

N. BREVARD STREET  
RIGHT-OF-WAY VARIES

S47°44'31"W 350.00'  
(S47°45'18"W 349.75')

SEE DETAIL "A"  
SHEET 2 OF 3

12.1

WDF-4 WOOD NODA OWNER, LLC  
TAX CODE: 083-047-01  
DB 31704 PG 708  
MB 61 PAGE 26  
2120 NORTH BREVARD STREET

24TH STREET  
RIGHT-OF-WAY VARIES

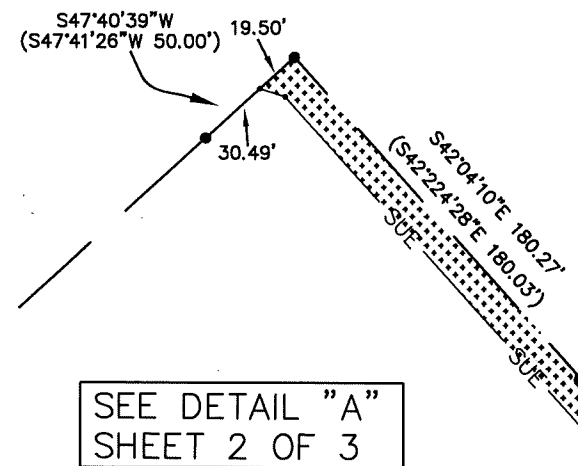
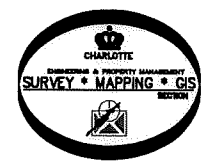
(N42°19'40"W 290.04')  
(N42°16'28"W 290.00')

(S47°45'05"W 199.99')  
(S47°44'02"W 200.00')

(S42°19'50"E 154.63')  
(S42°20'31"E 154.60')

HARVEY KENDALL  
TAX CODE: 083-047-03  
DB 10262 PG 977  
E. 24th. STREET

PREPARED BY:  
CITY OF CHARLOTTE  
ENGINEERING & PROPERTY  
MANAGEMENT DEPT.  
600 EAST FOURTH STREET  
CHARLOTTE, NC 28202  
704-336-2291



25TH STREET  
RIGHT-OF-WAY VARIES

S42°27'34"E 10.05'  
(S42°47'59"E 10.04')

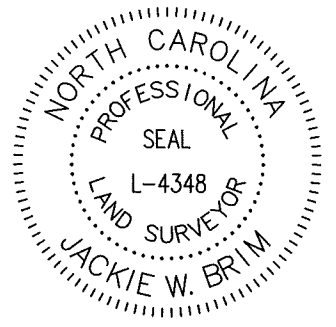
S42°25'28"E 233.68'  
(S42°19'52"E 234.00')

(N31°15'45"E 66.95')  
(N30°46'21"E)

11

I, JACKIE W. BRIM, CERTIFY THAT THIS PLAT 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.

*Jackie W. Brim* 3-20-2018  
DATE  
JACKIE W. BRIM, NC P.L.S. L-4348



- LEGEND
- #5 REBAR SET OR PK NAIL
  - IRON PIN FOUND
  - CALCULATED POINT
  - CALCULATED POINT
  - LINES SURVEYED
  - LINES NOT SURVEYED
  - TEMP. CONSTRUCTION EASEMENT (e)
  - SIDEWALK/UTILITY EASEMENT (SUE)
  - PERMANENT UTILITY EASEMENT (PUE)
  - DUKE POWER EASEMENT
  - WATER LINE EASEMENT (WLE)
  - STORM DRAINAGE EASEMENT (SDE)
  - FEE SIMPLE OUTSIDE EXISTING R/W

STATE OF NORTH CAROLINA  
COUNTY OF MECKLENBURG

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

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

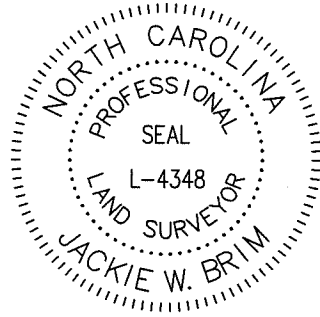
CHARLOTTE ENGINEERING & PROPERTY MANAGEMENT DEPT.		
<b>REVISIONS</b> 3. Revised deed reference & updated parcel number 3-20-18 2. Added missing distance 1-24-18 1. Revised TCE 7-17-17	<b>25 th. STREET CONNECTION</b>	JOB NO. 512-14-005
SCALE 0 1" = 80'	PROPERTY OF WDF-4 WOOD NODA OWNER, LLC TAX CODE: 083-047-01 CHARLOTTE, MECKLENBURG CO., NC	SHEET 1 OF 3
DRAWN BY G.F.	CHECKED BY JWB	SURVEY SUPVR.
DATE _____		
K:\AutoCad\En_su-LD4\214005\PLAT MAPS\NEW Plat-12.1		

