



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* 01.11.2016  
 MICHAEL C. SAWHILL, PLS L-3223 DATE

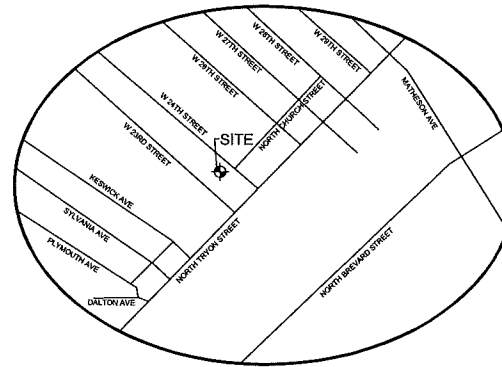
STATE OF NORTH CAROLINA  
 COUNTY OF MECKLENBURG  
 I, \_\_\_\_\_, REVIEW OFFICER OF MECKLENBURG COUNTY, CERTIFY THAT THIS MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

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



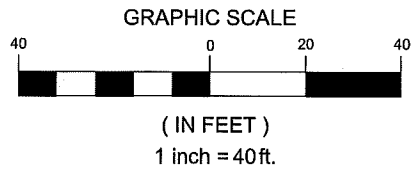
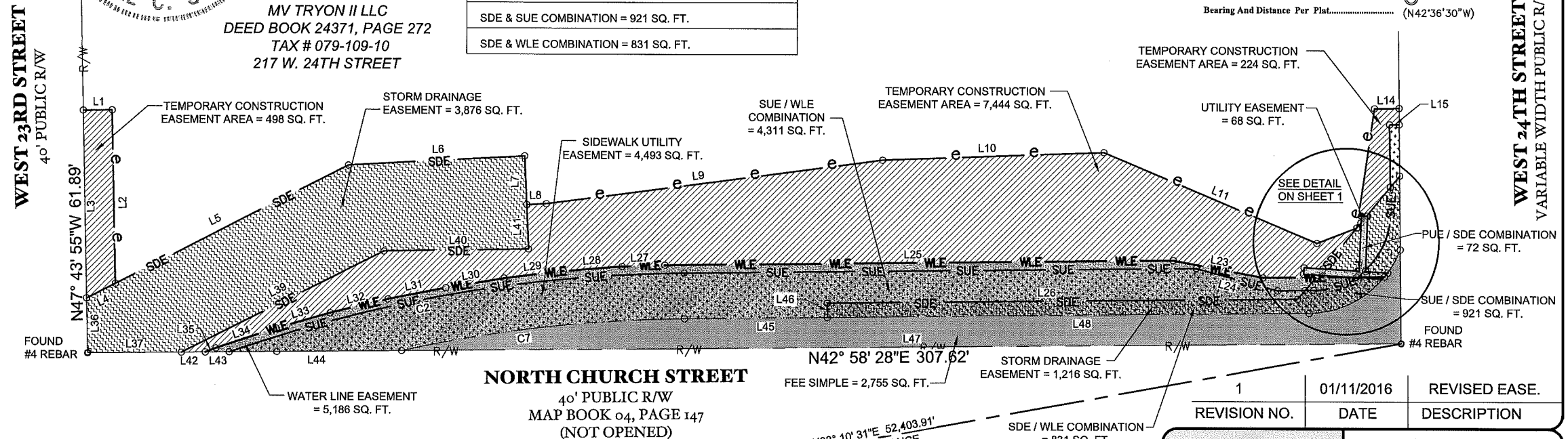
**1**  
 MV TRYON II LLC  
 DEED BOOK 24371, PAGE 272  
 TAX # 079-109-10  
 217 W. 24TH STREET

AREA TABLE	
PARCEL AREA =	162,687 SQ. FT.
FEE SIMPLE OUTSIDE OF EXISTING R/W =	2,755 SQ. FT.
TEMPORARY CONSTRUCTION EASEMENT =	8,166 SQ. FT.
SIDEWALK UTILITY EASEMENT =	4,493 SQ. FT.
UTILITY EASEMENT =	68 SQ. FT.
SDE & SUE COMBINATION =	921 SQ. FT.
SDE & WLE COMBINATION =	831 SQ. FT.



