

I, DAVID A. WEIRICH, CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION AND THAT THE PLAT WAS PREPARED FOR THE PURPOSE OF EASEMENT AND/OR RIGHT OF WAY ACQUISITION ONLY, AND IS NOT INTENDED TO BE A BOUNDARY SURVEY OF PROPERTY SHOWN.

David A. Weirich DATE 2/8/17
 DAVID A. WEIRICH, NC P.L.S. L-3846 lot 2

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 _____

16,202 SF TOTAL AREA
 972 SF STORM DRAINAGE EASEMENT
 269 SF UTILITY EASEMENT
 569 SF TEMPORARY CONSTRUCTION EASEMENT
 16,202 SF REMAINING AREA

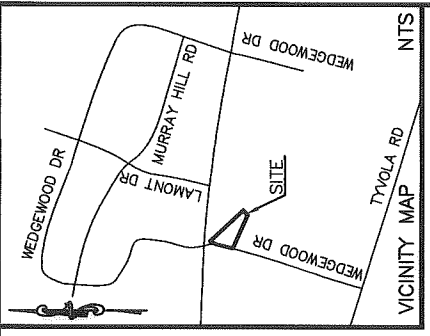
Curve Table			
Curve #	Radius	Bearing	Chord
C1	75.00	N 37°12'28" E	33.25

4 PHILIP J RENDER
 DEBORAH G RENDER
 TAX ID# 17112155
 DB 7308 PG 923
 PARCEL 4
 MB 1698 PG 485
 1000 SENECA PLACE

3 HALLMARK BUILDING CORPORATION
 TAX ID# 17112156
 DB 31484 PG 728
 PARCEL 3
 MB 1698 PG 485
 5124 WEDGEWOOD DRIVE

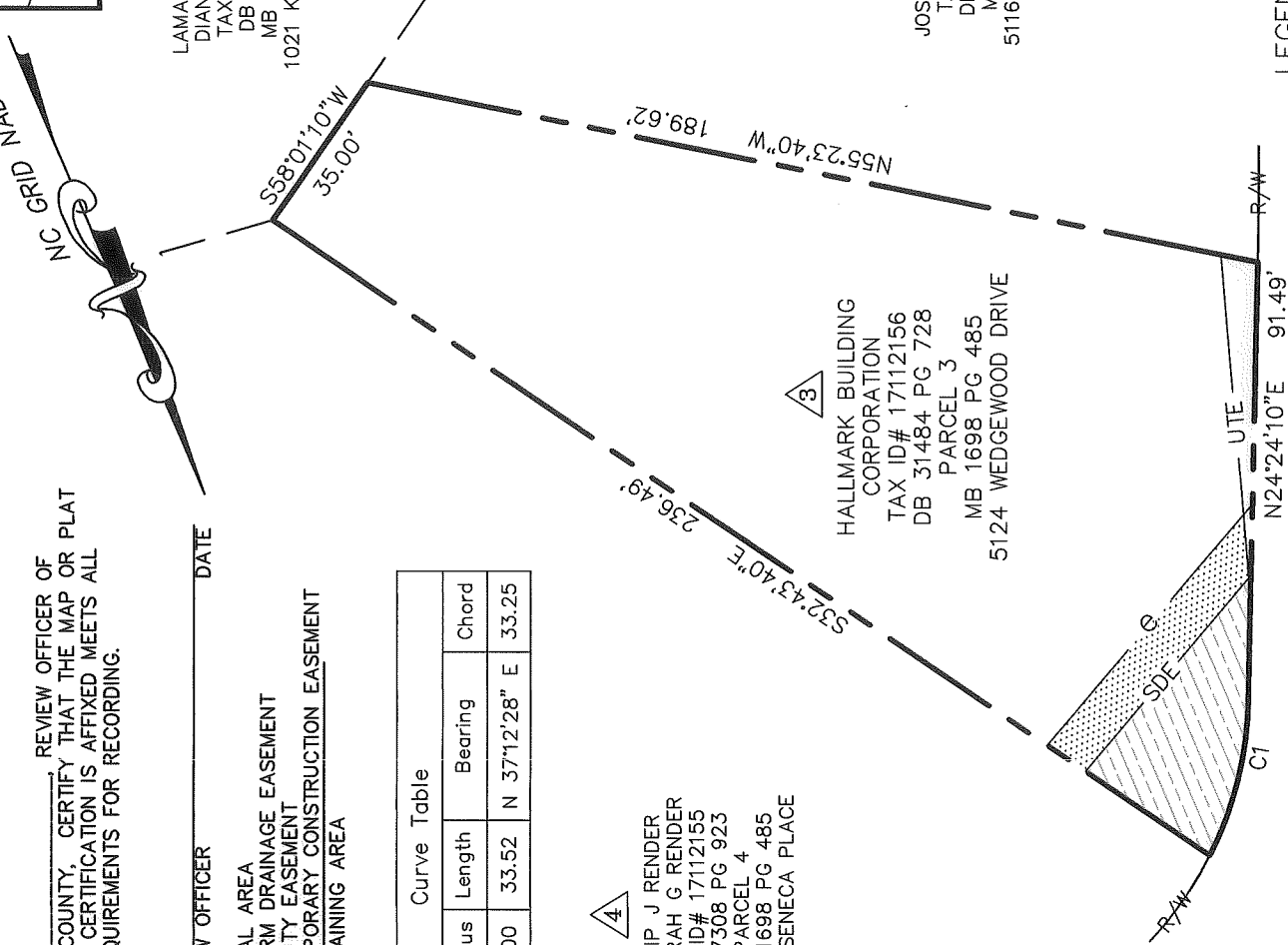
JOSEPH C HENDERSON
 TAX ID# 17112157
 DB 30914 PG 707
 MB 1698 PG 485
 5116 WEDGEWOOD DRIVE

