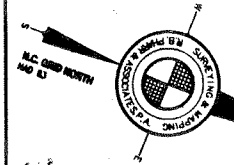


# 2006056887

# A PLAT SHOWING: PROMENADE VILLAGE PHASE II

MAP 2  
CITY OF CHARLOTTE, MECKLENBURG COUNTY, NC  
TAX PARCEL: 049-331-29

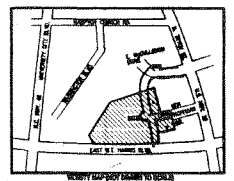
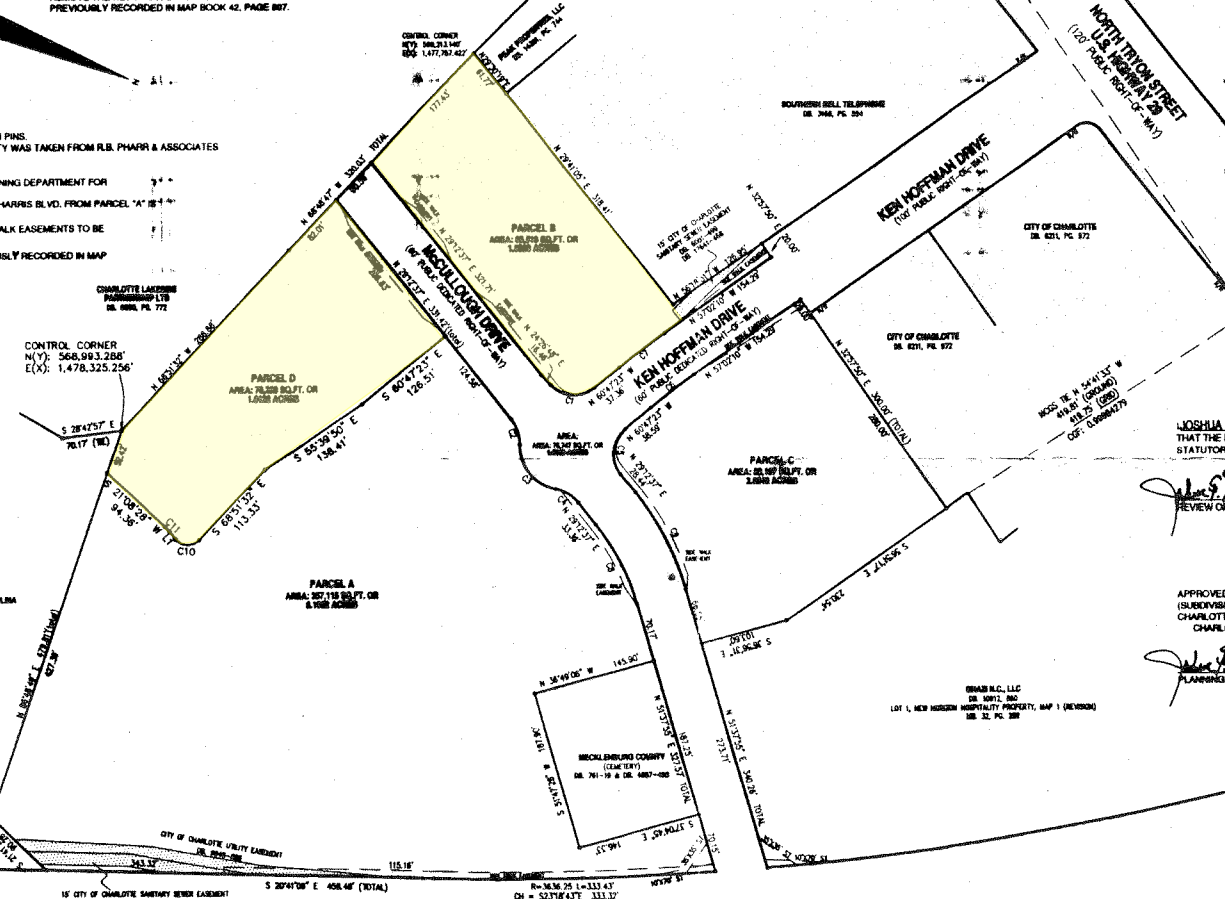
OWNER:  
ST. JAMES PLACE OF CHARLOTTE, LLC  
REFERENCE: DEED BOOK 13697-368  
AREA DEDICATED AS NEW RW: 76,747 SQ. FT. OR 1.7619 ACRES  
TOTAL AREA IN LOTS: 985,029 SQ. FT. OR 13.4304 ACRES  
TOTAL AREA IN PLAT: 861,778 SQ. FT. OR 15.1923 ACRES  
FEBRUARY 6, 2006



THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE PARCEL A, AND TO REMOVE THE RECIPROCAL INGRESS EGRESS EASEMENT ON PARCEL C PREVIOUSLY RECORDED IN MAP BOOK 42, PAGE 807.

- NOTES:
1. ALL LOT CORNERS ARE MARKED WITH IRON PINS.
  2. THE BOUNDARY OF THE SUBJECT PROPERTY WAS TAKEN FROM R.B. PHARR & ASSOCIATES MAP W-2078 DATED NOVEMBER 21, 2000.
  3. SUBJECT PROPERTY IS ZONED MUD-D
  4. CONTACT THE MECKLENBURG COUNTY ZONING DEPARTMENT FOR FURTHER INFORMATION.
  5. DIRECT VEHICULAR ACCESS TO EAST W.T. HARRIS BLVD. FROM PARCEL "A" IS PROHIBITED.
  6. THE SIDEWALKS CONTAINED IN THE SIDEWALK EASEMENTS TO BE MAINTAINED BY THE CITY OF CHARLOTTE.
  7. THIS PLAT SUPERCEDES THE MAP PREVIOUSLY RECORDED IN MAP BOOK 42, PAGE 807.

REGISTER OF DEEDS  
CERTIFIED TO BE A TRUE AND CORRECT COPY OF THE ORIGINAL MAP RECORDED IN BOOK 48 PAGE 499  
DATE March 27, 2006  
JUDITH A. GIBSON, REGISTER OF DEEDS  
By *Margaret H. Hill* DEPUTY



State of North Carolina  
County of Mecklenburg  
I, the undersigned surveyor, certify that the plat was drawn under my supervision from an actual survey made under my supervision; that the boundaries not surveyed are clearly indicated as drawn from information as referenced on the face of this plat; that the ratio of precision as calculated exceeds 1:10,000 linear feet; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my signature, license number and seal this 6th day of FEBRUARY, 2006.  
This plat creates a subdivision of land within a county or municipality that has and ordinance that regulates parcels of land.



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

*Joshua F. Weaver*  
REVIEW OFFICER  
DATE



APPROVED IN ACCORDANCE WITH THE PROVISIONS OF CHAPTER 20 (SUBDIVISION ORDINANCE) OF THE CITY CODE OF THE CITY OF CHARLOTTE, NORTH CAROLINA  
CHARLOTTE-MECKLENBURG PLANNING COMMISSION

*Joshua F. Weaver*  
PLANNING COMMISSION STAFF  
DATE

EAST W.T. HARRIS BOULEVARD  
(200' PUBLIC RIGHT-OF-WAY)  
M.C.D. 1 HOVWAY PROJECT: 827/4607 & 6,872/84  
(HOVWAY MAP VOL. 2, PAGES 51 & 52)

FLOOD CERTIFICATION  
THIS IS TO CERTIFY THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, DATED FEBRUARY 4, 2004, PANEL # 570158 0129 E.



LINE TABLE		
LINE	LENGTH	BEARING
L1	11.34'	S. 29°12'37" W

CURVE TABLE				
CURVE	RADIUS	ARC	BEARING	CHORD
C1	38.00	56.53	N16°14'18" W	51.45
C2	45.00	31.47	N45°14'33" E	30.83
C3	53.00	74.12	N28°12'37" E	68.23
C4	45.00	31.47	N02°10'39" E	30.83
C5	38.00	56.89	N74°12'37" E	55.74
C6	970.00	43.55	N55°54'46" W	63.54
C7	1030.00	67.48	N55°54'46" W	67.47
C8	270.00	105.68	N40°25'16" E	104.99
C9	330.00	128.14	N40°25'16" E	128.32
C10	18.50	31.87	N15°49'28" W	27.84
C11	49.50	7.24	S24°38'10" W	7.23