VICINITY MAP

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



AREA TABLE	
SUE & WLE COMBINATION =	4,311 SQ. FT.
PUE & SDE COMBINATION =	72 SQ. FT.
WATER LINE EASEMENT =	5,186 SQ. FT.
STORM DRAINAGE EASEMENT =	5,092 SQ. FT.
AREA REMAINING =	159,932 SQ. FT.

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

N33° 10' 31"E 52,403.91'  
 GRID DISTANCE  
 CGF: 0.99984324

REVISION NO.	DATE	DESCRIPTION
1	01/11/2016	REVISED EASE.

**CHARLOTTE**  
ENGINEERING & PROPERTY MANAGEMENT

MV TRYON II LLC  
 217 W. 24TH STREET  
 Tax ID # 079-109-10

Parcel # 1

NORTH TRYON BUSINESS CORRIDOR

Project Number: 512-10-039

SHEET 2 OF 3

PARCEL1.DWG  
PATH

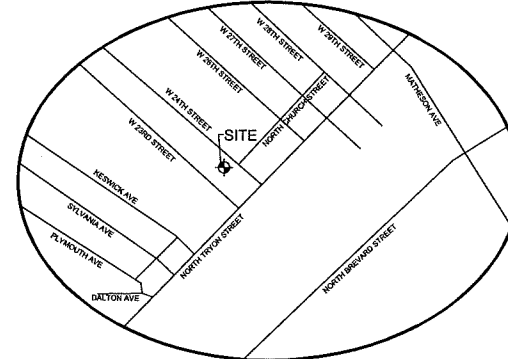
**THE SURVEY COMPANY, INC.**  
 600 S. BRYANT AVENUE, SUITE 1100  
 CHARLOTTE, NC 28217  
 (704) 342-7979 (704) 342-7923 FAX

1" = 40' SCALE  
 09/09/15 DATE

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*Michael C. Sawhill 01.11.2016*  
 MICHAEL C. SAWHILL, PLS L-3223      DATE      REVIEW OFFICER      DATE

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.



VICINITY MAP

**LEGEND**

Temporary Construction Easement .....		e
Utility Easement .....		PUE
Sidewalk Utility Easement .....		SUE
Storm Drainage Easement .....		
Water Line Easement .....		WLE
Existing Right Of Way Line .....		
New Right Of Way Line .....		
Existing Property Line .....		
Utility Easement .....		
Fee Simple Area .....		
Temporary Construction Easement .....		
Sidewalk & Utility Easement .....		
Storm Drainage Easement .....		
Water Line Easement .....		
Calculated Point. ....		o
Found Iron Pin .....		o
Bearing And Distance Per Plat.....		(N42°36'30"W)

Line #	Length	Direction
L1	8.97	N42° 51' 59"E
L2	53.21	S47° 45' 22"E
L3	57.65	N47° 43' 30"W
L4	9.99	N16° 31' 02"E
L5	80.30	N16° 31' 02"E
L6	54.57	N40° 23' 28"E
L7	14.95	S49° 03' 06"E
L8	6.07	N40° 56' 54"E
L9	104.45	N36° 01' 51"E
L10	67.96	N41° 27' 49"E
L11	71.09	N66° 22' 32"E
L12	13.17	N22° 18' 14"E
L13	37.00	N38° 01' 53"W
L14	7.59	N42° 41' 37"E
L15	3.00	N42° 41' 37"E
L16	19.16	N47° 17' 26"W
L17	4.52	N06° 52' 51"W
L18	11.48	N06° 52' 51"W
L19	16.35	N06° 52' 51"W

