

PROVIDENCE ACRES LOTS 8,9

5/23/2007

duponbj

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

Mecklenburg County
Health Department

Basil G. Deltu, M.D., M.P.H.
Health Director

August 17th, 1988

Leonard George Gabbidon
1600 First Southeastern Center
Charlotte, NC 28284

RE: Property located at Kuykendall Road
FILE: 4807A
PARCEL: 22724313

Dear Sir:

At your request, a field investigation was conducted on the property designated above for the purpose of determining site suitability for the installation of a ground absorption sewage disposal system. The property was found to contain a limited area of soils which were classified as provisionally suitable for such an installation. A copy of the Site Evaluation Report (Serial Number 15460) is enclosed for your information.

Should you desire to file for permission to install a ground absorption sewage disposal system, please submit an Application For An Improvement Permit with an ACCURATELY dimensioned plot plan detailing the location of current and/or proposed buildings, wells and sewage disposal systems to this office. The plan will be reviewed and if it is found that the area of provisionally suitable soils is adequate for the proposed construction, an Improvement Permit will be issued by this Department.

If I may be of assistance, please do not hesitate to contact me.

Very truly yours,

Sylvia D. Daniel

Sylvia D. Daniel, R.S., Supervisor
On Premises Waste Disposal & Water Supply

Enclosure

MECKLENBURG COUNTY ENVIRONMENTAL HEALTH
SITE EVALUATION REPORT
SERIAL NUMBER 15460

File: 4807A Action 1

Parcel: 22724313 ☐ PC

Location: Kuykendall Road

Subdivision:

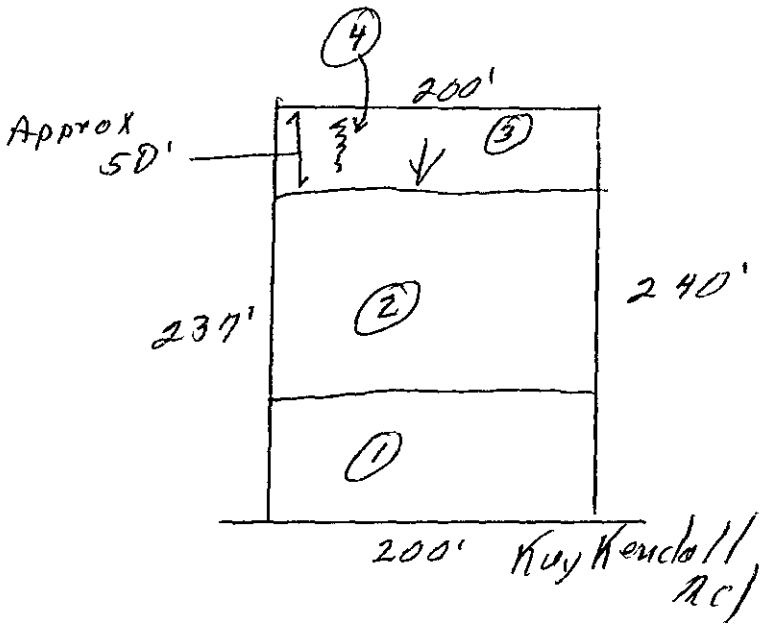
Lot: Block: Acres: 1.1

Owner: Leonard George Gabbidon
Address: 1600 First Southeastern Center
Charlotte, NC 28284

Comments: System may need pump

Described by: William R. Marks

Date: 8-17-88



***** EVALUATION KEY *****

S = Suitable U = Unsuitable
PS = Provisionally Suitable
The "Area Classification" below indicates the suitability of areas in the diagram.

FACTORS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6
Topography	(S) PS U 6-12%	S PS (U) Drainageway Depression	(S) PS U 2-10%	S PS (U) complex slopes	S PS U	S PS U
Texture	S PS (U) 2-1 clay	S PS U	S (PS) U clay	S PS U	S PS U	S PS U
Structure	S (PS) U Blocky	S PS U	S (PS) U Blocky	S PS U	S PS U	S PS U
Drainage	S PS (U) perched water 24"	S PS U	S (PS) U >36"	S PS U	S PS U	S PS U
Depth	S (PS) U 36"+	S PS U	S (PS) U 36"+	S PS U	S PS U	S PS U
Restrictive Horizons	S (PS) U >36"+	S PS U	S (PS) U >36"	S PS U	S PS U	S PS U
Available Space	S (PS) U	S PS U	S (PS) U limited	S PS U	S PS U	S PS U
Other (specify)	S PS U	S PS U	S PS U	S PS U	S PS U	S PS U
Soil Group/Series	IUB Helena Like	Drainageway Depression	IUA Cecil/Like	complex slopes		
Area Classification	S PS (U)	S PS (U)	S (PS) U	S PS (U)	S PS U	S PS U

