AREA TOTALS

Total Parcel Area	7,979 SF
Total Proposed Esmt. Area	2,685 SF
Sidewalk Utility Easement Total	1,460 SF
Temporary Construction Easement Total	1,225 SF
Total Parcel Area Remaining	7,979 SF

SUE & TCE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	2024.50'	63.83'	63.82'	N 28°53'54" E	1°48'23"	31.92'

SUE & TCE

LINE	BEARING	DISTANCE
L1	S 59°48'28" E	8.18'
L2	S 59°48'28" E	7.00'
L3	S 29°45'44" W	58.92'
L4	S 40°55'53" E	14.90'
L5	S 29°20'15" W	13.29'
L6	N 69°41'43" W	14.18'
L7	S 29°47'12" W	52.87'
L8	S 31°37'09" E	17.80'
L9	S 30°17'18" W	9.26'
L10	N 59°51'46" W	3.00'
L11	N 59°48'28" W	27.18'
L12	N 32°19'26" W	20.42'
L13	N 29°48'05" E	53.52'
L14	N 27°59'42" E	23.27'

LOCATION MAP
NOT TO SCALE

LEGEND

Temporary Construction Easement ... —— e ——
Sidewalk Utility Easement.................... —SUE—
Sidewalk Utility Easement................
Temporary Construction Easement ...
Right-of-Way............................. ——————R/W
Existing Property Line .... —— — PL — —

BAR SCALE   1"=40'

0   20   40   80

N.C. GRID NORTH
NAD '83

Note: Property corners shown circled were located by actual field survey. Bearings are based on N.C. State Grid North. This map was prepared for the purpose of right-of-way and/or easement acquisition only, and is not intended to be a boundary survey of the property shown. This map was prepared under my supervision.

JOHN C. GIBSON
L-4818

NORTH CAROLINA
PROFESSIONAL
SEAL
L-4818
LAND SURVEYOR
JOHN C. GIBSON

KARENDALE AV
36' PUBLIC R/W
(ASPHALT)

ROGERS ST
36' PUBLIC R/W
(ASPHALT)

065-04-422
GSM INVESTMENTS, LLC
MB 332 PG 356
DB 26531 PG 379
3242 ROGERS ST

065-04-434
BETTY M YANDLE
MB 332 PG 366
DB 14471 PG 637
3238 ROGERS ST

10' ALLEY
MB 332 PG 356

N 29°00'00" E 150.01'
(N 29°30'00" E 150.00')

S 29°30'00" W 150.01'
(S 29°00'00" W 150.00')

S 59°48'28" E 53.20'
(S 60°00'00" E 53.20')
(TOTAL)

N 59°48'28" W 53.20'
(N 60°00'00" W 53.20')
(TOTAL)

LOCALIZED GRID COORDINATES
N: 548915.48
E: 1437603.89

PROJECT BASELINE TIE
STA: 25+51.03
16.77 LT

NOTE:
1) BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE BASED ON RECORDED MAP INFORMATION.

THE LOCALIZED COORDINATE SYSTEM DEVELOPED FOR THIS PROJECT IS BASED ON THE NAD 83/2001 STATE PLANE COORDINATES FOR THE NCGS MONUMENT "RESERVIOR" WITH A NORTHING OF 561,874.06, EASTING OF 1,434,680.70. THE AVERAGE COMBINED FACTOR USED ON THIS PROJECT (GROUND TO GRID) IS 0.99983851. ALL LINEAR DISTANCES ARE LOCALIZED HORIZONTAL DISTANCES.

SPECIAL NOTE:
ALL TREES AND SHRUBS IN THE EASEMENT ARE SUBJECT TO REMOVAL EXCEPT AS NOTED.

