

5640 OLD DOWD RD

5/21/2007

duponbj

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

#4588A

ADAMS

RECEIVED
MECKLENBURG COUNTY
HEALTH DEPT.
AUG 1 1989
ENVIRONMENTAL HEALTH
DIVISION

July 31, 1989

Mecklenburg County Department of
Environmental Health
1200 Blythe Blvd.
Charlotte, NC 28203

Attn: Iris Rhinehardt

Re: Tax Parcel #115-152-04

Dear Ms. Rhinehardt:

Sometime ago, you did a soil test for us, copy attached. I would like to know what kind of septic system would be acceptable and an estimate of what you think it might cost.

We want to build a building with 5,000 sq. ft. of office space and 10,000 sq. ft. of shop area.

Approximately 20 people would be in the office during the day. Most of our work is done away from the office.

Please call me if you have any questions. I need this as soon as possible and appreciate your help.

Sincerely,

Jeri Hagler

Jeri Hagler
Director of Real Estate

JH/pr

Phone Conversation with Ms. Hagler 8-2-89. I told her that she needs a soil test and gave her general specifications for drainfield design

Jim Ennis

Adams Outdoor Advertising
1134 North Graham Street, P.O. Box 31144, Charlotte, North Carolina 28231, (704) 373-1700

#4588A

MECKLENBURG COUNTY

Department of Environmental Health

May 26, 1988

Mamie A. Reid Heirs
c/o Hubert Reid
12808 Winget Road
Charlotte, NC 28217

Dear Mr. Reid:

A pre-preliminary investigation of soils and topography was made on the tract (parcel 115-152-04) located on Old Dowd Road. A soils map of the tract was prepared and a copy is enclosed.

The areas shaded yellow on the enclosed map appear to be dominantly unacceptable for the installation of septic tank systems. These areas consist of complex slopes and ditches. These areas have irregular topography that is not adaptable for the installation of septic tank systems. These areas also tend to collect and channel surface water runoff.

The area shaded green on the map is an area of badly mixed soils. A variety of soil conditions is present in this area. Some borings in soils shallower than thirty-six inches to saprolite were noted. Indications of seasonal perched water were found in spots at depths of approximately twenty-four to thirty inches. Some platy structure may also be present in the area. Additional investigation would be necessary to determine the exact soil conditions in this area due to the extreme mixing.

The soils in the unshaded areas appear to be dominantly acceptable for the installation of septic tank systems. These soils have clay subsoil horizons that are blocky with respect to structure. Depth to saprolite and ground water is greater than thirty-six inches. Slopes range to approximately twelve percent. Please note that this report does not express or imply individual lot approval for septic tank system installation. Individual lot approval is based in part on the satisfactory completion of an individual investigation with lot lines and corners established. No lots are currently established on the tract. Note also that inclusions of soils other than those observed may be found to occur pending additional investigation with established reference points. Please contact me if you have any questions concerning this report.

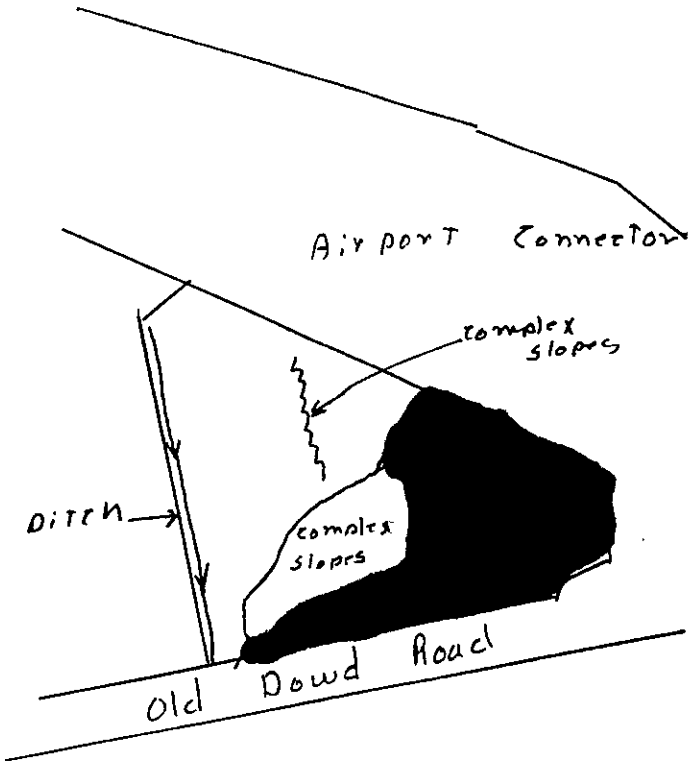
Sincerely,

William R. Marlin

William R. Marlin
Soil Scientist

1200 Blythe Boulevard • Charlotte, North Carolina 28203 • (704) 376-4603

Pre-Preliminary 115-152-04



☐ Soils Appearing To Be Dominantly Acceptable For Septic Tank System Installation

