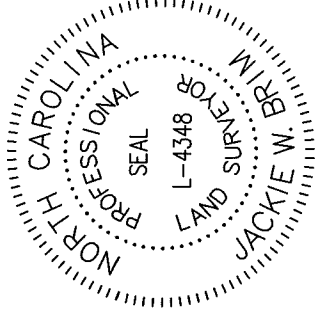


I, JACKIE W. BRIM, CERTIFY THAT THIS PLAT WAS PREPARED UNDER MY SUPERVISION AND THAT THE PLAT WAS PREPARED FOR THE PURPOSE OF ACQUISITION AND EASEMENTS ONLY, AND IS NOT INTENDED TO BE A BOUNDARY SURVEY OF PROPERTY SHOWN.

Jackie W. Brim
 JACKIE W. BRIM, NC P.L.S. L-4348 DATE 1-19-2017



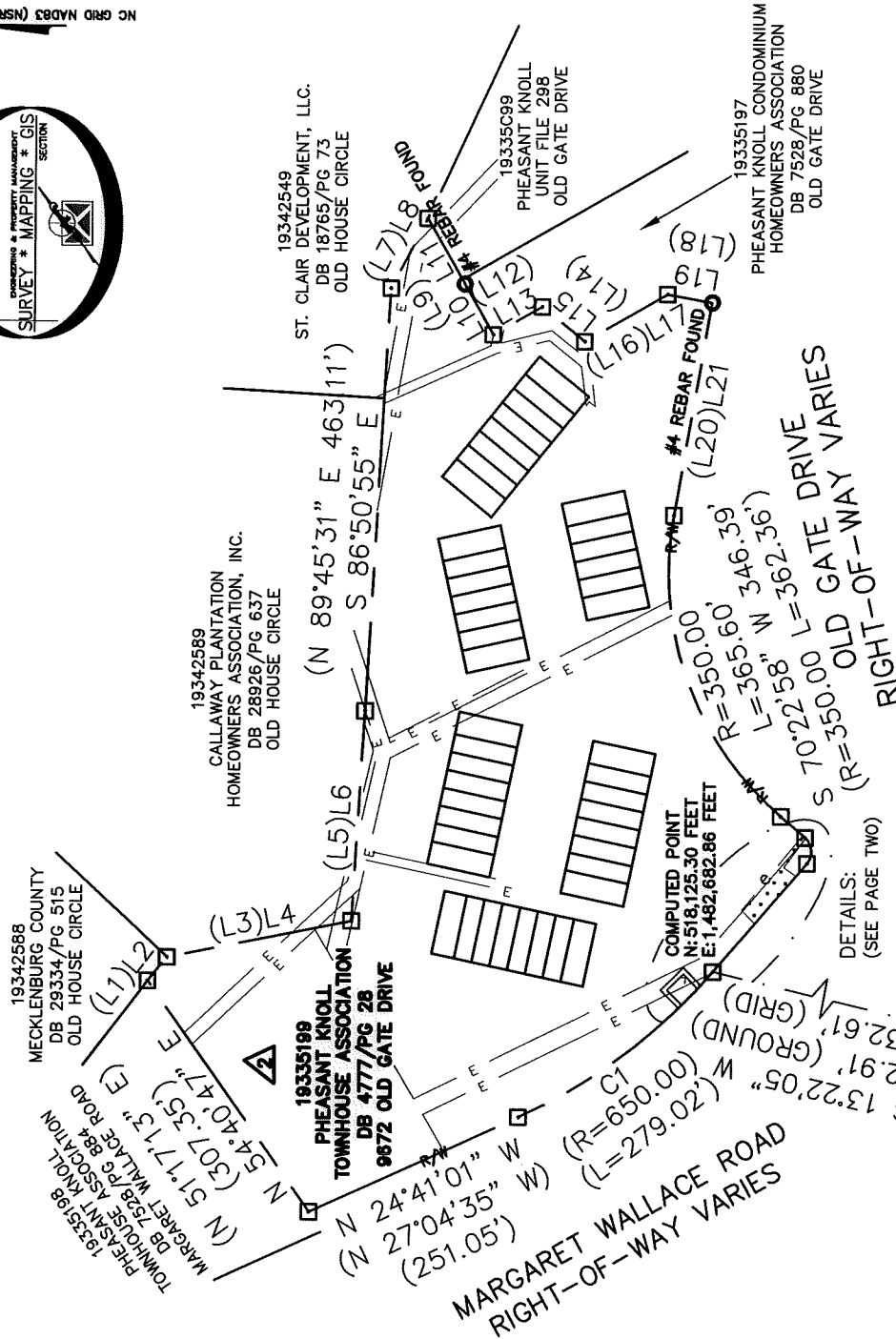
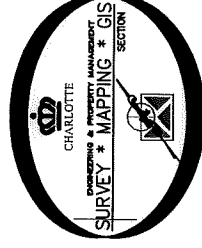
NOTE:

- 1) BEARINGS AND DISTANCE SHOWN IN PARENTHESIS ARE BASED ON RECORDED INFORMATION.
- 2) COMPUTED PROJECT DISTANCE -- *
- 3) TOTAL AREA 375,170 SQ.FT.
- 4) TEMP. CONSTRUCTION EASEMENT 2,049 SQ.FT.
- 5) STORM DRAINAGE EASEMENT 1,177 SQ.FT.
- 6) EXISTING 20' PUBLIC DRAINWAY EASEMENT AREA TO BE ACCEPTED BY THE CITY OF CHARLOTTE AS SDE 1,547 SQ.FT.
- 7) SDE AND EXISTING 20' PUBLIC DRAINWAY EASEMENT OVERLAP AREA 1,547 SQ.FT.
- 8) TOTAL AREA REMAINING 375,170 SQ.FT.
- 9) SEE PAGE TWO FOR LINE TABLE, DETAIL "A" AND "B".

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 _____



MONUMENT "GALLEY"
 NC GRID NAD 83 (2011)
 N: 516,245.06 FEET
 E: 1,482,236.03 FEET
 Cof: 0.99984719

| CURVE | RADIUS & ARC | CHORD |
|-------|--------------------|-----------------------|
| C1 | R=625.00 L=268.28' | N 34°27'56" W 212.37' |
| C2 | R=625.00 L=5.00' | N 44°28'36" W 5.00' |
| C3 | R=625.00 L=25.00' | N 45°51'08" W 25.00' |
| C4 | R=625.00 L=5.00' | N 47°13'39" W 5.00' |
| C5 | R=625.00 L=19.87' | N 48°22'03" W 19.87' |
| C6 | R=20.00 L=30.46' | S 87°05'37" W 27.60' |
| C7 | R=20.00 L=0.96' | S 42°05'37" W 0.96' |

LEGEND

- REBAR OR IRON PIN FOUND
- COMPUTED POINT
- PROPERTY LINES
- EXISTING RIGHT-OF-WAY
- EXISTING EASEMENTS
- TEMP. CONSTRUCTION EASEMENT
- STORM DRAINAGE EASEMENT
- PREPARED BY: _____
- CITY OF CHARLOTTE
- ENGINEERING & PROPERTY MANAGEMENT DEPARTMENT
- 600 EAST FOURTH STREET
- CHARLOTTE, NC 28202
- 704-336-2291



