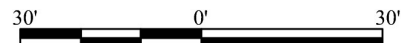


ADDRESS: 1217 BLUE FINCH LANE

AREA: 14,082 S.F. ~ 0.32 ACRES

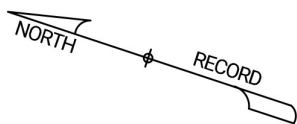
PLAT NO. 222960



GRAPHIC SCALE: 1" = 30'

Curve	Radius	Length	Chord	Chord Bearing
C1	85.00'	46.96'	46.36'	N 17° 53'06" W

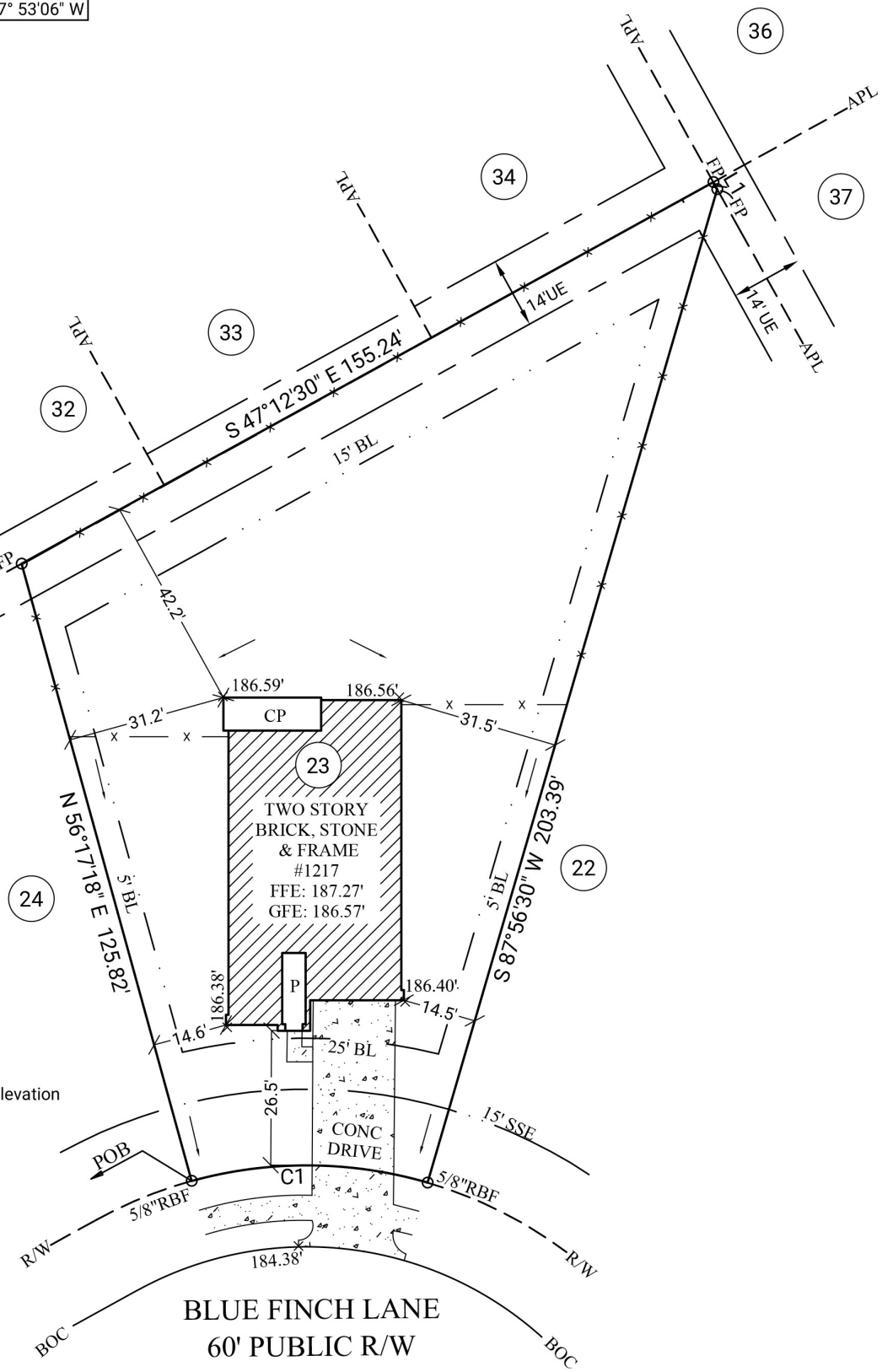
Line	Bearing	Distance
L1	S 42°38'14" W	1.61'



POB
259.21' ALONG THE
R/W TO THE 60' R/W
OF WATERSIDE TRACE

LEGEND

- BL Building Line
- BOC Back of Curb
- R/W Right of Way
- N/F Now or Formerly
- UE Utility Easement
- DE Drainage Easement
- SSE Sanitary Sewer Easement
- WLE Water Line Easement
- STMSE Storm Sewer Easement
- PROP Proposed
- MFE Minimum Finished Floor Elevation
- FFE Finished Floor Elevation
- GFE Garage Floor Elevation
- P Porch
- CP Covered Patio
- PAT Patio
- S Stoop
- CONC Concrete
- X- Fence
- TOF Top of Forms
- RBF Rebar Found
- RBS Rebar Set
- POB Point Of Beginning
- FP Fence Post
- APL Approximate Property Line



BLUE FINCH LANE
60' PUBLIC R/W

NOTE: COMMON PRIVACY FENCE CONSTRUCTED BY BUILDER.

GENERAL NOTES: This property is subject to additional easements or restrictions of record. Carter & Clark Surveyors is unable to warrant the accuracy of boundary information, structures, easements, and buffers that are illustrated on the subdivision plat. Utility easement has not been field verified by surveyor. contact utility contractor for location prior to construction (if applicable). This plat is for exclusive use by client. Use by third parties is at their own risk. Dimensions from house to property lines should not be used to establish fences. This plat has been calculated for closure and is found to be accurate within one foot in 10,000+ feet. The field data upon which this plat is based has a closure precision of one foot in 10,000+ feet and an angular error of 7 seconds per angle point and was adjusted using the compass rule. Equipment used: Leica TS13 Robotic Total Station.