

93093361

map Book 35 Page 584

#422

FILED FOR
REGISTRATION
93 AUG -3 PM 3:45
CITY OF CHARLOTTE
REGISTERED DEEDS
MECKLENBURG CO., NC

State of North Carolina, County of Mecklenburg
The foregoing certificate(s) of
John David Sills, Notary
Public (s) (s) (s) (s) certified
to be 3rd day of August 1993
By: Judith A. Gibson, Register of Deeds
Judith A. Gibson, Deputy

CITY OF CHARLOTTE
G.P.S. MONUMENT #228
X=1,441,085.79
Y=588,943.50

State of North Carolina, County of Mecklenburg
I, Judith A. Gibson, Register of Deeds for
Mecklenburg County and State, hereby certify that
the foregoing is a true copy of Map as the same
is found in the Office of the Register of Deeds
for Mecklenburg County, North Carolina, in
Book 35 Page 584.
Witness my hand and official seal, this 19
day of August, 1993.
By: Judith A. Gibson, Register of Deeds
Deputy

I, EDWARD L. KILLOUGH, certify that this plat was drawn under
my supervision from an actual survey made under my supervision
(Deed recorded in Deed Book 6183 Page 634); that the boundaries
of the lots shown on this plat were determined from a traverse
run in the respective Deed and Map Book, of reference as shown, that
this plat was prepared in accordance with G.S. 47-30 as amended.
Witness my original signature, registration number, and seal this
5th day of May, A.D., 1993.

Edward L. Killough
Registered Surveyor L-1519

I certify that this survey creates a subdivision of land within
the area of a county or municipality that has an ordinance
that regulates parcels of land.

Edward L. Killough
Registered Surveyor L-1519



North Carolina, Union County
I, a Notary Public of the County and State aforesaid,
personally appeared before me this day and acknowledged
that the foregoing is a true and correct copy of the
hand and official stamp of seal, this 5th day of May
1993.