CHARLOTTE

ENGINEERING & PROPERTY MANAGEMENT DEPARTMENT

2724 MARGARET WALLACE ROAD
 STORM WATER MAINTENANCE
 IMPROVEMENT PROJECT

| | |
|------------------------|------------|
| JOB NO. SWDES00588 | SHEET 1 |
| FILE NO. 193-351-99 | OF 2 |

PROPERTY OF
 PHEASANT KNOLL
 TOWNHOUSE ASSOCIATION
 CHARLOTTE, MECKLENBURG CO., NC

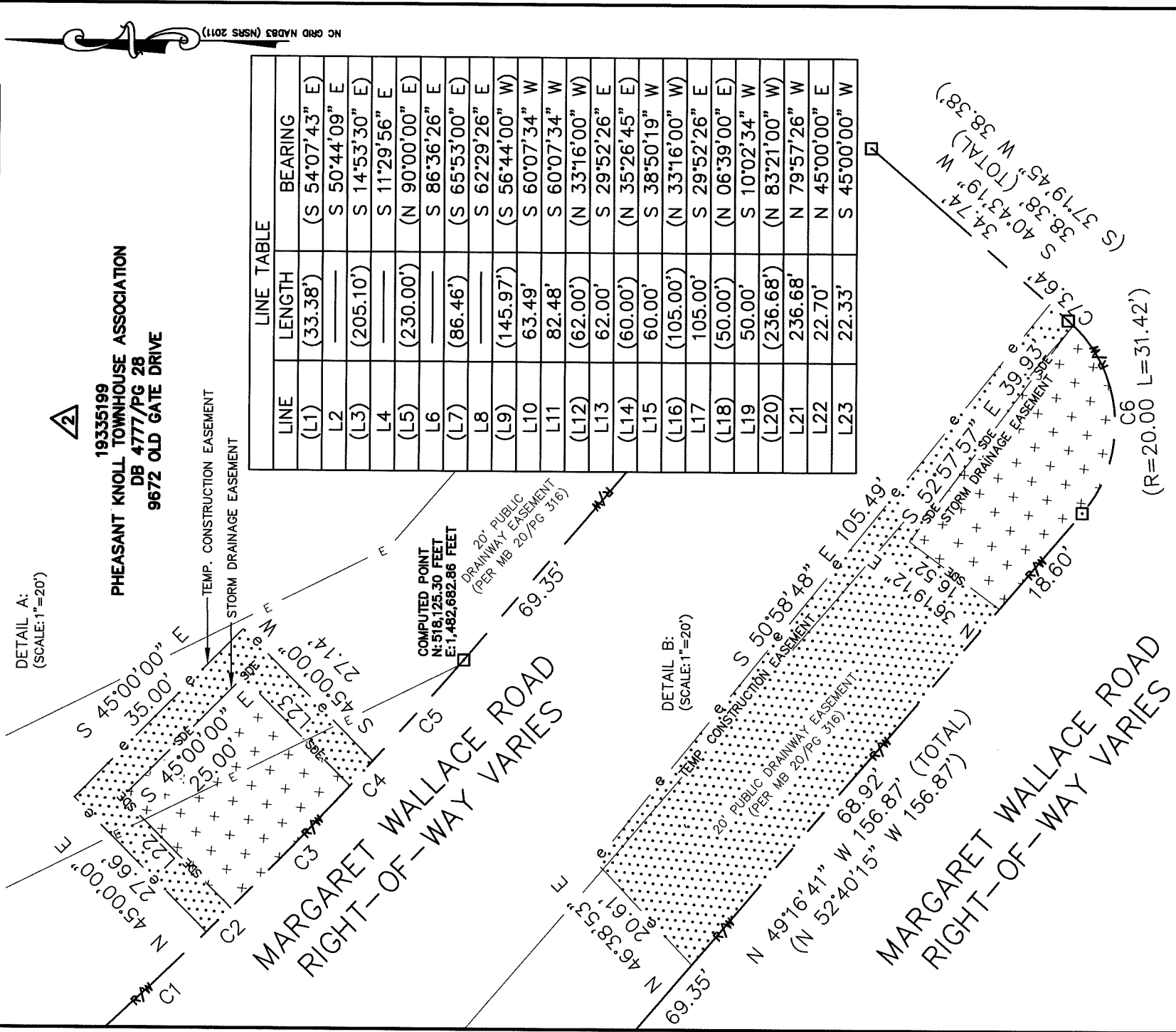
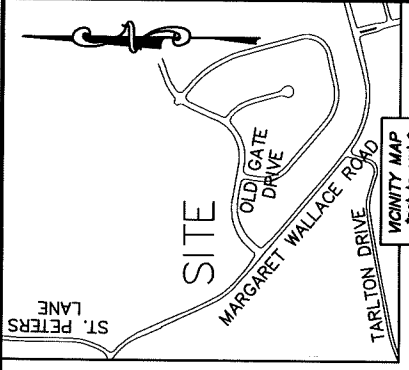
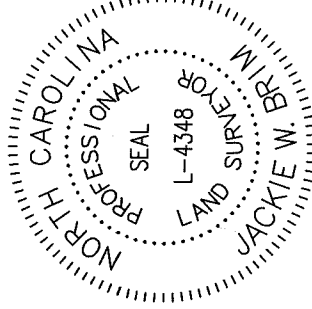
CHECKED BY JWB SURVEY SUPVR.
 K:\AutoCad\En_su-LD4\SWDES00588-MargretWallaceRoad\dwg

