

**LEGEND**

TCE = TEMPORARY CONSTRUCTION EASEMENT

UE = UTILITY EASEMENT



— e — = TCE

— UE — = UE

— R/W — = EXISTING R/W

— — = NEW R/W

— — — = DEED LINE

○ = IRON PIN FOUND

LINE	BEARING	DISTANCE
L1	S 30°50'37" E	11.98'
L2	N 57°07'01" E	22.20'
L3	N 32°52'59" W	2.00'
L4	N 57°07'01" E	22.29'
L5	N 30°20'50" W	18.74'
L6	N 25°57'46" E	7.21'

**NOTE:**

- 1) BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE BASED ON RECORDED MAP OR DEED INFORMATION.
- 2) TOTAL AREA: 42,833 S.F., 0.983 AC.
- 3) AREA IN TCE: 4,957 S.F., 0.114 AC.
- 4) AREA IN UE: 44 S.F., 0.001 AC.
- 5) FEE SIMPLE OUTSIDE EXISTING R/W: 1,835 S.F., 0.042 AC.
- 6) FEE SIMPLE INSIDE EXISTING R/W: 3,602 S.F., 0.083 AC.
- 7) FEE AREA REMAINING: 37,396 S.F., 0.858 AC.

**ATKINS**

Plans Prepared By:  
5200 77 CENTER DRIVE, SUITE 500  
CHARLOTTE, NORTH CAROLINA 28217  
(704) 522-7275 NCCOA: F-0326

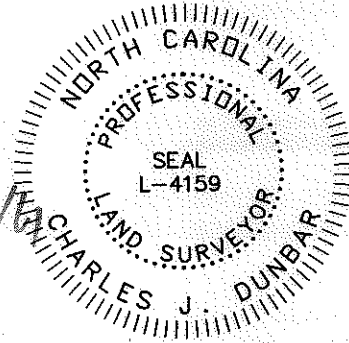
CHARLES J. DUNBAR NC PLS L-4159  
DUNBAR GEOMATICS GROUP, PLLC  
P.O. BOX 3053  
HUNTERVILLE, NC 28070-3053  
NC LIC. NO. P-0865



TAX ID# 037-112-04  
DEWEY W. CRAIG, III AND WIFE  
CAROLYN H. CRAIG  
DB 4838/PG 744  
5233 BEATTIES FORD ROAD

I, CHARLES J. DUNBAR, CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION AND THAT THIS PLAT WAS PREPARED FOR THE PURPOSE OF EASEMENTS ONLY, AND IS NOT INTENDED TO BE A BOUNDARY SURVEY OF PROPERTY SHOWN.

DATE 9/27/11



TAX ID# 037-112-06  
KAPPAS OF CHARLOTTE, INC.  
DB 5307/PG 928  
TRACTS 1 & 2  
5401 & 5409 BEATTIES FORD ROAD



N 58°20'03" E 338.10' TOTAL  
255.72'



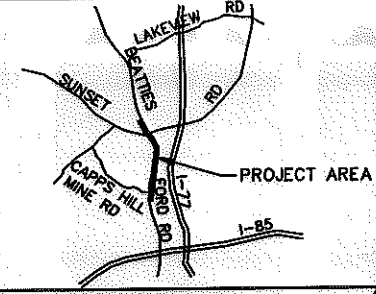
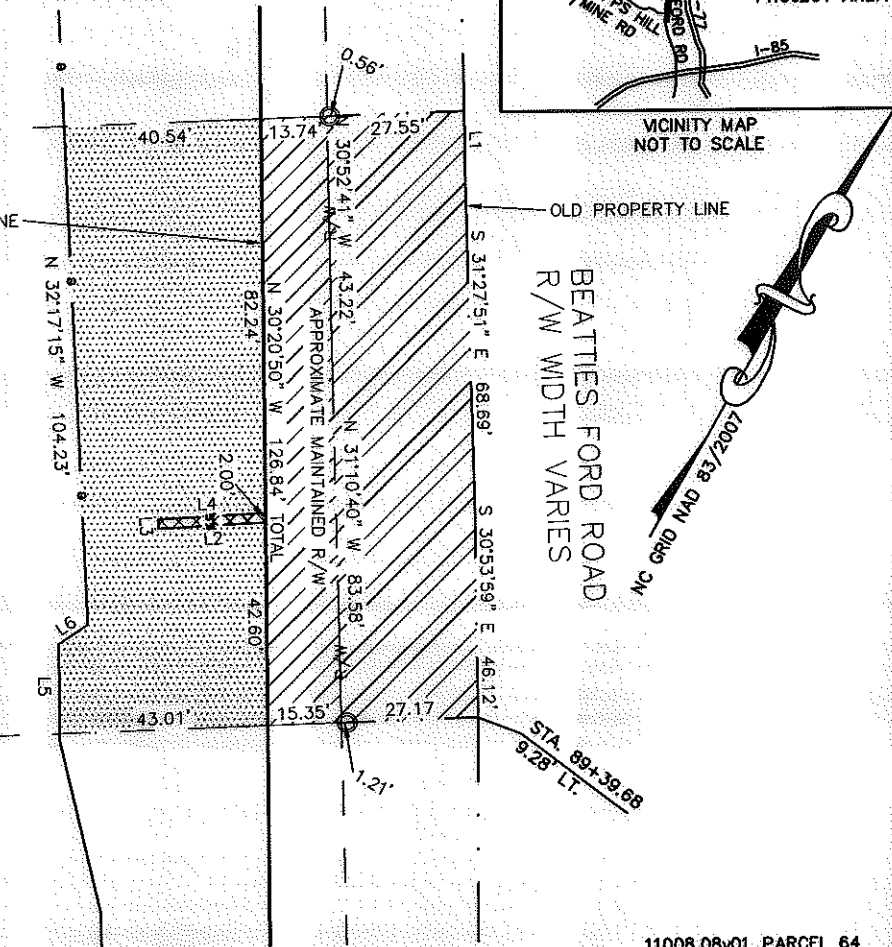
TAX ID# 037-112-05  
KAPPAS OF CHARLOTTE, INC.  
DB 18696/PG 753  
5309 BEATTIES FORD ROAD

250.27' S 58°18'32" W 337.01' TOTAL

I, REVIEW OFFICER OF MECKLENBURG COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS OF NORTH CAROLINA GENERAL STATUTES FOR RECORDING.

REVIEW OFFICER

DATE



VICINITY MAP NOT TO SCALE

BEATTIES FORD ROAD  
R/W WIDTH VARIES

2007/08 QAD 83/2007  
NC GRID 3M

STA. 89+39.68  
9.28 LT.

11008.08v01\_PARCEL 64

**CHARLOTTE**  
ENGINEERING DEPARTMENT

REVISIONS	BEATTIES FORD ROAD WIDENING PROJECT	JOB NO. 512-03-013
0' SCALE 1" = 40' 40'	PROPERTY ACQUISITION OWNER: KAPPAS OF CHARLOTTE, INC. CHARLOTTE, MECKLENBURG CO., NC	FILE NO. PARCEL 64
DRAWN BY: SLB	DATE: 9/27/11	CHECKED BY: CJD
		SURVEY SUPVR.: RGG
		SHEET 1 OF 1