

PHARRSDALE
MB 4-PG 97

BLOCK 2

60' R/W

CHEROKEE ROAD

AREA 'A'
TEMPORARY CONSTRUCTION
EASEMENT (309 S.F., 0.007 AC.)

EXISTING 15'
SAN. SEWER ESM'T.

LOT 1, BLOCK 21
DAVID A. SIMONINI and
wife DANA E. SIMONINI
DB 5602-326
TM 155-112-26
MB 18-346

AREA 'B'
TEMPORARY CONSTRUCTION
EASEMENT (3404 S.F., 0.078 AC.)

AREA 'C'
PERMANENT DRAINAGE
EASEMENT (1408 S.F., 0.032 AC.)

- L1 N 61°-14'-07" E 15.71'
- L2 S 12°-20'-42" E 23.70'
- L3 S 53°-17'-27" W 11.00'
- L4 N 24°-19'-01" W 24.33'
- L5 N 61°-14'-07" E 66.24'
- C6 R = 359.69' L = 16.88' CH. = N 59°-53'-26" E 16.88'
- L7 S 31°-32'-42" E 10.54'
- L8 S 53°-17'-27" W 91.20'
- L9 N 53°-17'-27" E 57.26'
- L10 S 11°-25'-34" E 96.45'
- L11 S 57°-00'-00" W 21.11'
- L12 N 33°-22'-30" W 85.99'

(S 57°-00' W) (226.67') TOTAL
SIMONINI BUILDERS, INC.
5721-882

(S 33°-00' E) (101.43')

SCOTLAND AVENUE

50' R/W

MB 18-PG. 346

TOTAL AREA (FROM DEED)	27,715 S.F.	0.636 AC.
AREA IN PERMANENT DRAINAGE EASEMENT	1,408 S.F.	0.032 AC
AREA IN TEMPORARY CONSTRUCTION EASEMENT	3,713 S.F.	0.085 AC.

NOTE:
PROPERTY CORNERS SHOWN AS OPEN CIRCLES
WERE LOCATED BY ACTUAL SURVEY. BEARINGS
AND DISTANCES SHOWN IN PARENTHESES ARE
BASED ON DEED INFORMATION.

THIS PLAT WAS PREPARED UNDER MY SUPERVISION.

Charles E. Good
N.C. REG. LAND SURVEYOR NO. L-1138

THIS MAP WAS PREPARED FOR THE PURPOSE OF ACQUIRING RIGHT-OF-WAY AND/OR AN EASEMENT ONLY, AND IS NOT INTENDED TO BE A BOUNDARY SURVEY OF THE PROPERTY SHOWN.



ACQUISITION BY CITY

RECORDED IN DEED BOOK

6185-0322

DATE 01/02/90

<p>CHARLOTTE ENGINEERING DEPARTMENT</p>		JOB NO. 512-87-316
<p>CHEROKEE ROAD DRAINAGE IMPROVEMENTS</p>		FILE NO.
<p>Property of DAVID A. SIMONINI and wife DANA A. SIMONINI</p>		SHEET 1 OF 1
<p>REVISIONS REV. 10-12-88 REV. 3-1-89</p>		
<p>DRAWN BY RWBA CHECKED BY CEG</p>		
<p>DATE SEPT. 1988 SCALE 1" = 40'</p>		

155-112-26