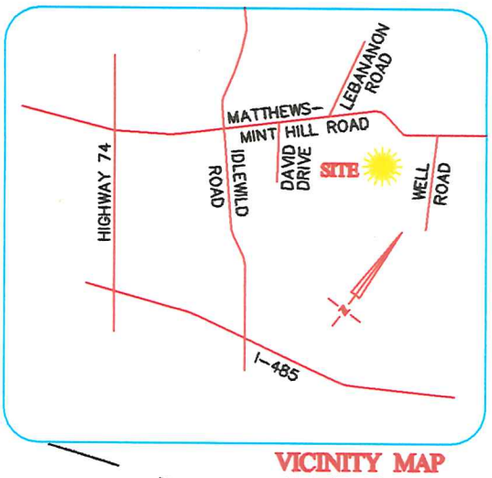


VICINITY MAP
Not To Scale

NOTE:
1. BUILDER ASSUMES RESPONSIBILITY FOR GRADING LOT AND/OR DESIGNING STEPS, PORCHES, DECKS, ETC. AS NECESSARY TO PREVENT ENCROACHMENT INTO SETBACKS.
2. HOUSE DIMENSIONS AND OPTIONS SHOULD BE VERIFIED WITH CONTRACTOR PRIOR TO CONSTRUCTION.
3. SETBACKS/ EASEMENTS SHOULD BE VERIFIED WITH DEVELOPER AND LOCAL OFFICIALS PRIOR TO CONSTRUCTION.
4. THIS IS A CONCEPTUAL DRAWING AND CONTENTS SHOWN HEREON ARE SUBJECT TO CHANGE UPON FINAL CONSTRUCTION.

IMPERVIOUS SURFACE AREA	
DESCRIPTION	AREA
HOUSE w/ PORCH	2,234 S.F.
PATIO/HVAC/MISC	218 S.F.
DRIVEWAY & WALKS	1,654 S.F.
TOTAL (PROPOSED)=	4,106 S.F.
LOT AREA =	34,035 S.F.

CURVE TABLE				
CURVE	BEARING	CHORD	LENGTH	RADIUS
C1	N60°08'17"W	108.92	109.42	330.00

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TAX ID: 195-021-21

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TAX ID: 195-021-21

S 43°12'32" E
118.94'

S 43°08'21" E
84.74'

YELO 46'
BLUE 67'
PINK 83'
RED 80'
ORNG 80'
YELO 80'
BLUE 82'
PINK 100'
RED 81'
ORNG 77'
YELO 75'

H1
H2
H3
H4

7
5
6
8

30' SETBACK
40' REAR YARD
20' SETBACK
60' SETBACK

BELLE GROVE MANOR
PHASE 1 MAP 1
M.B. 49, PG. 703

DECK
BALLENTINE "B"
2-CAR
DRIVE RIGHT
CRAWL
W/ BRICK
3/21/12

N 24°03'37" E
253.85'

S 47°11'03" W
202.32'

33.0'
51.9'
65.1'

C1

MB. 50 PG. 428

60' PUBLIC R/W

BELLE GROVE MANOR LANE

THIS PROPERTY MAY BE SUBJECT TO ANY AND ALL APPLICABLE DEED RESTRICTIONS, EASEMENTS, RIGHT-OF-WAY, UTILITIES AND RESTRICTIVE COVENANTS WHICH MAY BE OF RECORD OR IMPLIED

THIS DRAWING DOES NOT REFLECT AS-BUILT INFORMATION

PRELIMINARY PLAT
NOT FOR RECORDATION, CONVEYANCES, OR SALES.

40 0 40
SCALE: 1" = 40'

EASTOVER
LAND SURVEYING COMPANY, P.A.
LAND SURVEYORS - PLANNERS - C-1833
600 TOWNE CENTRE BOULEVARD, SUITE #309
PINEVILLE, NORTH CAROLINA 28134
PHONE (704) 927-8080
FAX (704) 521-1078

HOUSE LOCATION PLOT PLAN
FOR

LOT 7, BELLE GROVE MANOR PHASE 1 MAP 2
Town of Mint Hill, Mecklenburg County, North Carolina

PROPERTY OF: ESSEX HOMES

MAP BOOK 50 PAGE 428 DEED REFERENCE

DRAWN BY: MJA

DATE: MARCH 27, 2012