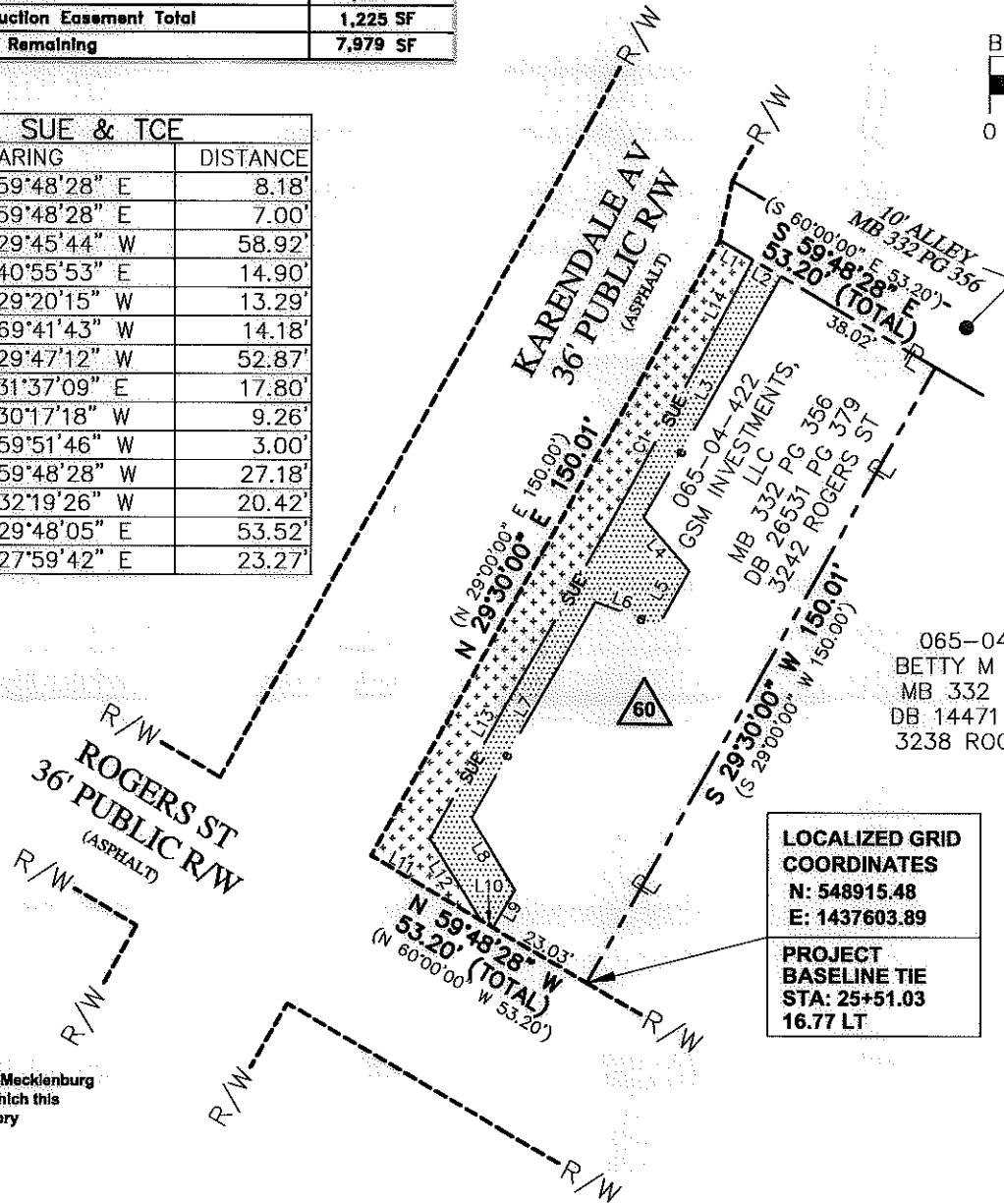STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

I, _____, Review Officer of Mecklenburg County, certify that the map or plat to which this certification is attached meets all statutory requirements for recording.

Review Officer _____ Date _____

Dewberry®

Dewberry & Davis, Inc.
LICENSE # F-0679

6135 LAKEVIEW ROAD
SUITE 400
CHARLOTTE, NC 28269-2609
PHONE: (704) 509 - 9918
FAX: (704) 509 - 9937

CHARLOTTE.
ENGINEERING & PROPERTY MANAGEMENT

512-07-034 **PROJECT NO.**	1"=40' **SCALE**	P:\30013326\CAD\Survey\ESMT-PLATS\ESMT-60.dwg **PATH**
RM **PREPARED BY**	07/2011 **DATE**	1 OF 1 **SHEET**

Project Name
Enderly Park NIP
512-07-034

Property Owner
GSM INVESTMENTS, LLC

Address
3242 ROGERS ST