

I, _____ REVIEW OFFICER OF MECKLENBURG COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS OF NORTH CAROLINA GENERAL STATUTES FOR RECORDING.

REVIEW OFFICER _____ DATE _____

TAX # 22328598
SOUTHGATE COMMONS HOMEOWNERS ASSOCIATION
POOL SITE, MB 27 / PG 896
SOUTHGATE COMMONS DR

LEGEND

- TCE = TEMPORARY CONSTRUCTION EASEMENT
- SUE = SIDEWALK AND UTILITY EASEMENT
- UE = UTILITY EASEMENT
- SSE = SANITARY SEWER EASEMENT

= FEE SIMPLE INSIDE EXIST. R/W

= TCE

= UE

= SUE

= TCE

= EXISTING R/W

= SUE

= UE

= DEED LINE

= IRON PIN FOUND

NOTE:

1) BEARINGS AND DISTANCES SHOWN IN PARENTHESES ARE BASED ON RECORDED MAP OR DEED INFORMATION.

2) TOTAL AREA: 210,421 S.F., 4.831 AC.

3) AREA IN TCE: 4,336 S.F., 0.100 AC.

4) AREA IN SUE: 2,328 S.F., 0.053 AC.

5) AREA OF TCE AND EX. SSE OVERLAP = 16 S.F.

6) AREA OF SUE AND EX. SSE OVERLAP = 52 S.F.

7) FEE SIMPLE INSIDE EXISTING R/W: 11,346 S.F., 0.261 AC.

8) FEE AREA REMAINING: 199,075 S.F., 4.570 AC.

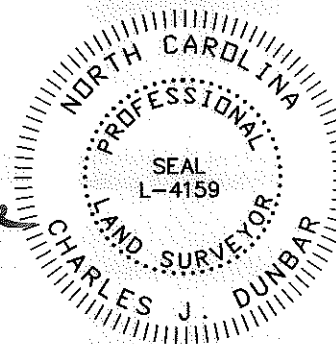
LINE	BEARING	DISTANCE
L1	S 88°35'58" E	35.61'
L2	S 10°49'37" E	25.01'
(L2)	(N 12°09'28" W)	(25.01')
L3	N 10°29'19" E	16.55'