■ mixed soils

☐ Areas Appearing To Be Dominantly Unacceptable For Septic Tank System Installation

W.A. Marlin Soil Scientist
5-26-96

5/24/88 PD 135.00 CK# 3704 DK

APPLICATION FOR SOIL INVESTIGATION

MECKLENBURG COUNTY · ENVIRONMENTAL HEALTH ·

1200 BLYTHE BOULEVARD
CHARLOTTE, NC 28203
PHONE (704) 376-4603

(OFFICE USE ONLY)

FILE: 4588A

TC: 115-152-04

☐ PC ☐ REPT

JOB LOCATION

① ADDRESS: Old Dowd Rd. @ Aieport Connector

② SUBDIVISION: — ③ LOT: _____ ④ BLOCK: _____

⑤ PARCEL REFERENCE: BOOK NO.: 115 PAGE NO.: 15 PARCEL NO.: 04

⑥ DEED REFERENCE: BOOK NO.: 2593 PAGE NO.: 226

OWNER

⑦ NAME: Mamie (FIRST) Auten (MIDDLE) Reid (LAST) Heirs

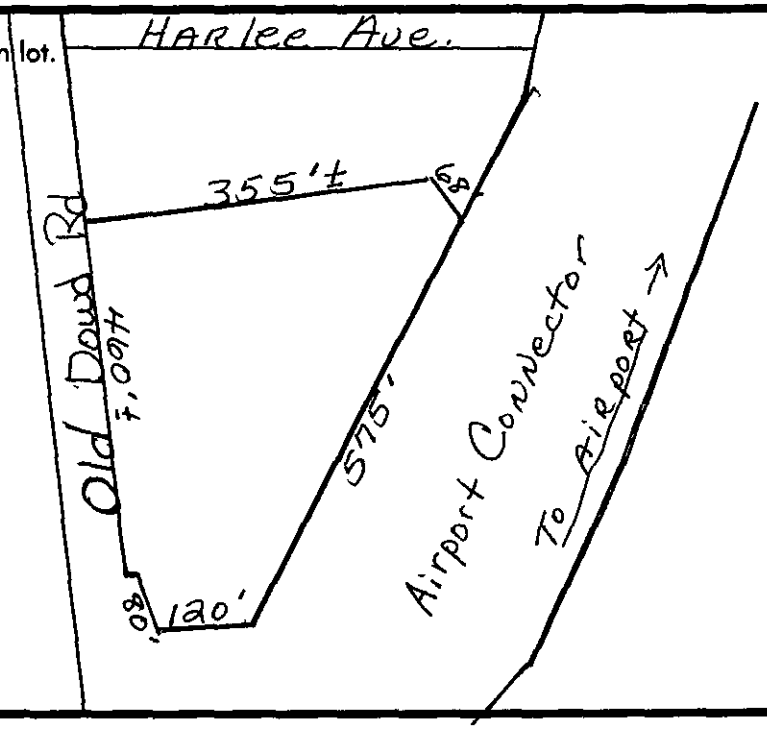
⑧ MAILING ADDRESS: 12808 Winget Rd.

⑨ CITY: Charlotte ⑩ STATE: NC ⑪ ZIP: 28217

Call Jeri Hagler

⑫ PHONE: (WORK) 373-1700 (HOME) 393-2718 - Jeri Hagler

⑬ Accurately diagram and dimension lot.



⑭ The undersigned, owner of the property described above as the "JOB LOCATION" has read the foregoing application, acknowledges that the contents of same are true, and authorizes agents of the MECKLENBURG COUNTY DEPARTMENT OF ENVIRONMENTAL HEALTH to enter onto the property for the purpose of processing this request.

