

SITE DATA	
TOTAL SITE AREA	143.59 ACRES
CURRENT ZONING	RA-40
CURRENT USE	VACANT
PLATS	9775-97-4122 A PORTION OF 9775-87-9938 A PORTION OF 9785-08-3525
WATERSHED	WS-IV
FLOOD MAPS	N.A. (NO FLOOD ZONE ON SITE)

NOTES:
 1. TOPOGRAPHY GENERATED FROM LIDAR INFORMATION OBTAINED FROM THE NORTH CAROLINA FLOODPLAIN MAPPING PROGRAM.
 2. BOUNDARY INFORMATION WAS OBTAINED BY THE JOHN R. MCADAMS COMPANY, INC.
 3. THE PROPERTY OWNERS ARE:
 1) LYSTRA GARDENS LLC
 PO BOX 12065 (C/O PETER J SARDA)
 RALEIGH, NC 27605
 2) HALLMAN, SHANNON P & JUDITH H
 876 LYSTRA RD
 CHAPEL HILL, NC 27514
 3) DURHAM, LEONA, LIFE ESTATE
 1304 LYSTRA ROAD
 CHAPEL HILL, NC 27514

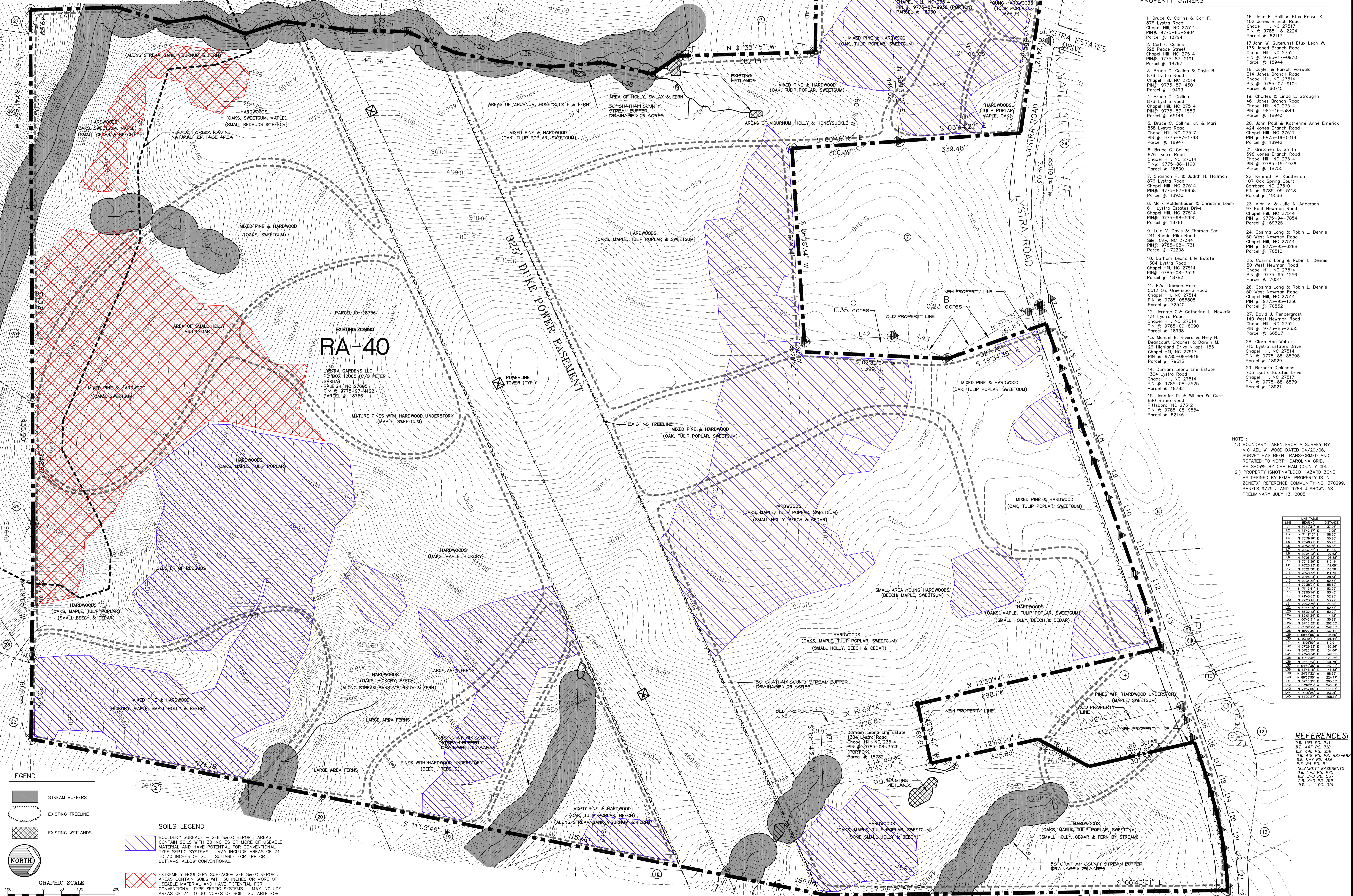
ADJACENT PROPERTY OWNERS

- Bruce C. Collins & Carl F. 876 Lystra Road Chapel Hill, NC 27514 PIN #: 9785-18-2224 Parcel #: 62117
- Carl F. Collins 328 Peace Street Chapel Hill, NC 27514 PIN #: 9775-87-1991 Parcel #: 18797
- Bruce C. Collins & Gayle B. 876 Lystra Road Chapel Hill, NC 27514 PIN #: 9775-87-4501 Parcel #: 19493
- Bruce C. Collins 876 Lystra Road Chapel Hill, NC 27514 PIN #: 985-16-5849 Parcel #: 65146
- Bruce C. Collins, Jr. & Mari 876 Lystra Road Chapel Hill, NC 27517 PIN #: 1873-16-1768 Parcel #: 18947
- Bruce C. Collins 876 Lystra Road Chapel Hill, NC 27514 PIN #: 9785-15-1936 Parcel #: 18765
- Shannon P. & Judith H. Hallman 876 Lystra Road Chapel Hill, NC 27514 PIN #: 9775-87-9938 Parcel #: 18930
- Mark Moldenhauer & Christine Loehr 617 East Newborn Road Chapel Hill, NC 27514 PIN #: 9775-08-5990 Parcel #: 72208
- Durham Leona Life Estate 1304 Lystra Road Chapel Hill, NC 27514 PIN #: 9775-08-3525 Parcel #: 18782
- E.W. Dawson Heirs 612 Old Greensboro Road Chapel Hill, NC 27514 PIN #: 9785-085808 Parcel #: 72540
- Jerome C. & Catherine L. Newrick 121 Lystra Road Chapel Hill, NC 27514 PIN #: 9785-09-8090 Parcel #: 18938
- Manuel E. Rivera & Nery N. Beancourt Ordonez & Darwin M. 28 Highland Drive N. apt. 185 Chapel Hill, NC 27517 PIN #: 9775-08-9919 Parcel #: 79313