Line #	Length	Direction
L20	2.00	S43° 08' 23"E
L21	16.23	N42° 52' 40"E
L22	8.41	N42° 52' 47"E
L23	28.19	N54° 07' 47"E
L24	25.96	N58° 31' 19"E
L25	156.14	N42° 52' 47"E
L26	144.59	N42° 52' 46"E
L27	13.12	N41° 30' 25"E
L28	18.33	N39° 00' 25"E
L29	18.33	N36° 30' 25"E
L30	18.26	N34° 00' 25"E
L31	18.26	N32° 30' 25"E
L32	18.32	N30° 00' 25"E
L33	17.23	N27° 35' 02"E
L34	19.41	N25° 04' 44"E
L35	3.50	N22° 30' 25"E
L36	16.84	N47° 45' 22"W
L37	28.96	N42° 58' 28"E
L39	69.54	N16° 51' 59"E

Line #	Length	Direction
L40	44.74	N42° 32' 29"E
L41	13.65	N49° 03' 06"W
L42	7.38	N42° 58' 28"E
L43	7.42	N42° 58' 28"E
L44	52.91	N42° 58' 28"E
L45	43.91	S42° 52' 46"W
L46	4.38	N47° 07' 13"W
L47	307.62	N42° 58' 28"E
L48	147.98	S42° 52' 46"W
L49	5.78	S46° 51' 37"W
L50	11.20	S46° 51' 37"W
L51	2.15	S44° 23' 18"E
L52	4.31	N46° 51' 37"E
L53	10.00	N46° 51' 37"E
L54	16.47	N44° 23' 18"W
L55	1.65	S45° 36' 42"W
L56	0.35	S45° 36' 42"W
L57	14.83	S44° 23' 18"E
L58	10.57	N42° 52' 40"E

Line #	Length	Direction
L59	0.91	N06° 52' 51"W
L60	2.48	N06° 52' 51"W
L61	2.03	N06° 52' 51"W
L62	2.71	N06° 52' 51"W
L63	7.38	N47° 17' 26"W
L64	22.68	N47° 01' 48"W
L65	28.80	N47° 01' 48"W
L66	5.24	N06° 52' 51"W
L67	3.44	N06° 52' 51"W
L68	2.64	N42° 52' 47"E
L69	8.71	N42° 52' 40"E
L70	1.96	N42° 52' 40"E
L71	6.84	N46° 51' 37"E
L72	0.55	S44° 23' 18"E
L73	1.77	S46° 51' 37"W
L74	8.31	S46° 51' 37"W

Curve #	Length	Radius	Delta	Chord Length	Chord Direction
C2	142.84	440.00	018°36'00"	142.21	N33° 34' 47"E
C7	88.06	426.00	011°50'38"	87.90	S36° 57' 28"W
C8	0.92	30.50	001°44'01"	0.92	S06° 30' 49"E
C9	8.07	30.50	015°10'09"	8.05	S17° 49' 48"E
C10	13.83	24.00	033°01'32"	13.64	N26° 22' 01"E
C11	3.63	24.00	008°39'15"	3.62	N04° 59' 28"E
C12	20.09	24.00	047°57'17"	19.51	N23° 18' 48"W
C13	0.22	24.00	000°32'09"	0.22	N09° 35' 10"E
C14	1.53	30.50	002°51'54"	1.52	S08° 48' 46"E
C15	25.83	30.50	048°31'34"	25.07	S18° 36' 59"W



MV TRYON II LLC  
 DEED BOOK 24371, PAGE 272  
 TAX # 079-109-10  
 217 W. 24TH STREET

REVISION NO.	DATE	DESCRIPTION
1	01/11/2016	REVISED EASE.

 <b>CHARLOTTE</b> ENGINEERING & PROPERTY MANAGEMENT	MV TRYON II LLC 217 W. 24TH STREET Tax ID # 079-109-10
	Parcel # 1 NORTH TRYON BUSINESS CORRIDOR
	Project Number: 512-10-039 SHEET 3 OF 3
THE SURVY COMPANY, INC. 405-B STUART AVENUE, SUITE 202 CHARLOTTE, NC 28217 (704) 382-9770 (704) 382-9721 FAX	1" = 40' SCALE 09/09/15 DATE
PARCEL 1.DWG PATH	

DB 30909-855

DB 30909-862