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.

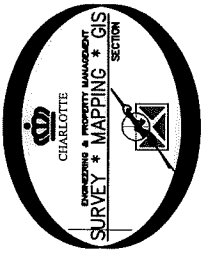
Jackie W. Brim
 JACKIE W. BRIM, NC P.L.S. L-4348 DATE 1-19-2017

STATE OF NORTH CAROLINA
 COUNTY OF MECKLENBURG

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



| LINE | LENGTH | BEARING |
|-------|-----------|-----------------|
| (L1) | (33.38') | (S 54°07'43" E) |
| (L2) | --- | (S 50°44'09" E) |
| (L3) | (205.10') | (S 14°53'30" E) |
| (L4) | --- | (S 11°29'56" E) |
| (L5) | (230.00') | (N 90°00'00" E) |
| (L6) | --- | (S 86°36'26" E) |
| (L7) | (86.46') | (S 65°53'00" E) |
| (L8) | --- | (S 62°29'26" E) |
| (L9) | (145.97') | (S 56°44'00" W) |
| (L10) | 63.49' | (S 60°07'34" W) |
| (L11) | 82.48' | (S 60°07'34" W) |
| (L12) | (62.00') | (N 33°16'00" W) |
| (L13) | 62.00' | (S 29°52'26" E) |
| (L14) | (60.00') | (N 35°26'45" E) |
| (L15) | 60.00' | (S 38°50'19" W) |
| (L16) | (105.00') | (N 33°16'00" W) |
| (L17) | 105.00' | (S 29°52'26" E) |
| (L18) | (50.00') | (N 06°39'00" E) |
| (L19) | 50.00' | (S 10°02'34" W) |
| (L20) | (236.68') | (N 83°21'00" W) |
| (L21) | 236.68' | (N 79°57'26" W) |
| (L22) | 22.70' | (N 45°00'00" E) |
| (L23) | 22.33' | (S 45°00'00" W) |



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

| | | | |
|-----------------------------------------------------------|--|------------------------------------------------------------------------------------------|------------|
| CHARLOTTE ENGINEERING & PROPERTY MANAGEMENT DEPARTMENT | | JOB NO. SWDES00588 | SHEET 2 |
| | | FILE NO. 193-351-99 | OF 2 |
| REVISIONS | | 2724 MARGARET WALLACE ROAD STORM WATER MAINTENANCE IMPROVEMENT PROJECT | |
| SCALE 1" = 20' 0 1" 20' | | PROPERTY OF PHEASANT KNOLL TOWNHOUSE ASSOCIATION CHARLOTTE, MECKLENBURG CO., NC | |
| DRAWN BY LG | | CHECKED BY JWB SURVEY SUPR. | |
| DATE | | K:\AutoCad\En_su-LD4\SWDES00588-MargretWallaceRoad\dwg | |

DEED BOOK 31624 PAGE 010