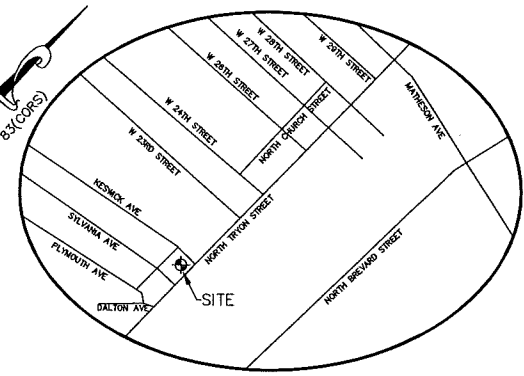


Line #	Length	Direction
L1	23.41	N49° 11' 32"E
L2	5.15	N27° 04' 20"W
L3	21.85	N49° 11' 03"E
L4	19.60	N06° 18' 54"E
L5	10.14	S43° 43' 57"E
L6	26.80	N11° 58' 39"E
L7	8.82	N11° 58' 39"E
L8	22.17	N49° 11' 03"E
L9	16.23	S43° 43' 57"E
L10	9.77	S43° 43' 57"E
L11	8.82	S40° 03' 28"E
L12	13.00	S40° 03' 28"E
L13	21.06	N49° 11' 03"E
L14	12.99	N43° 31' 25"W
L15	14.02	N43° 31' 25"W
L16	34.64	N49° 11' 03"E
L17	6.57	S44° 51' 07"E
L18	2.22	S44° 51' 07"E
L19	14.03	S44° 51' 07"E
L20	8.07	S44° 51' 07"E
L21	18.06	S44° 51' 07"E

AREA TABLE
PARCEL AREA = 62,493 SQ. FT.
FEE SIMPLE = 591 SQ. FT.
TEMPORARY CONSTRUCTION EASEMENT = 2,021 SQ. FT.
SIDEWALK & UTILITY EASEMENT = 2,652 SQ. FT.
STORM DRAINAGE EASEMENT & SIDEWALK UTILITY EASEMENT OVERLAP = 887 SQ. FT.
STORM DRAINAGE EASEMENT = 1,345 SQ. FT.
AREA REMAINING = 61,902 SQ. FT.



CHARLES EMINA  
DEED BOOK 20743, PAGE 692  
LOT 3, BLOCK 3, MB 332 PAGE 61  
TAX # 079-106-04  
108 SYLVANIA AVENUE

CHARLES EMINA  
DEED BOOK 20743, PAGE 692  
LOT 2, BLOCK 3, MB 332 PAGE 61  
TAX # 079-106-05  
104 SYLVANIA AVENUE

CITY OF CHARLOTTE  
DEED BOOK 29791, PAGE 470  
LOT 1, BLOCK 3, MB 332 PAGE 61  
TAX # 079-106-06  
100 SYLVANIA AVENUE

**20**  
RICHARD KEVIN AND GLENDA C MASSEY  
DEED BOOK 10787, PAGE 580  
LOTS 4-11 BLOCK 3, MB 332 PAGE 61  
TAX # 079-106-07  
1713 NORTH TRYON STREET

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

REVIEW OFFICER \_\_\_\_\_ DATE \_\_\_\_\_

I, MICHAEL C. SAWHILL, HEREBY CERTIFY THAT THIS MAP WAS  
PREPARED UNDER MY SUPERVISION AND THAT THE PLAT WAS  
PREPARED FOR THE PURPOSE OF ACQUISITION AND EASEMENTS  
ONLY, AND IS NOT INTENDED TO BE A BOUNDARY SURVEY OF  
PROPERTY SHOWN.

*Michael C. Sawhill* 3-14-2016  
MICHAEL C. SAWHILL, PLS L-3223 DATE

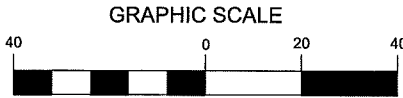
**LEGEND**

Temporary Construction Easement	-----e-----
Permanent Utility Easement	-----PUE-----
Sidewalk Utility Easement	-----SUE-----
Storm Drainage Easement	-----SDE-----
New Right Of Way Line	-----R/W-----
Existing Right Of Way Line	-----r/w-----
Existing Property Line	-----
Permanent Utility Easement	[Pattern]
Temporary Construction Easement	[Pattern]
Sidewalk & Utility Easement	[Pattern]
Storm Drainage Easement	[Pattern]
Fee Simple Area	[Pattern]
Calculated Point	○
Found Iron Pin	○
Bearing And Distance Per Plat	(N42°36'30"W)

**Curve Table**

CURVE #	LENGTH	RADIUS	DELTA	CHORD BEARING	CHORD LENGTH
C1	18.68	3701.20	000°17'21"	N49° 13' 29"E	18.68
C3	17.11	4037.00	000°14'34"	N49° 03' 46"E	17.11
C2	18.10	4051.00	000°15'22"	N49° 03' 22"E	18.10

NCGS STATION "NC77"  
N:505,067.08  
E:1,427,047.66  
U.S. SURVEY FEET



( IN FEET )  
1 inch = 40 ft.

REVISION NO.	DATE	OWNER INFO DESCRIPTION
1	03/14/2016	OWNER INFO

**CHARLOTTE**  
ENGINEERING & PROPERTY  
MANAGEMENT

**RICHARD KEVIN &  
GLENDA MASSEY**  
1713 NORTH TRYON STREET  
Tax ID # 079-106-07

Parcel # 20

**NORTH TRYON  
BUSINESS CORRIDOR**

Project Number: 512-10-039

SHEET 1 OF 1

PARCEL20.DWG  
PATH

DB 30825 - 141      1/2 DB 30825 - 147