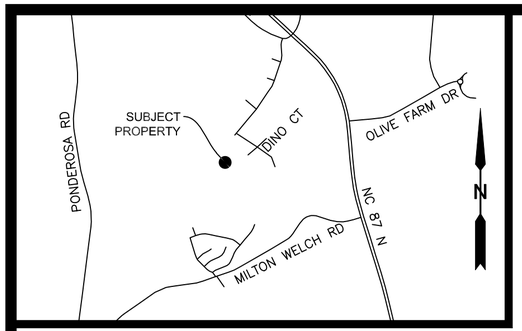
PRELIMINARY PLAT
NOT FOR RECORDATION
CONVEYANCES OR SALES



VICINITY MAP(NTS)

I, RON A. VANDERHOOF, HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; (DEED DESCRIPTION RECORDED IN BOOK 2576, PAGE 771,) THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED BY DASHED LINES, DRAWN FROM INFORMATION REFERENCED ON THE FACE OF THIS PLAT; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED EXCEEDS 1:10,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THE 28TH DAY OF OCTOBER IN THE YEAR OF OUR LORD 2026.

I FURTHER CERTIFY TO THE FOLLOWING:

I FURTHER CERTIFY THIS SURVEY IS OF THE FOLLOWING TYPE: G.S. 47-30 (F)(11)(D). THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXEMPTION OR EXCEPTION TO THE DEFINITION OF SUBDIVISION.

THAT THE GLOBAL NAVIGATION SATELLITE SYSTEM (GNSS) WAS USED TO PERFORM A PORTION OF THIS SURVEY AND THE FOLLOWING INFORMATION WAS USED:

CLASS OF SURVEY: CLASS A
POSITIONAL ACCURACY: 0.05'
TYPE OF GPS FIELD PROCEDURE: RTK
DATES OF SURVEY: 10/19/2026
DATUM/EPOCH: NAD83(2011)
PUBLISHED/FIXED-CONTROL USED: VRS
GEOID MODEL: CONTINENTAL US_NGS2018
COMBINED GRID FACTOR: 0.999864890542
UNITS OF MEASURE: US SURVEY FEET

NORTH CAROLINA PROFESSIONAL L-4199 PRELIMINARY PLAT NOT FOR RECORDATION SURVEYOR RON A. VANDERHOOF

PROFESSIONAL LAND SURVEYOR L-4199

GENERAL NOTES

1. THIS IS A SURVEY OF AN EXISTING PARCEL(S) OF LAND. THIS IS A RECOMBINATION PLAT.
2. BEARINGS FOR THIS SURVEY ARE BASED ON NORTH CAROLINA STATE PLANE COORDINATE SYSTEM (NCSPSCS) NAD83/2011 BASED ON VRS REAL TIME KINEMATIC OBSERVATIONS.
3. ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES, UNLESS OTHERWISE NOTED.
4. AREA BY COORDINATE GEOMETRY.
5. SITE ADDRESS: 100 DINO CT, SANFORD NC 27332
6. FLOOD NOTE: THIS SITE IS LOCATED IN ZONE 'X', MINIMAL FLOOD RISK & ZONE 'AE', HIGH RISK, FLOOD HAZARD AREA OR FUTURE CONDITIONS FLOOD HAZARD AREAS, AS SHOWN ON:
   FIRM PANEL: 3710956600j
   EFFECTIVE DATE: 10/03/2006
7. ADJOINER INFORMATION SHOWN PER HARNETT COUNTY GIS AS OF OCTOBER 26TH, 2026.
8. STREAMS AND WETLANDS: WETLANDS, JURISDICTIONAL WATERS OR OTHER CONDITIONS WHICH MAY BE REGULATED BY FEDERAL, STATE, OR LOCAL AGENCIES WERE NOT INVESTIGATED AS PART OF THIS SURVEY. WETLAND OR RIPARIAN BUFFERS MAY AFFECT THE SUBJECT PROPERTY AND ARE NOT SHOWN HEREON.

