00'	56.44'	S 02°23'15" E	56.37'	9°39'12"



1 inch = 40 ft.

PRELIMINARY PLOT PLAN

PROJECT:	MB-134
DRAWN BY:	AMA
SURVEYED BY:	N/A
SCALE:	1"=40'
FIELD WORK:	N/A
DWG DATE:	11-01-2024

FOR
AMERICAN HOMESMITH
 NORTH ALENA COURT
 LOT 110 MAGNOLIA RESERVE SUBDIVISION PH 7B
 SURF CITY TWP., PENDER CO., NC
 D.B. 4814, PG. 1998

ECLS
GLOBAL, INC.
 U.S. VETERAN-OWNED
 350 HILTON ROAD
 MYRTLE BEACH, SC
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 NC LICENSE NUMBER: C-4175