ATKINS
Plans Prepared By:
5200 77 CENTER DRIVE, SUITE 500
CHARLOTTE, NORTH CAROLINA 28217
(704) 522-7275 NCCOA: F-0326

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

CHARLES J. DUNBAR NC PLS L-4159
DUNBAR GEOMATICS GROUP, PLLC
P.O. BOX 3053
HUNTERVILLE, NC 28070-3053
NC LIC. NO. P-0865

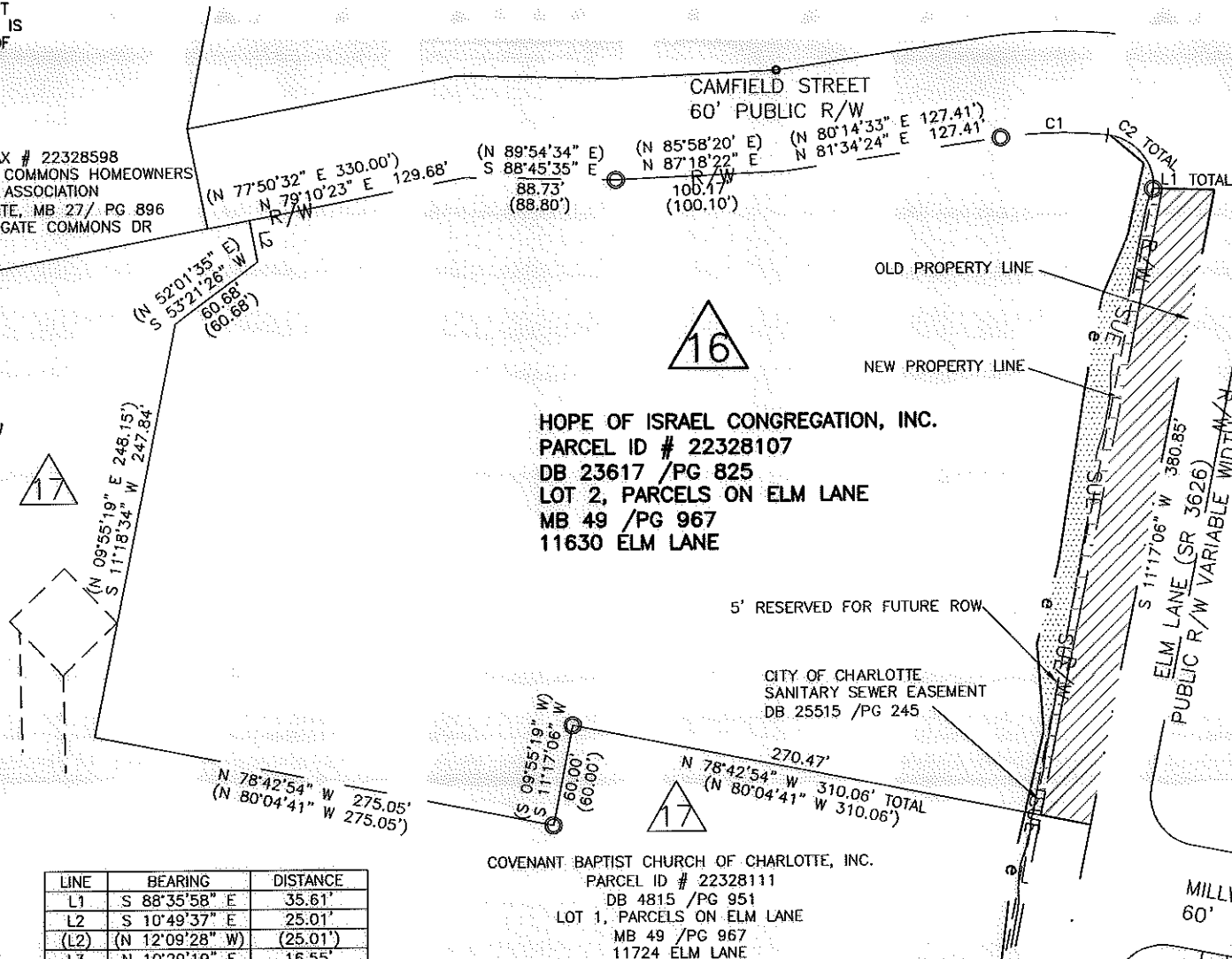
DATE 4/27/12



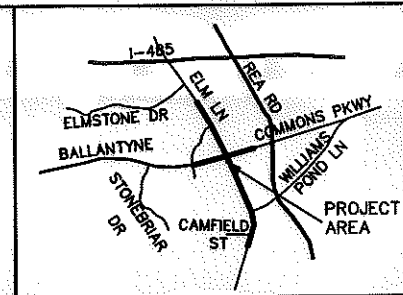
HOPE OF ISRAEL CONGREGATION, INC.
PARCEL ID # 22328107
DB 23617 / PG 825
LOT 2, PARCELS ON ELM LANE
MB 49 / PG 967
11630 ELM LANE

5' RESERVED FOR FUTURE ROW.
CITY OF CHARLOTTE
SANITARY SEWER EASEMENT
DB 25515 / PG 245

COVENANT BAPTIST CHURCH OF CHARLOTTE, INC.
PARCEL ID # 22328111
DB 4815 / PG 951
LOT 1, PARCELS ON ELM LANE
MB 49 / PG 967
11724 ELM LANE



CURVE	RADIUS	ARC	CHORD BRG	CHORD
C1	245.00'	63.27'	N 89°00'11" E	63.09'
(C1)	(245.00')	(63.27')		
C2	30.00'	46.02'	S 39°43'42" E	41.64'
(C2)	(30.00')	(46.02')		
C3	42.00'	2.35'	N 23°07'02" E	2.35'
C4	30.00'	0.58'	S 03°35'17" W	0.58'
C5	30.00'	43.58'	S 38°30'41" E	39.85'
C6	30.00'	1.86'	S 81°54'08" E	1.86'
C7	52.00'	5.03'	N 13°15'42" E	5.03'
C8	42.00'	8.13'	S 10°29'19" W	8.12'
C9	52.00'	5.03'	N 07°42'55" E	5.03'
C10	42.00'	7.69'	S 05°22'16" W	7.68'
C11	52.00'	19.19'	N 10°41'57" E	19.08'
C12	42.00'	7.69'	S 16°01'38" W	7.68'
C13	11631.50'	16.72'	N 10°49'30" E	16.72'
C14	42.00'	9.67'	S 04°16'15" W	9.65'
C15	52.00'	12.07'	N 04°19'26" E	12.04'
C16	11634.00'	20.06'	N 11°01'18" E	20.06'
C17	52.00'	12.07'	N 17°43'11" E	12.04'
C18	42.00'	9.67'	S 17°46'22" W	9.65'
C19	11631.50'	50.21'	N 11°18'03" E	50.21'
C20	52.00'	12.07'	N 18°04'25" E	12.04'
C21	11631.50'	25.60'	N 10°33'06" E	25.60'



VICINITY MAP NOT TO SCALE

NC GRID NAD 83/2007

MILLWRIGHT LANE
60' PUBLIC R/W

10003.08v02_PARCEL 16

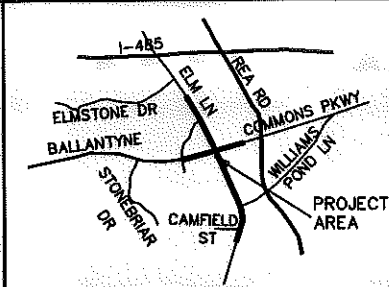
		JOB NO. 512-08-011
REVISIONS		FILE NO. PARCEL 16
04/27/12-REV SUE & TCE		SHEET 1
SCALE 1" = 100'		OF 2
DRAWN BY: SLB		
DATE: 3/8/12		
CHECKED BY: CJD		
SURVEY SUPVR.: RGG		
PROPERTY ACQUISITION OWNER: HOPE OF ISRAEL CONGREGATION, INC. CHARLOTTE, MECKLENBURG CO., NC		