HARNETT COUNTY CERTIFICATION OF APPROVAL:

I HEREBY CERTIFY THAT THE PROPERTY SHOWN HEREON IS EXEMPT FROM THE HARNETT CO. SUBDIVISION REGULATION AND IS APPROVED FOR RECORDING IN THE REGISTER OF DEEDS.

DATE PLANNING DIRECTOR

CERTIFICATION OF OWNERSHIP AND DEDICATION:

I (We) hereby certify that I am (we are) the owner(s) of the property shown and described herein, and that I (we) hereby adopt this plat with my (our) free consent, and dedicate all rights-of-way, streets, alleys, walks, easements, parks, and other open spaces to public or private use as noted.

Date OWNER / AGENT

LEGEND

- FOUND MONUMENT AS NOTED
- SET REBAR
- CALCULATED PROPERTY CORNER
- SUBJECT PROPERTY LINE
- UNSURVEYED PROPERTY LINE
- OLD LOT LINE
- RIGHT-OF-WAY (R/W)
- EASEMENT LINE
- TIE LINE

R/W	RIGHT OF WAY	N/F	NOW OR FORMERLY
D.B.	DEED BOOK	FIP	FOUND IRON PIPE
P.B.	PLAT BOOK	SRB	SET REBAR
M.B.L.	MINIMUM BUILDING LINE	####	STREET ADDRESS

REVIEW OFFICER

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

I, _____, REVIEW OFFICER OF

HARNETT COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS THE STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER DATE

NC GRID NAD 83(2011)

ZONING

ZONING NOTES ARE BASED ON HARNETT COUNTY UDO AND HAVE NOT BEEN CONFIRMED WITH HARNETT COUNTY . SURVEYOR RECOMMENDS CONFIRMING SETBACKS ARE ACCURATE WITH CITY PLANNING BEFORE ANY POTENTIAL DEVELOPMENT.

ZONE RA-20M

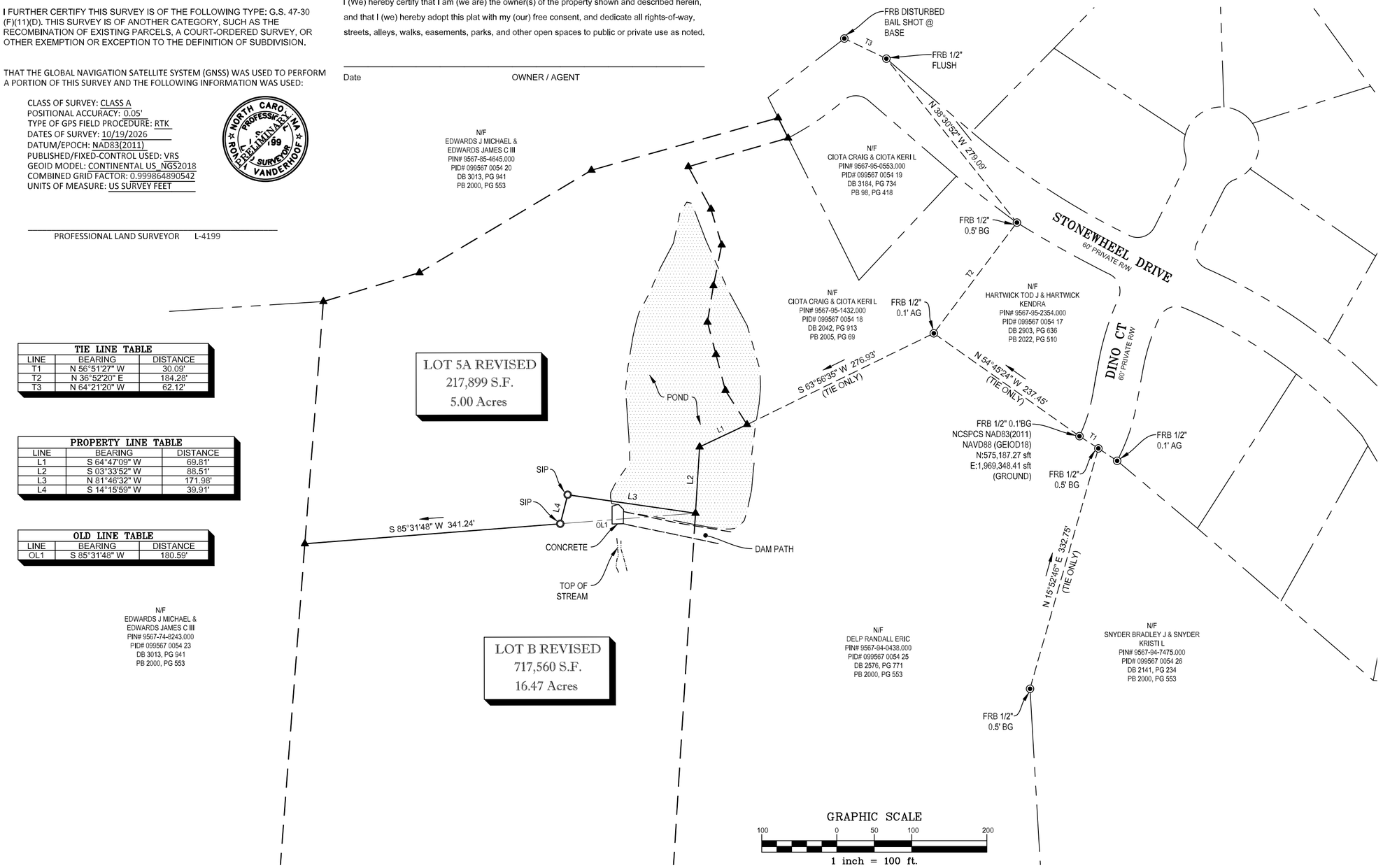
MIN. LOT AREA	20,000 SF
MIN. LOT WIDTH	80'
MIN. FRONT SETBACK	35'
MIN. SIDE SETBACK	10'
MIN. REAR SETBACK	25'
MAX. BUILDING HEIGHT	35'

