2007210393 MAP BOOK 49 PAGE 143

NOTES:

1) THE PURPOSES OF THIS PLAT IS:
   A) TO ESTABLISH A CONSERVATION EASEMENT ALONG IRWIN CREEK.
2) THIS PLAN HAS BEEN PREPARED WITHOUT THE BENEFIT OF A REPORT OF TITLE. EXISTING PARCELS ARE SUBJECT TO ANY EASEMENTS OF RECORD THAT A REPORT OF TITLE MAY REVEAL.
3) THE BASIS OF THE MERIDIANS AND COORDINATES FOR THIS PLAT IS THE NORTH CAROLINA STATE PLANE COORDINATE SYSTEM, NORTH AMERICAN DATUM 1983 (N.C.S.P.C.S. NAD 83), BASED ON DIFFERENTIAL GPS OBSERVATIONS PERFORMED IN FEBRUARY 2007.
4) ALL DISTANCES ARE HORIZONTAL GROUND UNLESS OTHERWISE NOTED.
5) DEED AND PLAT REFERENCES: AS NOTED, AS RECORDED IN THE MECKLENBURG COUNTY REGISTER OF DEEDS.
6) THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.
7) THERE ARE NO PUBLISHED GEODETIC MONUMENTS WITHIN 2000 FEET OF THE SUBJECT PROPERTIES.
8) ADDITIONAL DOCUMENTS USED IN PRESENTATION OF THIS PLAT INCLUDE:
   A) PLAT ENTITLED: A PORTION OF ROLLINGWOOD #2, CHARLOTTE, N.C. DATED JUNE 1959, PREPARED BY DAVID R. LANTER, REGISTERED SURVEYOR.
   B) PLAT ENTITLED: A PORTION OF ROLLINGWOOD #2, CHARLOTTE, N.C. DATED OCTOBER 1959, PREPARED BY DAVID R. LANTER, REGISTERED SURVEYOR.
   C) PLAT ENTITLED: REID PARK, OWNED & DEVELOPED BY N.A. TREXLER, SURVEYED BY S.C. HARTLEY, DATED OCTOBER 1948.
9) STORM WATER IMPROVEMENT MANAGEMENT (SWIM) INFORMATION PROVIDED BY STEVE LAW OF THE MECKLENBURG COUNTY REAL ESTATE SERVICE DEPT.