4807A

Mecklenburg County
Health Department

Basil G. Deltu, M.D., M.P.H.
Health Director

August 26, 1988

TO: Susan P. Latimer
Accountant I

FROM: Lorraine C. Whitaker
Accounting Technician I

SUBJECT: Request for Refund/ Environmental Health Services

The following refund is requested:

AMOUNT: $15.00

ORG/ACCOUNT # 462-3511

PAYABLE: Horack,Talley,Pharr & Lowndes,PA.
1600 First Southeastern Center
Charlotte, North Carolina 28284

DATE OF ORIGINAL DEPOSIT: 8/27/88

REASON: The acreage originally quoted was incorrect and Mr. Bill Marlin Soil Scientist stated that the correct acreage is 1.2. Therefore fee should have been $45.00 in lieu of $60.00.

/Enclosures

4809A

Mecklenburg County
Health Department

August 4, 1988

Basil G. Della, M.D., M.P.H.
Health Director

TO: Susan P. Latimer
Accountant I

FROM: Lorraine C. Whitaker
Accounting Technician I

SUBJECT: Request for Refund/ Environmental Health Services

The following refund is requested:

AMOUNT: $15.00

ORG/ACCOUNT # 462 3511

PAYABLE: Horace,Talley & Loundes,PA.
112 South Tryon Street
Charlotte, North Carolina 28284

DATE OF ORIGINAL DEPOSIT: 7/27/88

REASON: The Company check had already been written for $60.00 and the total acreage is 1.2, which is a total fee of $45.00 in lieu of $60.00. Therefore there is a refund of $15.00.

/Enclosures

Refund #15.00 WR

APPLICATION FOR SOIL INVESTIGATION

HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAID
JUL 27 1988
CK#14668
#60.00

MECKLENBURG COUNTY ENVIRONMENTAL HEALTH

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

(OFFICE USE ONLY)

FILE: 4807A

TC: 1

☐ PC ☐ REPT

JOB LOCATION

① ADDRESS: 5359 Kuykendall Road

② SUBDIVISION: Providence Acres ③ LOT: Part of Lots 8 and 9 ④ BLOCK: 2

⑤ PARCEL REFERENCE: BOOK NO.: 227 PAGE NO.: 24 PARCEL NO.: 227-24-13

⑥ DEED REFERENCE: BOOK NO.: 5213 PAGE NO.: 878

OWNER

⑦ NAME: Leonard (FIRST) George (MIDDLE) Gabbidon (LAST)

⑧ MAILING ADDRESS: c/o Horack, Talley, Pharr & Lowndes, P.A.
1600 First Southeastern Center, Charlotte, NC 28284

⑨ CITY: Charlotte ⑩ STATE: NC ⑪ ZIP: 28284

Horack, Talley, Pharr & Lowndes, P.A.

⑫ PHONE: (WORK) c/o (704) 377-2500 (HOME)

⑬ Accurately diagram and dimension lot.

See attached Survey

1.2 acres
WR

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: Leonard G Gabbidon
Leonard G. Gabbidon

Date: 7/26/88

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

APPLICATION FOR SOIL INVESTIGATION

MECKLENBURG COUNTY
HEALTH DEPARTMENT
ENVIRONMENTAL HEALTH DIVISION
PAID
JUL 27 1988
CK#14668
$60.00 EW

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

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JOB LOCATION

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⑥ DEED REFERENCE: BOOK NO.: 5213 PAGE NO.: 878

OWNER

⑦ NAME: Leonard (FIRST) George (MIDDLE) Gabbidon (LAST)

⑧ MAILING ADDRESS: c/o Horack, Talley, Pharr & Lowndes, P.A.
1600 First Southeastern Center, Charlotte, NC 28284

⑨ CITY: Charlotte ⑩ STATE: NC ⑪ ZIP 28284

Horack, Talley, Pharr & Lowndes, P.A.