ZONE CONS

MIN. LOT AREA	30,000 SF
MIN. LOT WIDTH	100'
MIN. FRONT SETBACK	35'
MIN. SIDE SETBACK	10'
MIN. REAR SETBACK	25'
MAX. BUILDING HEIGHT	35'

REFERENCES

DB 2576, PG 771; DB 2042, PG 913;
DB 3013, PG 941; DB 2141, PG 234;
DB 2093, PG 636; DB 4035, PG 349;
PB 28, PG 94; PB 98, PG 418;
PB 2000, PG 553; PB 2004, PG 829;
PB 2005, PG 69; PB 2020, PG 158;
PB 2022, PG 510;



TIE LINE TABLE		
LINE	BEARING	DISTANCE
T1	N 56°51'27" W	30.09'
T2	N 36°52'20" E	184.28'
T3	N 64°21'20" W	62.12'

PROPERTY LINE TABLE		
LINE	BEARING	DISTANCE
L1	S 64°47'09" W	69.81'
L2	S 03°33'52" W	88.51'
L3	N 81°46'32" W	171.98'
L4	S 14°15'59" W	39.91'

OLD LINE TABLE		
LINE	BEARING	DISTANCE
OL1	S 85°31'48" W	180.59'

VANDERHOOF SURVEYING PLLC

117 S Market St. | Benson, NC 27504
919.701.1271 | Firm Number P-2650
www.vanderhoofsurveying.com

PROJECT NAME

RECOMBINATION PLAT FOR 100 DINO CT, SANFORD, NC

PIN - 9567-94-0438.000
PID - 099567 0054 25

TOWN OR CITY:
TOWNSHIP: BARBECUE
COUNTY: HARNETT
STATE: NORTH CAROLINA

ZONING: RA-20M

OWNER INFORMATION:

DELP RANDALL ERIC

ADDRESS:
PO BOX 275
OLIVIA, NC 28368

PROJECT INFORMATION

SURVEYED BY:	CB, TP
DRAWN BY:	SAV
CHECKED BY:	RAV
PROJECT NUMBER	2252226.00

DRAWING SCALE

HORIZONTAL: 1"=100'

DATE

OCTOBER 26TH, 2026

SHEET NUMBER

1 OF 1