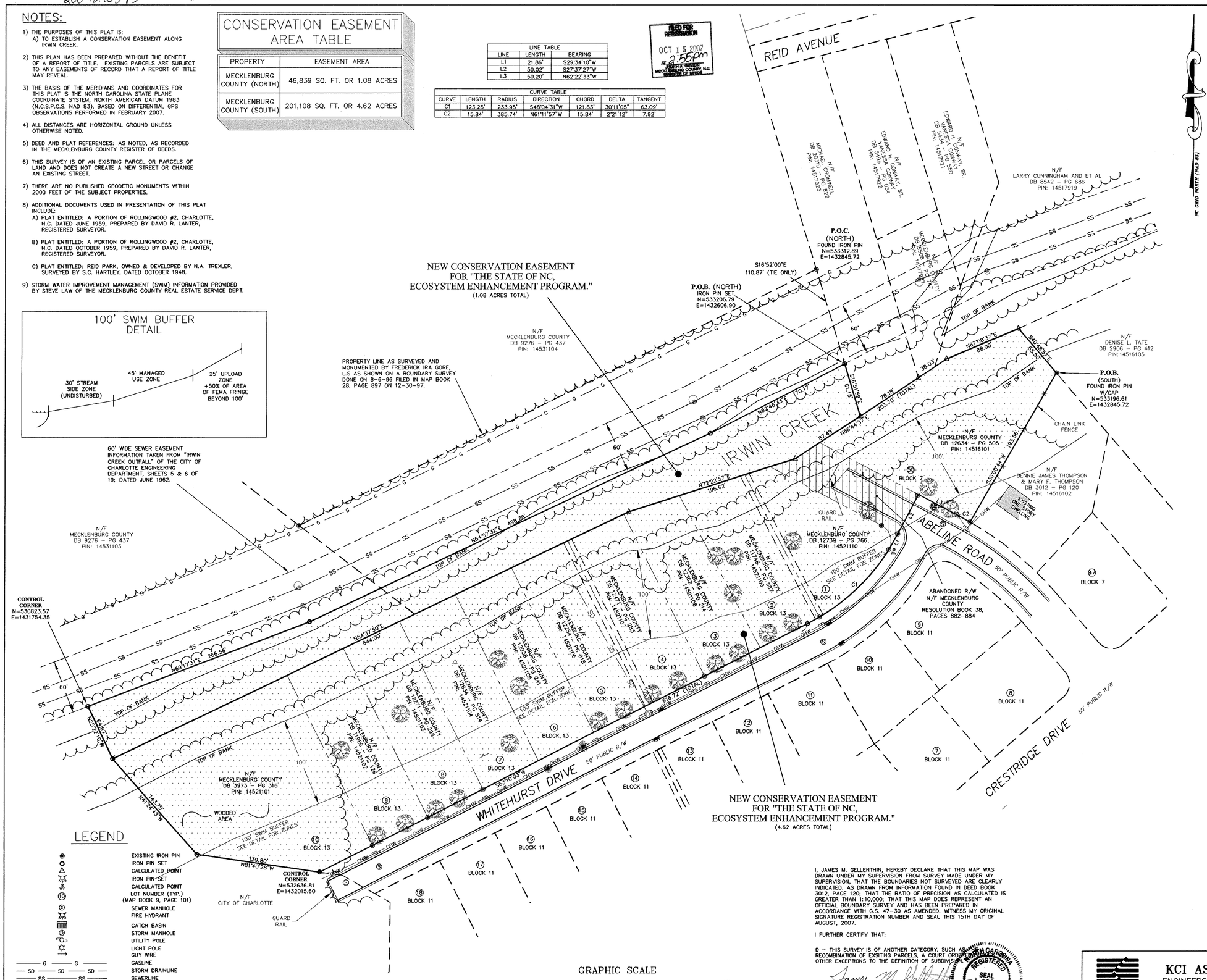
CONSERVATION EASEMENT AREA TABLE

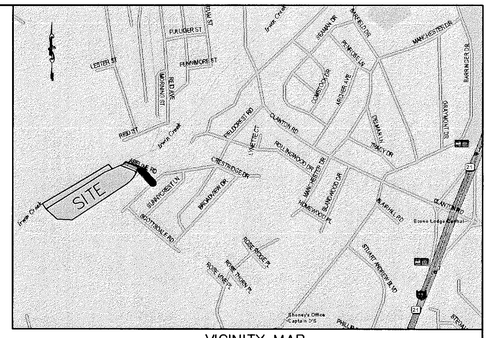
PROPERTY	EASEMENT AREA
MECKLENBURG COUNTY (NORTH)	46,839 SQ. FT. OR 1.08 ACRES
MECKLENBURG COUNTY (SOUTH)	201,108 SQ. FT. OR 4.62 ACRES

LINE TABLE		
LINE	LENGTH	BEARING
L1	21.86'	S29°34'10"W
L2	50.02'	S27°37'27"W
L3	50.20'	N62°22'33"W

CURVE TABLE						
CURVE	LENGTH	RADIUS	DIRECTION	CHORD	DELTA	TANGENT
C1	123.25'	233.95'	S48°04'31"W	121.83'	30°11'05"	63.09'
C2	15.84'	385.74'	N61°11'57"W	15.84'	2°21'12"	7.92'

FILED FOR REGISTRATION
OCT 15 2007
AT 2:55pm
JOSHUA A. WEAVER
MECKLENBURG COUNTY, N.C.
REGISTER OF DEEDS





VICINITY MAP
(NOT TO SCALE)

I, JOSHUA E WEAVER, REVIEW OFFICER OF MECKLENBURG COUNTY, CERTIFY THAT THE MAP OR PLAT WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER — DATE 8/23/2007

THIS IS PLAT NOT SUBJECT TO THE PROVISIONS OF THE CTY OF CHARLOTTE OR MECKLENBURG COUNTY SUBDIVISION ORDINANCES AND DOES NOT REQUIRE THE APPROVAL OF THE CHARLOTTE – MECKLENBURG PLANNING DEPARTMENT. HOWEVER, ANY FURTHER SUBDIVISION OF THIS PROPERTY MAY BE SUBJECT TO THESE PROVISIONS.

CHARLOTTE–MECKLENBURG PLANNING DEPARTMENT

PLANNING DEPARTMENT STAFF — DATE 8/23/2007

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE COUNTY OF MECKLENBURG, AND THAT I HEREBY ACCEPT AND ADOPT THIS RECORD PLAT & CONSERVATION EASEMENT WITH MY FREE CONSENT AND DEDICATE ALL EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

SIGNED: _____
MECKLENBURG COUNTY, OWNER

CONSERVATION EASEMENT (NORTHSIDE OF IRWIN CREEK)

Commencing at a FOUND IRON PIN on the north side of IRWIN CREEK at the southeast corner of the property of the County of Mecklenburg as shown in DEED BOOK 9276, Page 437 on a line located by Frederick Ira Gore, P.L.S. as shown on a boundary survey done Sept. 8th, 1996 and filed in MAP BOOK 28, Page 897;

Thence South 16°52'00" East, a distance of 110.87 feet to a point being the POINT OF BEGINNING;

Thence South 16°51'59" East, a distance of 61.15 feet to a point;
Thence South 56°44'37" West, a distance of 87.49 feet to a point;
Thence South 72°22'57" West, a distance of 196.62 feet to a point;
Thence South 64°37'50" West, a distance of 644.00 feet to a point;
Thence North 25°22'10" West, a distance of 64.97 feet to a point;
Thence North 69°17'31" East, a distance of 266.56 feet to a point;
Thence North 64°57'32" East, a distance of 498.78 feet to a point;
Thence North 62°46'33" East, a distance of 170.17 feet to the said POINT OF BEGINNING.
Containing 46,839 square feet or 1.08 acres, more or less.