LAMAR E GUNTER &
 DIANNE E GUNTER
 TAX ID# 17112161
 DB 3883 PG 26
 MB 1698 PG 485
 1021 KEYSTONE COURT



- NOTES:
- SUBJECT TRACT REFERENCES: DB 31484 PG 728 MB 1698 PG 485.
 - SUBJECT TRACT TAX PARCEL: 17112156
 - THIS PLAT IS FOR EASEMENT ACQUISITION ONLY, NOT INTENDED TO BE A BOUNDARY SURVEY.

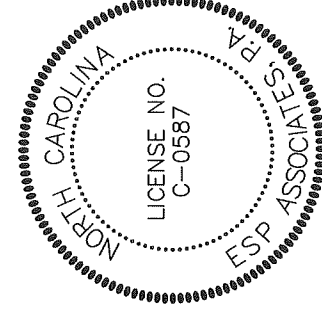
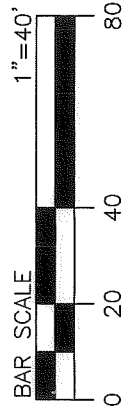
NC GRID NAD83



SENECA PLACE
 60' PUBLIC RIGHT OF WAY
 (MB 7 PG 161 & MB 1698 PG 485)

LEGEND

- R/W RIGHT-OF-WAY
- UTE UTILITY EASEMENT
- SDE STORM DRAINAGE EASEMENT
- TCE TEMPORARY CONSTRUCTION EASEMENT
- SUE SIDEWALK / UTILITY EASEMENT
- # ENGINEERING PLAN SHEET PARCEL IDENTIFIER
- UTILITY EASEMENT
- TEMPORARY CONSTRUCTION EASEMENT
- STORM DRAINAGE EASEMENT
- R/W
- E EXISTING RIGHT OF WAY LINE
- UTE TEMPORARY CONSTRUCTION EASEMENT
- SDE STORM DRAINAGE EASEMENT
- PROPERTY LINE
- ADJOINING PROPERTY



PREPARED BY:



ESP Associates, P.A.
 P.O. Box 7030
 Charlotte, NC 28241
 3475 Lakemont Blvd.
 Fort Mill, SC 29708
 704-583-4949 (NC)
 803-802-2440 (SC)
 www.espassociates.com

NO. DATE REVISION		BY	
1 12/14/16		JLN	
DATE 12/14/16		CHECKED BY DAW SURVEY SUPVR.	
DRAWN BY JLN			
SCALE 1"=40'			
REVISIONS		PROPERTY OF	
1		HALLMARK BUILDING CORPORATION	
2		5124 WEDGEWOOD DRIVE	
3		CHARLOTTE, MECKLENBURG CO., NC	
JOB NO. SWDES00560		FILE NO. 3WEDGEWOOD	
SHEET 1		OF 2	
ENGINEERING & PROPERTY MANAGEMENT		SENeca PLACE AND WEDGEWOOD DRIVE PROJECT	
CHARLOTTE		CHARLOTTE, MECKLENBURG CO., NC	

DB 31699-750 & DB 31699-755

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David A. Weirich 2/8/17
 DAVID A. WEIRICH, NC P.L.S. L-3846 DATE 2012

STATE OF NORTH CAROLINA
 COUNTY OF MECKLENBURG

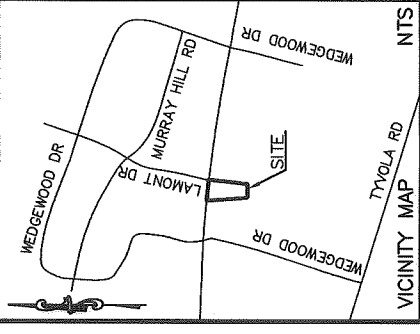
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REVIEW OFFICER _____ DATE _____