⑫ PHONE: (WORK) c/o (704) 377-2500 (HOME)

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See attached Survey

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Date: 7/26/88

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DEED BOOK PAGE

5213 0877

STATE OF NORTH CAROLINA Real Estate Excise Tax 35.00

Excise Tax 35.00

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No.

Verified by County on the day of , 19

by

Mail after recording to Leslie M. Webb, Esq. / Horack, Tailey, Pharr & Lowndes
112 S. Tryon St., Suite 1600, Charlotte, North Carolina 28284

This instrument was prepared by Leslie M. Webb, Esq.

Brief description for the Index Lots 8&9, Blk 2, Prov. Acres

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 30 day of April , 19 86 , by and between

GRANTOR	GRANTEE
PANOS P. DIAMADUROS and wife, CHRISTINE DIAMADUROS	LEONARD GABBIDON 2213-A East 7th Street Charlotte, North Carolina 28204

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in the City of Providence Township, Mecklenburg County, North Carolina and more particularly described as follows:

SEE EXHIBIT A ATTACHED

STAMPS 35.00
FEE 6.00
( ) 12.00
CREM 12.00

1635 01662 098
05/02/86

DEED BOOK PAGE

5213 678

The property hereinabove described was acquired by Grantor by instrument recorded in

A map showing the above described property is recorded in Plat Book 11 page 414

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

1. All such valid and enforceable easements, conditions and restrictions as may appear of record.

2. Taxes for the year 1986 and subsequent years not yet due and payable.

IN WITNESS WHEREOF, the Grantor has hereunto set its hand and seal or if corporate has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by an order of its Board of Directors, the day and year first above written.

Corporate Name

By: ..... President

ATTEST: ..... Secretary (Corporate Use)

Panos P. Diamaduros (SEAL)

Christine Diamaduros (SEAL)

..... (SEAL)

..... (SEAL)

SEAL-STAMP

NORTH CAROLINA, Mecklenburg County

I, a Notary Public of the County and State aforesaid, certify that Panos P. Diamaduros and wife, Christine Diamaduros Grantor, S personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 30th day of April, 1986.

My commission expires 3-29-88 Carol Robbins Notary Public

SEAL-STAMP

NORTH CAROLINA, County

I, a Notary Public of the County and State aforesaid, certify that personally came before me this day and acknowledged that he is Secretary of a North Carolina corporation, and that by authority duly given and as the act of such corporation, the foregoing instrument was signed in its name by its President, sealed with its corporate seal and attested by as its Secretary. Witness my hand and official stamp or seal, this day of , 19

My commission expires Notary Public

The foregoing Certificate of Carol Robbins, a Notary Public for said County and State is certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Charles E. Crowder Register of Deeds for COUNTY

By: Mary H. Posey Assistant Register of Deeds

This 2nd day of May, 1986

Time Page 479

DEED BOOK PAGE

5213 0879

EXHIBIT A

Lying and being in Providence Township, County of Mecklenburg and State of North Carolina and being more particularly described as follows:

BEGINNING at a point in the centerline of Kuykendall Road, said point being North 28-50-00 West 250.00 feet from the point formed by the intersection of the centerlines of Kuykendall Road and Nancy Creek Road, said point marking the southwesterly corner of Lot 10, Block 2 of Providence Acres subdivision as described in that Declaration of Restrictions recorded in Book 2549 at Page 485 and amended in Book 2753 at Page 439 of the Mecklenburg Public Registry; and running thence with the centerline of Kuykendall Road from said Point or Place of Beginning North 28-50-00 West 200.00 feet to a point; thence North 61-10-00 East 267.10 feet (crossing an iron at 30 feet) to an iron; thence South 29-39-49 East 200.02 feet to an iron; thence South 61-10-00 West 270.00 feet (crossing an iron at 240.00 feet) to the Point or Place of BEGINNING, being known as part of Lots 8 and 9, Block 2 of Providence Acres as shown on the map of Providence Acres recorded in Map Book 11 at Page 211 of the Mecklenburg Public Registry; and all as shown on that survey by Leo Zoutewelle, N.C.R.L.S., dated April 15, 1986, to which survey reference is made for a more particular description of the property.

DS/LEM4/31A