

14628 YOUNGBLOOD RD

21724133

1/7/2008

duponbj

Groundwater and Wastewater Services File Imaging Project
May 2007
Barcode Font = IDAutomationHC39M

APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SUBDIVISION ORDINANCE OF MECKLENBURG COUNTY, NORTH CAROLINA.
CHARLOTTE–MECKLENBURG PLANNING COMMISSION

PLANNING COMMISSION STAFF _____ DATE _____

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 _____

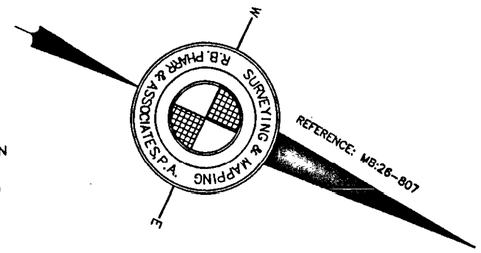
THIS SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDMAMCE THAT REGULATES PARCELS OF LAND.

A PLAT SHOWING

THE ODOM PROPERTY-MAP 2

STEELE CREEK TOWNSHIP, MECKLENBURG COUNTY, NC

PROPERTY INFORMATION
OWNER: JANE L. ODOM
TAX NO:217-241-10
REFERENCE: DB:8067-759



TOTAL AREA
98,690 SQ.FT.
2.2656 ACRES

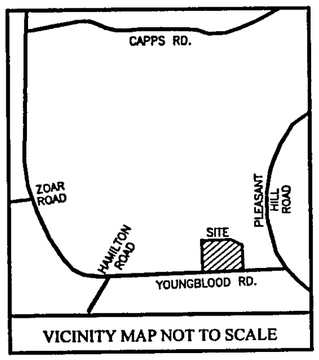
SCALE 1"=30'
NOVEMBER 20, 2002

60 30 0 30 60
Scale 1"=30'

RUSSELL A. DAVEY
DB:3997-246 & 8114-540

PERPARED BY
R.B. PHARR & ASSOCIATES, P.A.
SURVEYING & MAPPING
420 HAWTHORNE LANE CHARLOTTE, N.C. 28204 TEL. (704) 376-2186

CREW:	DRAWN:	REVISED:
JL	BW	



VICINITY MAP NOT TO SCALE

NOTES

1. THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THE SUBJECT PROPERTY INTO 3 NEW LOTS AS SHOWN.
2. SUBJECT PROPERTY IS ZONED R-3 SETBACKS ARE AS FOLLOWS:
   FRONT 30'
   SIDE 6'
   REAR 45'

TIE: S63°33'56"W 52.88

EIR

N26°31'39"W 258.02 (TOTAL)

EIR (CONTROL CORNER) — NIR — 120.11 — EIR (CONTROL CORNER) — NIR — 17.80 — N02°00'35"E 116.31 — EIR

TIE: N26°25'13"W 120.00 — EIR

45' ZONING SETBACK

Repair Area

4 Bedroom House

40'

200'

166'

LOT 3

AREA
33,815 SQ.FT.
0.7763 ACRES

LOT 2

AREA
33,845 SQ.FT.
0.7770 ACRES

LOT 1

AREA
31,030 SQ.FT.
0.7123 ACRES

4 Bedroom

Existing well

Proposed well

Existing Gravel Drive to be Extended

6' ZONING SETBACK

30' ZONING SETBACK

75'

60'

50'

120'

135'

N63°35'31"E 281.96

N63°35'31"E 281.91

N63°35'18"E 226.59

S63°35'30"W 281.41

CAROLYN H. & JEFFORY D. PRAY
DB:8646-543

HAROLD R. & DOLORES M. BRAY
DB:8949-486
THE ODOM PROPERTY, MAP 1
TRACT 2, MB:26-807

120.11

R/W — EIR — NIR — NIR — NCGS (GRIFFTH) NORTHING:492,931.9013 EASTING:1,399,666.6823 — NIR — R/W

TIE: N32°35'56"W 271.36 — EN

S26°24'29"E 360.33 (TOTAL)

(GROUND DISTANCE) TIE: S30°13'04"E 51.67

YOUNGBLOOD ROAD S.R. 1102
(60' PUBLIC R/W MB:26-807)

R/W

R/W

LEGEND

NCGS – NORTH CAROLINA GEODETIC SURVEY
EIR – EXISTING IRON ROD
EN – EXISTING NAIL
NIR – NEW IRON ROD
MB – MAP BOOK
DB – DEED BOOK
R/W – RIGHT-OF-WAY
SQ.FT. – SQUARE FEET

State of North Carolina
County of Mecklenburg
I, the undersigned surveyor, certify that this 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 20TH day of NOVEMBER, 2002.

Signed _____
N.C. Professional Land Surveyor

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE THE SUBJECT PROPERTY AS SHOWN HEREON.

SUBJECT PROPERTY PREVIOUSLY RECORDED IN MB:26–807 AS TRACT 1. THIS PLAT SUPERCEEDS MB:26–807 WITH RESPECT TO LOTS 1, 2, & 3 AS SHOWN HEREON.

THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE COMMITMENT REPORT. R.B. PHARR & ASSOCIATES, P.A. DOES NOT CLAIM THAT ALL MATTERS OF RECORD WHICH MAY OR MAY NOT AFFECT THE SUBJECT PROPERTY ARE SHOWN HEREON.

PHYSICAL IMPROVEMENTS EXIST ON SUBJECT PROPERTY THAT ARE NOT SHOWN HEREON.

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 3, 1993. PANEL #3701580170B.

JOB NO: 57597
MAP FILE NO: XX-2794