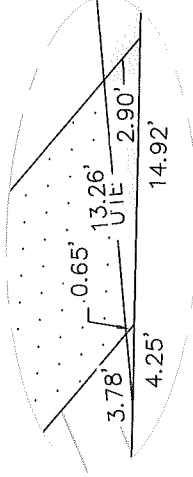
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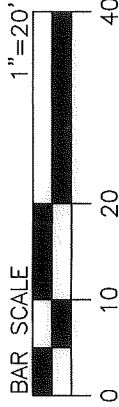
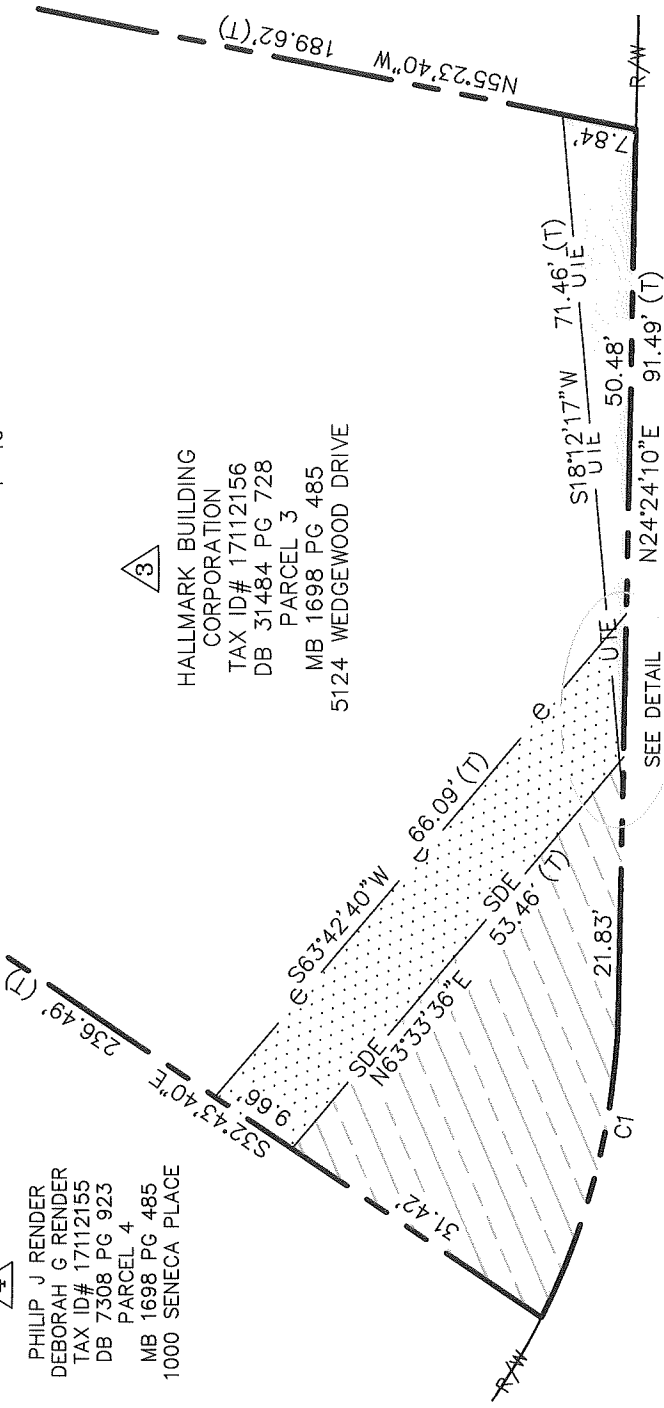


Curve #	Radius	Length	Bearing	Chord
C1	75.00	33.52	N 37°12'28" E	33.25



4

DETAIL
 1"=10'

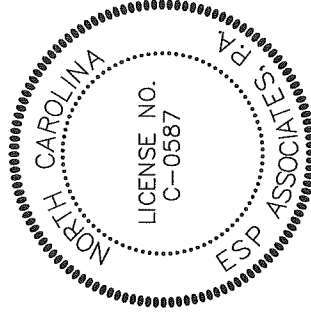


SENECA PLACE
 60' PUBLIC RIGHT OF WAY
 (MB 7 PG 161 & MB 1698 PG 485)

LEGEND

- R/W RIGHT-OF-WAY
- UTE UTILITY EASEMENT
- SDE STORM DRAINAGE EASEMENT
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- STORM DRAINAGE EASEMENT
- R/W EXISTING RIGHT OF WAY LINE
- G TEMPORARY CONSTRUCTION EASEMENT
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- PROPERTY LINE



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NO.	DATE	REVISION	BY

CHARLOTTE ENGINEERING & PROPERTY MANAGEMENT	
REVISIONS 3	PROPERTY OF HALLMARK BUILDING CORPORATION 5124 WEDGEWOOD DRIVE CHARLOTTE, MECKLENBURG CO., NC
SCALE 1"=20' DRAWN BY JLN DATE 12/14/16	SENECA PLACE AND WEDGEWOOD DRIVE PROJECT CHARLOTTE, MECKLENBURG CO., NC CHECKED BY DAW SURVEY SUP'VR.
JOB NO. SWDES00560 FILE NO. 3WEDGEWOOD	SHEET 2 OF 2