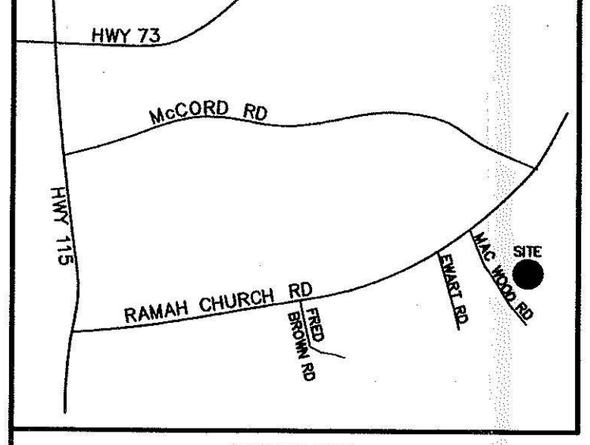


VICINITY MAP

STATE OF NORTH CAROLINA
COUNTY OF MECKLENBURG

I, Scott Moore, 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 10/4/04

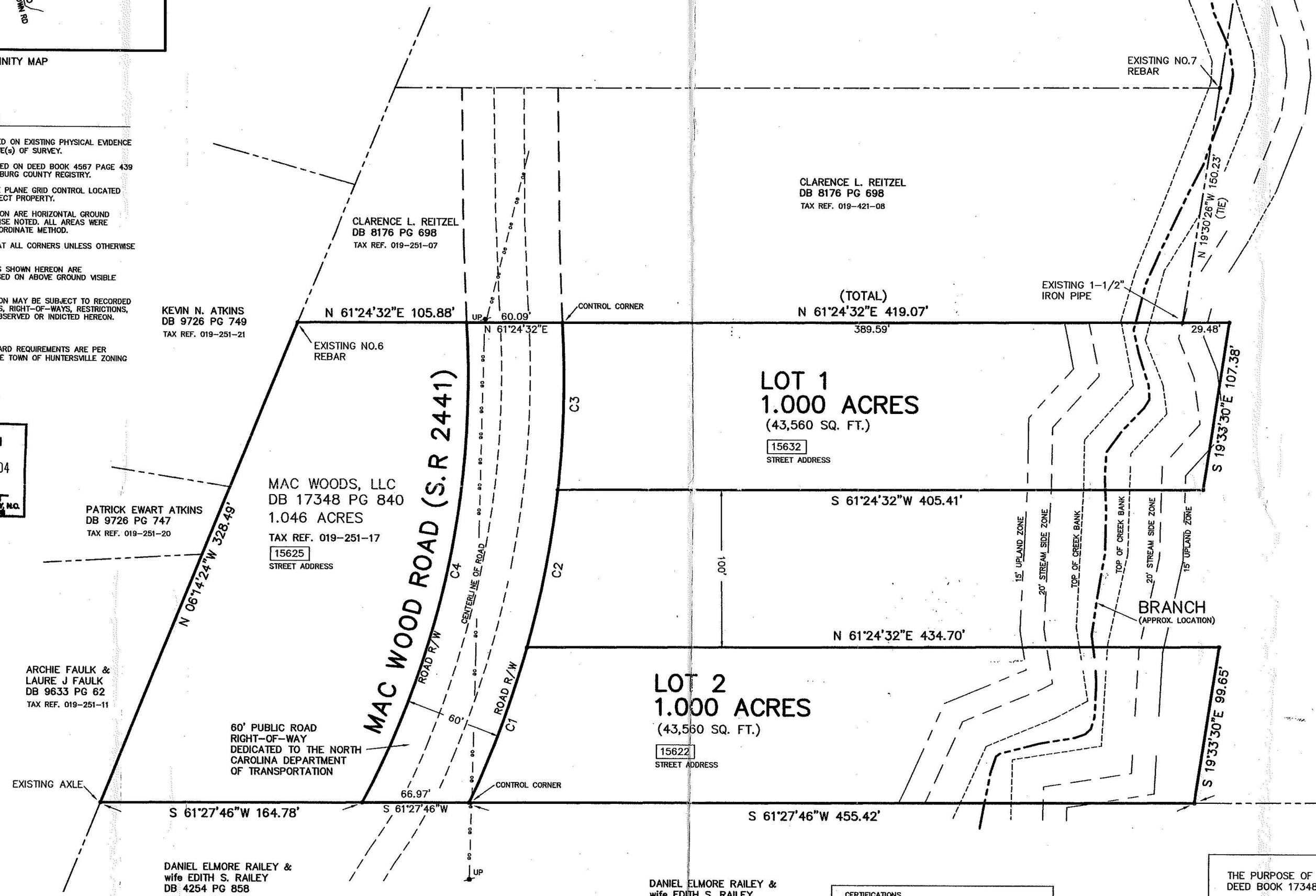
GENERAL NOTES:

1. BOUNDARY SURVEY IS BASED ON EXISTING PHYSICAL EVIDENCE OBSERVED IN FIELD ON DATE(s) OF SURVEY.
2. NORTH ORIENTATION IS BASED ON DEED BOOK 4567 PAGE 439 RECORDED IN THE MECKLENBURG COUNTY REGISTRY.
3. NO NORTH CAROLINA STATE PLANE GRID CONTROL LOCATED WITHIN 2000 FEET OF SUBJECT PROPERTY.
4. ALL DISTANCE SHOWN HEREON ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED. ALL AREAS WERE CALCULATED USING THE COORDINATE METHOD.
5. IRON PINS FOUND OR SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
6. THE LOCATIONS OF UTILITIES SHOWN HEREON ARE APPROXIMATE AND ARE BASED ON ABOVE GROUND VISIBLE APPURTENANCE.
7. PROPERTY AS SHOWN HEREON MAY BE SUBJECT TO RECORDED OR UNRECORDED EASEMENTS, RIGHT-OF-WAYS, RESTRICTIONS, AND OR CONDITIONS NOT OBSERVED OR INDICTED HEREON.
8. ZONING: RURAL (R)
9. BUILD TO LINES AND ALL YARD REQUIREMENTS ARE PER ARTICLE 4, TYPE "A" OF THE TOWN OF HUNTERSVILLE ZONING ORDINANCE.

FILED FOR REGISTRATION
OCT 06 2004
AT 3:01
JUDITH A. GIBSON
MECKLENBURG COUNTY, N.C.
REGISTER OF DEEDS

CURVE TABLE

Curve	Radius	Length	Chord	Chord Bear.
C1	638.03'	104.63'	104.51'	N 08°14'00" W
C2	638.03'	102.01'	101.90'	N 17°30'41" W
C3	638.03'	106.22'	106.09'	N 26°51'38" W
C4	578.03'	314.93'	311.05'	S 16°20'14" E



Filed
5-74B
55-57B

FLOODWAY NOTE:

THE PROPERTY SHOWN HEREON IS NOT SITUATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY FEMA FLOOD INSURANCE RATE MAP COMMUNITY PANEL NO. 370158-0040-B WITH AN EFFECTIVE DATE OF JUNE 1st, 1981 AND REVISED FEBRUARY 3rd, 1993.

JUDITH A. GIBSON REGISTER OF DEEDS MECKLENBURG COUNTY, N.C.

LOT 3
MAC WOODS, LLC
DB 17348 PG 840
TAX REF. 019-421-09
12.278 ACRES
15626
STREET ADDRESS

CERTIFIED TO BE A TRUE AND CORRECT COPY OF THE ORIGINAL MAP RECORDED IN BOOK 42 PAGE 421.
DATE: 10-6-04
JUDITH A. GIBSON, REGISTER OF DEEDS
BY: Lisa C. Sharpe DEPUTY

THE PURPOSE OF THIS MAP IS TO SUBDIVIDE A PORTION OF DEED BOOK 17348 PAGE 840 INTO GIFT LOTS 1 & 2.

50 0 50 100 150
GRAPHIC SCALE – FEET

CERTIFICATE OF OWNERSHIP AND DEDICATION:

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. FUTHERMORE, I DEDICATE ALL SEWER LINES AND ALL WATER LINES TO THE CHARLOTTE-MECKLENBURG UTILITY DEPARTMENT, IF APPLICABLE.

10/1/04 — OWNER(s)

THIS PLAT REPRESENTS A DIVISION OF PROPERTY WITHIN THE JURISDICTION OF THE TOWN OF HUNTERSVILLE THAT MAY OR MAY NOT RESULT IN THE CREATION OF TRACTS OF LAND THAT ARE COMPLIANT WITH THE STANDARDS OF THE ZONING AND SUBDIVISION ORDINANCE. IT IS NOT SUBJECT TO THE PROVISIONS OF THE HUNTERSVILLE SUBDIVISION ORDINANCE AND DOES NOT REQUIRE THE APPROVAL OF THE HUNTERSVILLE BOARD OF COMMISSIONERS. HOWEVER, ANY FURTHER SUBDIVISION OF THIS PROPERTY MAY BE SUBJECT TO THESE PROVISIONS.

TOWN PLANNER — DATE 10/4/04

NORTH CAROLINA PROFESSIONAL SEAL L-3470 LAND SURVEYOR EDWIN S. GODSEY

CERTIFICATIONS

I, EDWIN S. GODSEY, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, FROM DEED BOOK AS SHOWN, PAGE AS SHOWN; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN BOOK AS SHOWN, PAGE AS SHOWN; THAT THE RATIO OF PRECISION AS CALCULATED IS 1: 1:15,000; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 21st DAY OF SEPTEMBER, A.D., 2004.

THIS IS TO CERTIFY THAT THE SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT ORDERD SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION.

EDWIN S. GODSEY, PLS - L3470
LANDTEC

HUNTERSVILLE TOWNSHIP
MECKLENBURG COUNTY, NORTH CAROLINA
EXEMPT PLAT FOR:

MAC WOODS SUBDIVISION

RECORD OWNER: MAC WOODS, LLC (DEED BOOK 17348 PAGE 840)
20329 PINEHURST DRIVE CORNELIUS, NORTH CAROLINA 28031

SURVEYED BY:	SURVEY DATE(S):	PROJECT NUMBER:
mb,eg	6-04	04017.10
DRAWN BY:	PLAT DATE:	DRAWING NAME:
cad	6-04	04017
CHECKED BY:	DRAWING SCALE:	FIELD BOOK:
eg	1"=50'	04-01

LANDTEC SURVEYING ▪ PLANNING
P.O. BOX 480237
CHARLOTTE, NC 28269
OFFICE 704-948-5446
FAX 704-948-8646