

LEGEND

TCE = TEMPORARY CONSTRUCTION EASEMENT



= TCE



= FEE SIMPLE OUTSIDE EXISTING R/W

○ = TCE

--- R/W --- = EXISTING R/W

— R/W — = NEW R/W

○ = IRON PIN FOUND

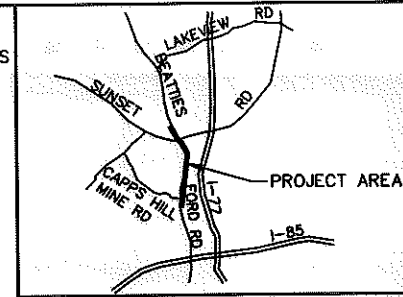
I, _____ REVIEW OFFICER OF MECKLENBURG COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS OF NORTH CAROLINA GENERAL STATUTES FOR RECORDING.

REVIEW OFFICER

DATE



TAX ID # 037-371-10
FRANCES O. RILEY
D.B. 1229, PG. 193
D.B. 1088, PG. 190
5508 BEATTIES FORD ROAD



VICINITY MAP
NOT TO SCALE

TAX ID# 037-371-12
AVH ONE, LLC
DB 16360/PG 576
5432 BEATTIES FORD ROAD



(N 61°30'30" E 644.97')
N 58°33'45" E 640.07' TOTAL
582.94'

TAX ID# 037-371-13
AVH ONE, LLC
DB 13321/PG 753
5416 BEATTIES FORD ROAD

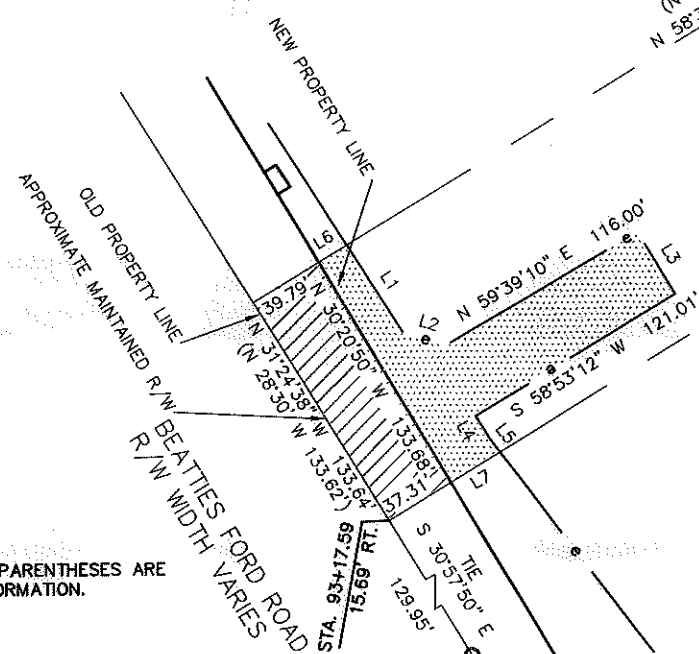


572.78'
S 58°35'22" W 640.15' TOTAL
(S 61°32'07" W 645.32')

TAX ID# 037-371-14
DELTA'S OF CHARLOTTE, INC.
DB 11791/PG 599
5408 BEATTIES FORD ROAD



LINE	BEARING	DISTANCE
L1	S 32°06'34" E	54.32'
L2	S 71°46'15" E	22.67'
L3	S 30°20'50" E	38.00'
L4	S 30°20'50" E	13.38'
L5	S 36°53'05" E	9.22'
L6	N 58°33'45" E	17.33'
L7	N 58°35'22" E	30.05'



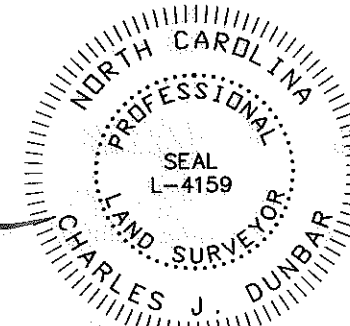
NOTE:

- 1) BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE BASED ON RECORDED MAP OR DEED INFORMATION.
- 2) TOTAL AREA: 85,640 S.F., 1.966 AC.
- 3) AREA IN TCE: 7,945 S.F., 0.182 AC.
- 4) FEE SIMPLE OUTSIDE EXISTING R/W: 5,152 S.F., 0.118 AC.
- 5) FEE AREA REMAINING: 80,488 S.F., 1.848 AC.

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.

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

DATE



11008.08v04_PARCEL 69



CHARLOTTE
ENGINEERING DEPARTMENT

<p>REVISIONS</p> <p>11/14/11: REVISED TCE 10/25/12: REVISED TCE 11/08/12: CORRECTED LINETYPE ON TCE</p>		<p>BEATTIES FORD ROAD WIDENING PROJECT</p>	JOB NO. 512-03-013
<p>SCALE 1" = 100'</p> <p>DRAWN BY: SLB</p>			FILE NO. PARCEL 69
<p>DATE: 9/27/11</p>		<p>PROPERTY ACQUISITION OWNER: AVH ONE, LLC CHARLOTTE, MECKLENBURG CO., NC</p>	SHEET 1
<p>CHECKED BY: CJD</p>		<p>SURVEY SUPVR.: RGG</p>	OF 1

ATKINS

Plans Prepared By:

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

ACQUISITION BY DB 28532 PG 375

NC GRID NAD 83/2007