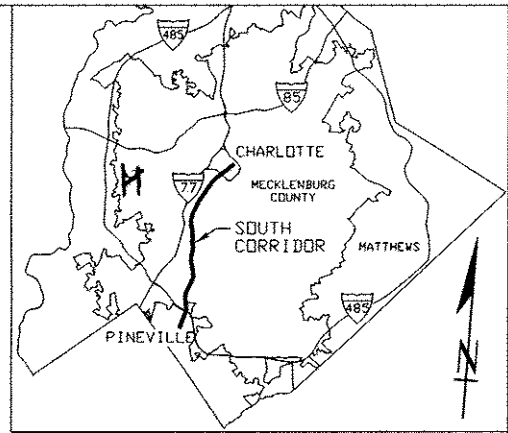


Title Exceptions
 Parcel 235/835
 Tax Parcel 169-092-05
 Title Search Dated: 23 October 2002

1. Right of way agreement to State Highway Commission recorded in DB 3066, Pg 425 is for the right of way of South Boulevard and is shown hereon.
2. Sewer/Water easement to City of Charlotte recorded in DB 3274, Pg 425 is shown hereon.
3. General utility easements to Southern Bell telephone and Telegraph Co. recorded in DB 1485, Pg 341 and DB 1162, Pg 249- general easements cannot be plotted (deeds not provided in title package, not reviewed by surveyor).
4. Water right of way to Lance, Inc. recorded in DB 2112, Pg. 197 is a general easement and cannot be plotted.
5. Right of way recorded in DB 4211, Pg 149 is for ingress and egress along the rear portion of the property shown hereon, west of the existing parking lot (deed dated 7-16-79), located within the Southern RR right of way. Right of way is not dimensioned and cannot be plotted.
6. General utility easement to Duke Power Co. recorded in 904, Pg 380- general easements cannot be plotted (deed not provided in title package, not reviewed by this surveyor).
7. MB 230, Pg 132 not provided not reviewed by surveyor.
8. Not a matter of survey.
9. Source of title describes property lines along the centerline of Grover Road and South Boulevard. Right of way of South Boulevard is described in item 1. MB 5, Pg 129 shows Grover Road as a public road but the right of way is not dimensioned. Title exceptions did not reveal acquisition of right of way for Grover Road
10. Southern Railway claims 65' from the centerline of track.



VICINITY MAP
 NOT TO SCALE

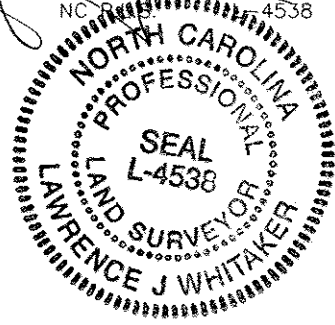
NOTES

1. THIS PROPERTY IS AN EXISTING PARCEL OF LAND. APPARENT SOURCE OF TITLE: DB 06376, PG 180.
2. AREA SHOWN BASED ON COORDINATE GEOMETRY METHOD.
3. UNLESS SIGNED & SEALED THIS PLAT IS PRELIMINARY, NOT FOR RECORDATION, SALES, OR CONVEYANCE.
4. RAIL RIGHT OF WAY BASED ON MB 40, PG 663
5. GRID COORDINATES SHOWN ARE LOCALIZED GROUND COORDINATES BASED ON INFORMATION PROVIDED BY THE CITY OF CHARLOTTE. THE FOCAL POINT FOR LOCALIZATION IS NCGS MONUMENT M055 (N=539,784.4289; E=1,449,530.9590) AND THE COMBINED GRID FACTOR USED WAS 0.99984587.

RECORDED IN DEED BOOK
18923-234
 DATE **06-23-05**

I, LAWRENCE J. WHITAKER, 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.

NAME Lawrence J. Whitaker NC Registration No. 4538 DATE 5-24-05



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 _____



CHARLOTTE
 ENGINEERING AND PROPERTY MANAGEMENT

REVISIONS CAA...04-08-03 BKE...04-12-04	SOUTH CORRIDOR LRT PROJECT	JOB NO. 512-01-078
DRAWN BY: CRH CHECKED BY: MEF		FILE NO.
SURVEY SUPVR. MEF	PROPERTY ACQUISITION: FIRST CITIZENS BANK & TRUST COMPANY CHARLOTTE, MECKLENBURG CO., NC	SHEET 2 OF 2
DATE: 2-6-03		SCALE: NTS

PBSJ Survey Prepared By
 5200 77 CENTER DRIVE, SUITE 500
 CHARLOTTE, NORTH CAROLINA 28217
 704-522-7275