CONSERVATION EASEMENT (SOUTHSIDE OF IRWIN CREEK)

Beginning at a FOUND IRON PIN at the northern corner of the Bennie James Thompson property as shown in DEED BOOK 3012, Page 120 and the eastern corner of the County of Mecklenburg property as shown in DEED BOOK 12634, Page 505 point, said point being the POINT OF BEGINNING;

Thence South 30°00'44" West, a distance of 193.56 feet to a FOUND IRON PIN at a point on a curve;

Thence northwesterly along the arc of the curve, a distance of 15.84 feet to a point, said curve having a radius of 385.74 feet, a chord bearing North 61°11'57" West, and a chord distance of 15.84 feet;

Thence North 62°22'33" West, a distance of 50.20 feet to a FOUND IRON PIN;
Thence South 27°37'27" West, a distance of 50.02 feet to a FOUND IRON PIN;
Thence South 29°34'10" West, a distance of 21.86 feet to a FOUND IRON PIN at a point of curvature;

Thence southwesterly along the arc of the curve, a distance of 123.25 feet to a FOUND IRON PIN, said curve having a radius of 233.95 feet, a chord bearing South 48°04'31" West, and a chord distance of 121.83 feet;

Thence South 63°10'03" West, a distance of 616.72 feet to a point;
Thence North 81°40'28" West, a distance of 139.80 feet to a point;
Thence North 41°24'43" West, a distance of 143.75 feet to a point;
Thence North 64°37'50" East, a distance of 644.00 feet to a point;
Thence North 72°22'57" East, a distance of 196.62 feet to a point;
Thence North 56°44'37" East, a distance of 203.70 feet to a point;
Thence North 67°08'37" East, a distance of 88.00 feet to a point;
Thence South 40°48'57" East, a distance of 65.50 feet to the said POINT OF BEGINNING.
Containing 201,108 square feet or 4.62 acres, more or less.

LEGEND

- EXISTING IRON PIN
- IRON PIN SET
- CALCULATED POINT
- IRON PIN-SET
- CALCULATED POINT
- LOT NUMBER (TYP.) (MAP BOOK 9, PAGE 101)
- SEWER MANHOLE
- FIRE HYDRANT
- CATCH BASIN
- STORM MANHOLE
- UTILITY POLE
- LIGHT POLE
- GUY WIRE
- GASLINE
- STORM DRAINLINE
- SEWERLINE
- OVERHEAD UTILITY LINE
- TREE LINE
- CONSERVATION EASEMENT AREA (SHOWN HEREON)

GRAPHIC SCALE
50 0 25 50 100 200
(IN FEET)
1 inch = 50 ft.

I, JAMES M. GELLENTHIN, HEREBY DECLARE THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM SURVEY MADE UNDER MY SUPERVISION, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED, AS DRAWN FROM INFORMATION FOUND IN DEED BOOK 3012, PAGE 120; THAT THE RATIO OF PRECISION AS CALCULATED IS GREATER THAN 1:10,000; THAT THIS MAP DOES REPRESENT AN OFFICIAL BOUNDARY SURVEY AND HAS BEEN PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE REGISTRATION NUMBER AND SEAL THIS 15TH DAY OF AUGUST, 2007.

I FURTHER CERTIFY THAT:

D – THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXSITING PARCELS, A COURT ORDERED SURVEY OR OTHER EXCEPTIONS TO THE DEFINITION OF SUBDIVISION.

NORTH CAROLINA REGISTRATION NUMBER L-3860
JAMES M. GELLENTHIN

NORTH CAROLINA REGISTERED SEAL L-3860 LAND SURVEYOR JAMES M. GELLENTHIN

12070094A

DRAWN BY CDR/JRG

KCI ASSOCIATES OF NORTH CAROLINA

KCI ASSOCIATES OF N.C.
ENGINEERS, SURVEYORS AND PLANNERS
4601 SIX FORKS ROAD, SUITE 220
RALEIGH, NC 27609
PHONE (919) 783-9214 * FAX (919) 783-9266

CONSERVATION EASEMENT PLAT
FOR
IRWIN CREEK
CITY OF CHARLOTTE
MECKLENBURG COUNTY
NORTH CAROLINA

DATE:	SCALE:	SHEET:
FEB 5, 2007	1" = 50'	1 OF 1

FOR REGISTRATION JUDITH A. GIBSON
REGISTER OF DEEDS
MECKLENBURG COUNTY, NC
2007 OCT 15 02:55 PM
BK:49 PG:143-144 FEE:$21.00

INSTRUMENT # 2007210393

2007210393

JUDITH A. GIBSON
REGISTER OF DEEDS, MECKLENBURG
COUNTY & COURTS OFFICE BUILDING
720 EAST FOURTH STREET
CHARLOTTE, NC 28202

PLEASE RETAIN YELLOW TRAILER PAGE

It is part of the recorded document, and must be submitted with original for re-recording and/or cancellation.

****

Filed For Registration:	**10/15/2007 02:55 PM**
Book:	**MAP 49 Page: 143-144**
Document No.:	**2007210393**
	MAP 2 PGS $21.00
Recorder:	**TERESITA BYRUM**

2007210393