- Durham Leona Life Estate 705 Lystra Estates Drive Chapel Hill, NC 27517 PIN #: 9785-08-3525 Parcel #: 18921
- Jennifer D. & William W. Cure 880 Buteo Road Pittsboro, NC 27312 PIN #: 9785-08-9584 Parcel #: 62146
- John E. Phillips Etux Robyn S. 102 Jones Branch Road Chapel Hill, NC 27514 PIN #: 9785-18-2224 Parcel #: 62117
- John W. Guterant Etux Leah W. 136 Jonad Branch Road Chapel Hill, NC 27514 PIN #: 9785-17-0970 Parcel #: 18944
- Cuyler & Farrah Vonwald 314 Jones Branch Road Chapel Hill, NC 27514 PIN #: 9785-07-9104 Parcel #: 60715
- Charles & Linda L. Straughn 461 Jones Branch Road Chapel Hill, NC 27514 PIN #: 985-16-5849 Parcel #: 65146
- John Paul & Katherine Anne Emerick 424 Jones Branch Road Chapel Hill, NC 27517 PIN #: 1873-16-1768 Parcel #: 18945
- Gretchen D. Smith 588 Jones Branch Road Chapel Hill, NC 27514 PIN #: 9785-15-1936 Parcel #: 18765
- Kenneth M. Kastleman 107 Oak Spring Court Cornsboro, NC 27514 PIN #: 9785-05-5118 Parcel #: 19566
- Alan V. & Julie A. Anderson 97 East Newborn Road Chapel Hill, NC 27514 PIN #: 9775-04-7854 Parcel #: 69725
- Cosima Long & Robin L. Dennis 50 West Newborn Road Chapel Hill, NC 27514 PIN #: 9775-08-6288 Parcel #: 70510
- Cosima Long & Robin L. Dennis 50 West Newborn Road Chapel Hill, NC 27514 PIN #: 9775-08-1256 Parcel #: 70511
- Cosima Long & Robin L. Dennis 50 West Newborn Road Chapel Hill, NC 27514 PIN #: 9775-08-1256 Parcel #: 70552
- David J. Pendergrast 140 West Newborn Road Chapel Hill, NC 27514 PIN #: 9775-05-2335 Parcel #: 66567
- Clara Row Walters 710 Lystra Estates Drive Chapel Hill, NC 27514 PIN #: 9775-08-9919 Parcel #: 79313
- Barbara Dickinson 705 Lystra Estates Drive Chapel Hill, NC 27517 PIN #: 9775-08-8579 Parcel #: 18921

NOTE:
 1.) BOUNDARY TAKEN FROM A SURVEY BY MICHAEL W. WOOD DATED 04/29/06. SURVEY HAS BEEN TRANSFORMED AND ROTATED TO NORTH CAROLINA GRID, AS SHOWN BY CHATHAM COUNTY GIS.
 2.) PROPERTY IS NOT IN A FLOOD HAZARD ZONE AS DEFINED BY FEMA. PROPERTY IS IN "ZONE X" REFERENCE COMMUNITY NO. 370299. PANELS 9775 J AND 9784 J SHOWN AS PRELIMINARY JULY 13, 2005.