Signed: Herbert Reid

Date: May 24, 1988

Mecklenburg County services are available without regard to ethnic origin, sex, or disability.

WHITE - ENVIRONMENTAL HEALTH DEPARTMENT'S COPY ● CANARY - ENVIRONMENTALIST'S COPY ● PINK - OWNER'S COPY

STATE OF NORTH CAROLINA
MECKLENBURG COUNTY

INDIVIDUAL DEED

Printed and For Sale by
Kale-Lawing Co., Charlotte, N. C.

This Deed

Made this 3rd day of November, A. D. 1964 by and between

ROBERT WILSON REID and wife, THELMA S. REID;
HERBERT L. REID and wife, PENELOPE C. REID;
JANIE REID CATHEY and husband, BLAIR H. CATHEY;
DONALD M. REID (Single)

of the County of _____ and State of _____
parties of the first part, and

MAMIE AUTEN REID

of the County of Mecklenburg and State of North Carolina
party of the second part:

WITNESSETH, that the said parties of the first part, in consideration of ONE HUNDRED AND NO/100 DOLLARS AND OTHER VALUABLE CONSIDERATIONS ~~Dollars~~ to them paid by the party of the second part, the receipt of which is hereby acknowledged have bargained and sold, and by these presents do grant, bargain, sell and convey unto the said party of the second part and her heirs, all that certain lot _____ of land, situate, lying and being in Berryhill Township, Mecklenburg County, State of North Carolina, and more particularly described as follows:

KNOWN as a part of the J. Milton Reid tract lying on the old Charlotte-Gastonia Road (Old Dowd Road) described particularly by metes and bounds as follows:
BEGINNING at a stone, an old corner of the Ned Hill land and runs thence N 86-3/4 E 495 feet crossing a branch to a stone, an old corner of the D. K. Sing tract, now Helms land, and runs thence South with said Helms line S 20 E 422.5 feet to an iron; thence continuing with said Helms line S 1 E 402 feet to a stake in the center of the old Gastonia Road; thence with the center of said road three calls: (1) S 61¼ W 75 feet to a stake; (2) thence S 74-3/4 W 75 feet to a stake; (3) S 85½ W 75 feet to a stake; thence S 86 W 91 feet to a stake in the southerly edge of the said road; thence with the southerly edge of the said road N 80 W 989 feet to an iron in the southerly edge of said road; thence with the Fred O. Reid line and with the Charlie Reid line N 10 E 1514 feet to an iron by a Black Oak in the J. P. Sloan Estate line; thence with the said J. P. Sloan line N 85 E 431.5 feet to a pine; thence S 4 W 870 feet to the point and place of Beginning, containing 26.34 acres.

The above captioned property was conveyed by J. Milton Reid by deed recorded in Book 165, at page 224 to Nancy Jane Reid, his wife; Robert E. Reid, Claude William Reid; Charlie Reid and Fred Olin Reid, as tenants in common. Nancy Jane Reid (widow of J. Milton Reid) died intestate in 1927. Claude W. Reid and wife, Fred O. Reid and wife, and Charlie Reid (single) conveyed their undivided interest in the

E. Reid by deed recorded in Book 1000 at page 41 in the [illegible] Register of Deeds for Mecklenburg County, N.C.

TO HAVE AND TO HOLD the aforesaid parcel of land and all privileges and appurtenances thereto belonging to the said party of the second part and her heirs and assigns, to her only use and behoof forever.

And the parties of the first part, for themselves and their heirs, executors and administrators, covenant with the said party of the second part her heirs and assigns, that they are seized of said premises in fee, and have right to convey the same in fee simple; that the same are free and clear from all incumbrances, and that they will warrant and defend the said title to the same against the lawful claims of all persons whomsoever.

IN TESTIMONY WHEREOF, the said parties of the first part to these presents have hereunto set their hands and seal, the day and year above written.

Signed, sealed and delivered

in the presence of

May L. Parker

Robert wilson Reid (Seal)
Robert Wilson Reid.

Thelma S. Reid (Seal)
Thelma S. Reid

Herbert L. Reid (Seal)
Herbert L. Reid

Penelope C. Reid (Seal)
Penelope C. Reid

Janie Reid Cathey (SEAL)
Janie Reid Cathey

Blair H. Cathey (SEAL)
Blair H. Cathey

Donald M. Reid (SEAL)
Donald M. Reid