ACQUISITION BY DBL 27761 PG 572

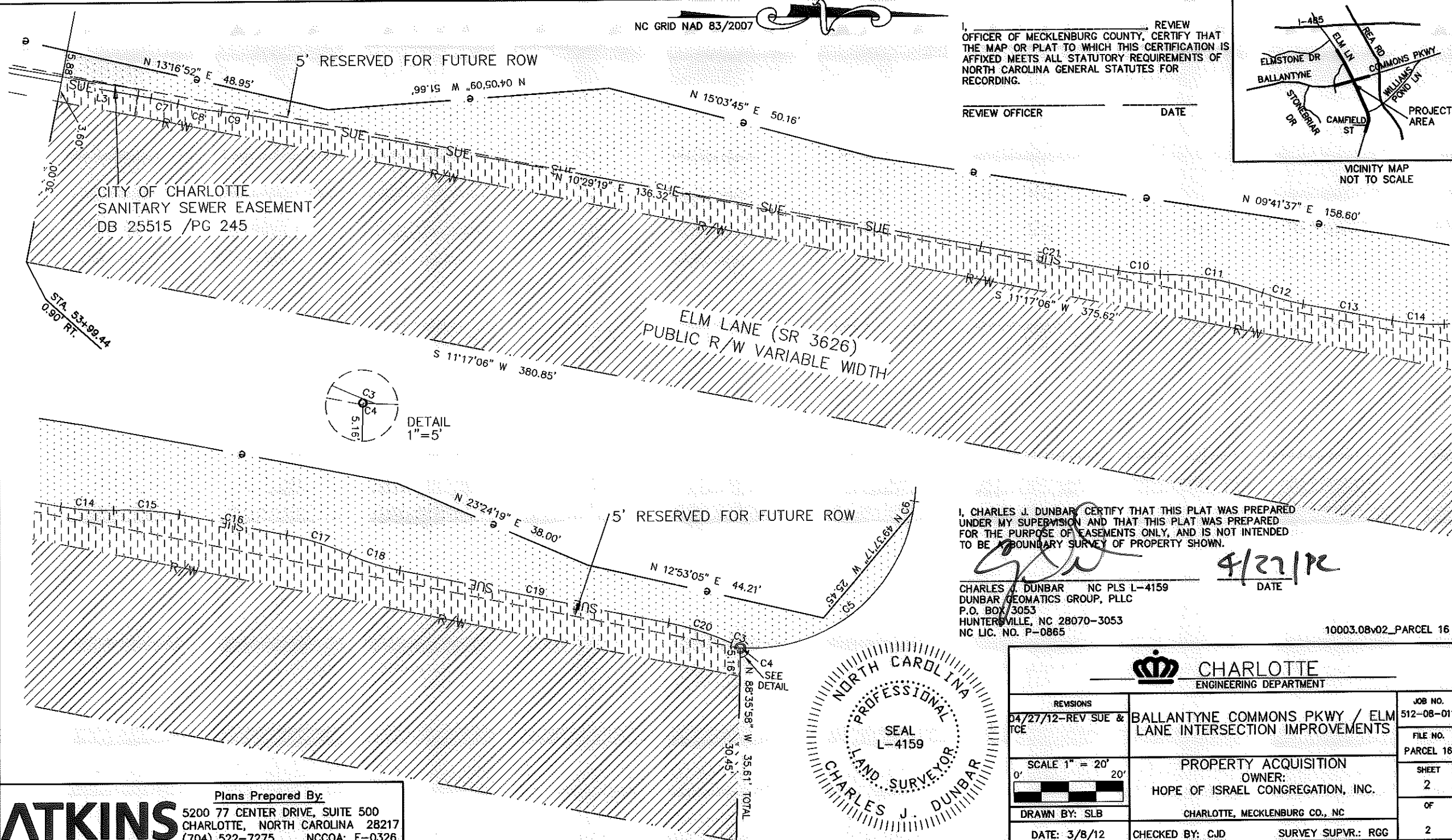
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VICINITY MAP NOT TO SCALE



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CHARLES J. DUNBAR NC PLS L-4159
DUNBAR GEOMATICS GROUP, PLLC
P.O. BOX 3053
HUNTERVILLE, NC 28070-3053
NC LIC. NO. P-0865

[Signature]
4/27/12
DATE

10003.08v02_PARCEL 16



ATKINS
Plans Prepared By:
5200 77 CENTER DRIVE, SUITE 500
CHARLOTTE, NORTH CAROLINA 28217
(704) 522-7275 NCCOA: F-0326

REVISIONS		JOB NO.
04/27/12-REV SUE & TCE	BALLANTYNE COMMONS PKWY / ELM LANE INTERSECTION IMPROVEMENTS	512-08-011
SCALE 1" = 20'		FILE NO.
		PARCEL 16
DRAWN BY: SLB		SHEET
DATE: 3/8/12		2
CHECKED BY: CJD		OF
SURVEY SUPVR.: RGG		2

ACQUISITION BY EL 27761 PL 572