DB 32597-916

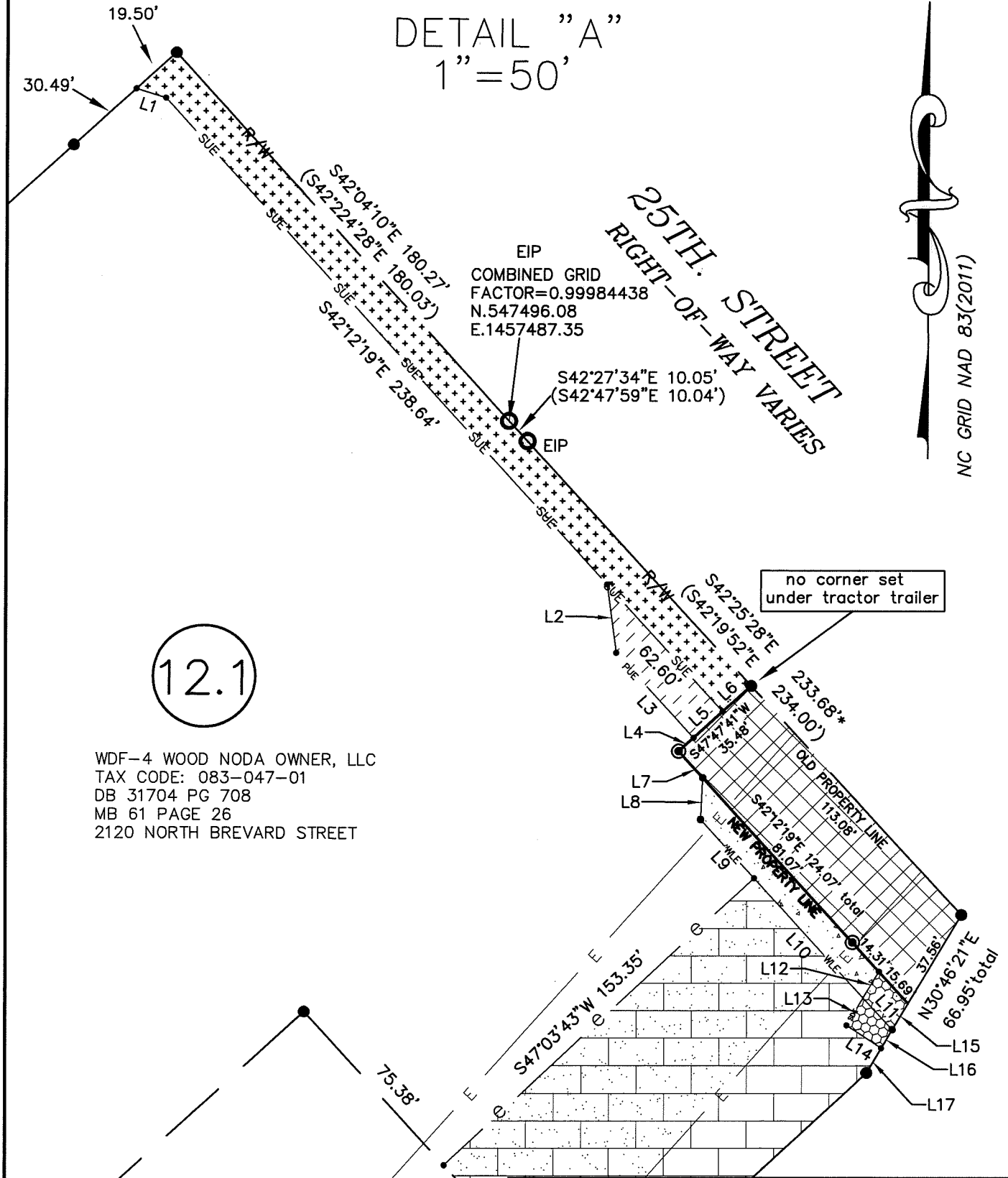
DB 32597-925

I, JACKIE W. BRIM, CERTIFY THAT THIS PLAT 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.