LINE	BEARING	DISTANCE
L1	N 27°42'20" E	17.00
L2	N 27°42'20" E	68.80
L3	N 27°42'20" E	68.80
L4	N 27°42'20" E	68.80
L5	N 27°42'20" E	68.80
L6	N 27°42'20" E	68.80
L7	N 27°42'20" E	68.80
L8	N 27°42'20" E	68.80
L9	N 27°42'20" E	68.80
L10	N 27°42'20" E	68.80
L11	N 27°42'20" E	68.80
L12	N 27°42'20" E	68.80
L13	N 27°42'20" E	68.80
L14	N 27°42'20" E	68.80
L15	N 27°42'20" E	68.80
L16	N 27°42'20" E	68.80
L17	N 27°42'20" E	68.80
L18	N 27°42'20" E	68.80
L19	N 27°42'20" E	68.80
L20	N 27°42'20" E	68.80
L21	N 27°42'20" E	68.80
L22	N 27°42'20" E	68.80
L23	N 27°42'20" E	68.80
L24	N 27°42'20" E	68.80
L25	N 27°42'20" E	68.80
L26	N 27°42'20" E	68.80
L27	N 27°42'20" E	68.80
L28	N 27°42'20" E	68.80
L29	N 27°42'20" E	68.80
L30	N 27°42'20" E	68.80
L31	N 27°42'20" E	68.80
L32	N 27°42'20" E	68.80
L33	N 27°42'20" E	68.80
L34	N 27°42'20" E	68.80
L35	N 27°42'20" E	68.80
L36	N 27°42'20" E	68.80
L37	N 27°42'20" E	68.80
L38	N 27°42'20" E	68.80
L39	N 27°42'20" E	68.80
L40	N 27°42'20" E	68.80
L41	N 27°42'20" E	68.80
L42	N 27°42'20" E	68.80
L43	N 27°42'20" E	68.80
L44	N 27°42'20" E	68.80
L45	N 27°42'20" E	68.80
L46	N 27°42'20" E	68.80
L47	N 27°42'20" E	68.80
L48	N 27°42'20" E	68.80
L49	N 27°42'20" E	68.80
L50	N 27°42'20" E	68.80

REFERENCES:
 D.B. 1151 PG. 641
 D.B. 449 PG. 258
 D.B. 449 PG. 258
 D.B. K-7 PG. 466
 D.B. 84 PG. 91
 "BLANKET" EASEMENTS:
 D.B. L-1 PG. 577
 D.B. K-5 PG. 512
 D.B. 84 PG. 91



LEGEND

- STREAM BUFFERS
- EXISTING TREELINE
- EXISTING WETLANDS

SOILS LEGEND

- BOULDER SURFACE - SEE S&C REPORT. AREAS CONTAIN SOILS WITH 30 INCHES OR MORE OF USABLE MATERIAL AND HAVE POTENTIAL FOR CONVENTIONAL TYPE SEPTIC SYSTEMS. MAY INCLUDE AREAS OF 24 TO 30 INCHES OF SOIL SUITABLE FOR LFP OR ULTRA-SHALLOW CONVENTIONAL.
- EXTREMELY BOULDER SURFACE - SEE S&C REPORT. AREAS CONTAIN SOILS WITH 30 INCHES OR MORE OF USABLE MATERIAL AND HAVE POTENTIAL FOR CONVENTIONAL TYPE SEPTIC SYSTEMS. MAY INCLUDE AREAS OF 24 TO 30 INCHES OF SOIL SUITABLE FOR LFP OR ULTRA-SHALLOW CONVENTIONAL. SOILS HAVE AN EXTREMELY BOULDER SURFACE, AND VARIABLE DEPTHS TO SAPROLITE AND OR OR ROCK.

GRAPHIC SCALE
 1 inch = 100 ft.

NOTES:
 1. SOIL SUITABILITY PROVIDED BY S&C.
 2. STREAM LOCATION PERFORMED BY S&C.

THE JOHN R. MCADAMS COMPANY, INC.
 ENGINEERS/PLANNERS/SURVEYORS
 RESEARCH TRIANGLE PARK, NC
 P.O. BOX 14005 ZIP 27709-4005
 (919) 361-5000

REVISIONS:

DEVELOPER:
 LANDMARK HOMES OF PINEHURST
 PO BOX 734
 WEST END, NORTH CAROLINA 27376

PROJECT NO. SPEC-05280
FILENAME: SPEC05280-X1
DESIGNED BY: PGL/BO
DRAWN BY: JA
SCALE: 1"=100'
DATE: 10/30/06
SHEET NO. C-1

EXISTING CONDITIONS