*Jackie W. Brim* 3-20-2018  
 JACKIE W. BRIM, NC P.L.S. L-4348 DATE



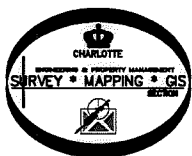
DETAIL "A"  
 1" = 50'





12.1

WDF-4 WOOD NODA OWNER, LLC  
 TAX CODE: 083-047-01  
 DB 31704 PG 708  
 MB 61 PAGE 26  
 2120 NORTH BREVARD STREET

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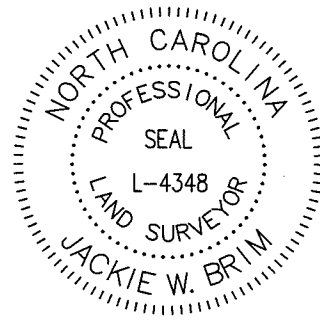
 CHARLOTTE ENGINEERING & PROPERTY MANAGEMENT DEPT.		<b>25 th. STREET CONNECTION</b>	JOB NO. 512-14-005
REVISIONS 3. Revised deed reference & updated parcel number 3-20-18 2. Added missing distance 1-24-18 1. Revised TCE 7-17-17			214005
SCALE 1" = 50' 		PROPERTY OF WDF-4 WOOD NODA OWNER, LLC TAX CODE: 083-047-01 CHARLOTTE, MECKLENBURG CO., NC	SHEET 2
DRAWN BY G.F.	CHECKED BY JWB	SURVEY SUPVR.	OF 3
K:\AutoCad\En_su-LD4\214005\PLAT MAPS\NEW Plat-12.1			

DB 32597-916

DB 32597-925

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*Jackie W. Brim* 3-20-2018  
 JACKIE W. BRIM, NC P.L.S. L-4348 DATE





NOTES:

- 1.) BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE BASED ON RECORDED MAP INFORMATION
- 2.) COMPUTED PROJECT DISTANCE \_\_\_\_\_\*
- 3.) TOTAL AREA 146,076 SQ. FT.
- 4.) TEMP CONSTRUCTION EASEMENT 11,994 SQ. FT.
- 5.) SIDEWALK/UTILITY EASEMENT 4,286 SQ. FT.
- 6.) PERMANENT UTILITY EASEMENT 745 SQ. FT.
- 7.) STORM DRAINAGE EASEMENT 315 SQ. FT.
- 8.) WATER LINE EASEMENT 1,151 SQ.FT
- 9.) WATER LINE EASEMENT OVERLAPS  
STORM DRAINAGE EASEMENT 168 SQ.FT.
- 10.) WATER LINE EASEMENT OVERLAPS  
68' DUKE POWER EASEMENT 733 SQ.FT.
- 11.) 68' DUKE POWER EASEMENT OVERLAPS TCE 7,769 SQ. FT.
- 12.) FEE SIMPLE OUTSIDE EXISTING R/W 4,234 SQ. FT.
- 13.) AREA REMAINING 141,842 SQ. FT.

Line Table		
Line #	Length	Direction
L1	11.17	S72°21'55"E
L2	25.14	S07°39'38"E
L3	41.88	S42°12'33"E
L4	7.25	S47°47'41"W
L5	14.26	S47°47'41"W
L6	13.97	S47°47'41"W
L7	13.00	S42°12'19"E
L8	15.17	S02°47'41"W
L9	28.98	S42°12'19"E
L10	58.96	S42°12'19"E
L11	15.69	S42°12'19"E
L12	11.22	S30°46'21"W
L13	11.73	S30°46'21"W
L14	15.01	N56°45'45"W
L15	11.22	S30°46'21"W
L16	7.78	S30°46'21"W
L17	10.39	S30°46'21"W

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		<b>CHARLOTTE</b>	
ENGINEERING & PROPERTY MANAGEMENT DEPT.			
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DRAWN BY G.F.		JOB NO. 512-14-005	
DATE		214005	
CHECKED BY JWB SURVEY SUPVR.		SHEET 3	
		OF 3	
K:\AutoCad\En_mu-LD4\214005\PLAT MAPS\NEW Plot-12.1			

DB 32597-916

DB 32597-925