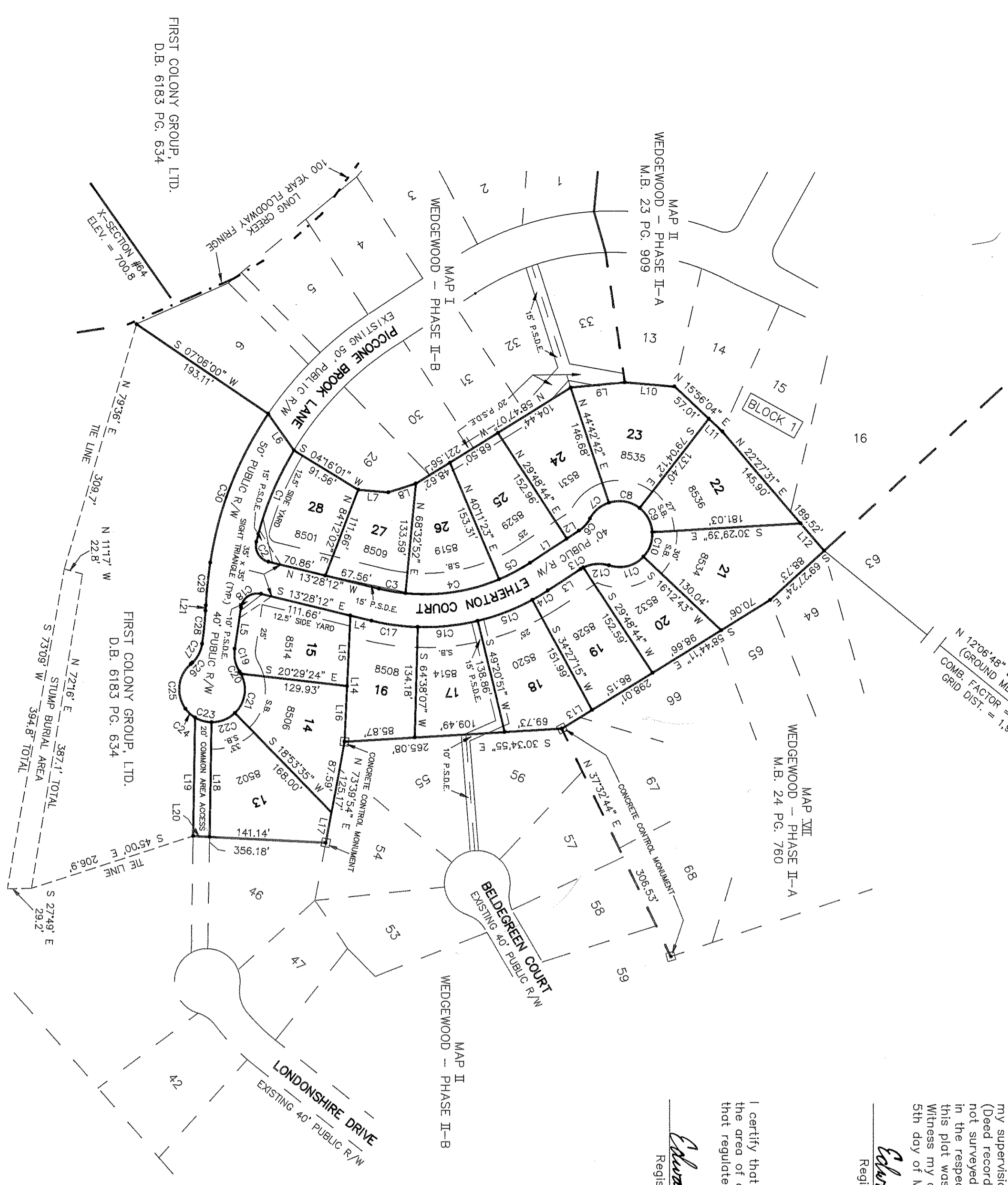
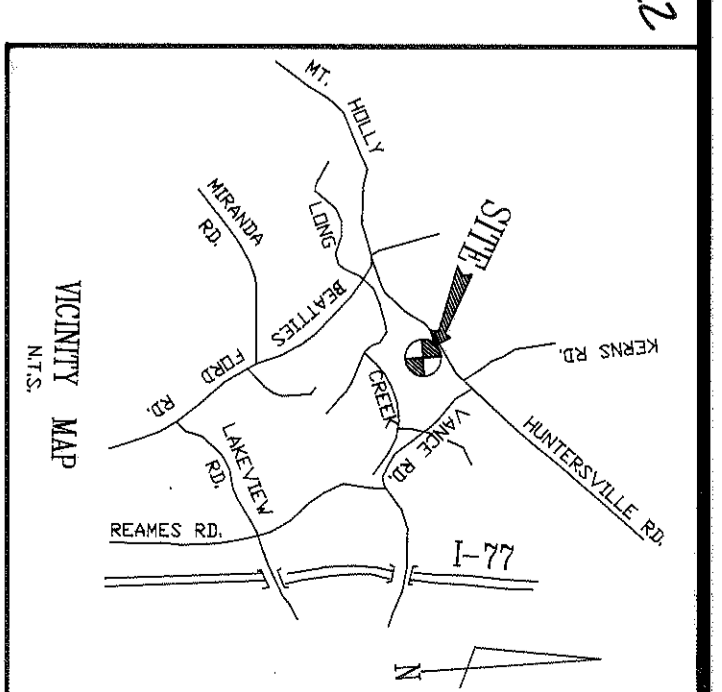
W. C. Blount
Notary Public

My commission expires May 12, 1996.



LOT SIZES (IN ACRES)

LOT 7	0.40	LOT 18	0.31
LOT 8	0.35	LOT 19	0.28
LOT 9	0.32	LOT 20	0.25
LOT 10	0.34	LOT 21	0.33
LOT 11	0.49	LOT 22	0.36
LOT 12	0.39	LOT 23	0.29
LOT 13	0.35	LOT 24	0.29
LOT 14	0.31	LOT 25	0.27
LOT 15	0.29	LOT 26	0.27
LOT 16	0.27	LOT 27	0.23
LOT 17	0.28	LOT 28	0.27



DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS RESTRICTION
APPROVED 8/2/93
DATE 08-02-93 DISTRICT ENGINEER

VANCE DEVELOPMENT ASSOCIATES
D.B. 6245 PG. 474

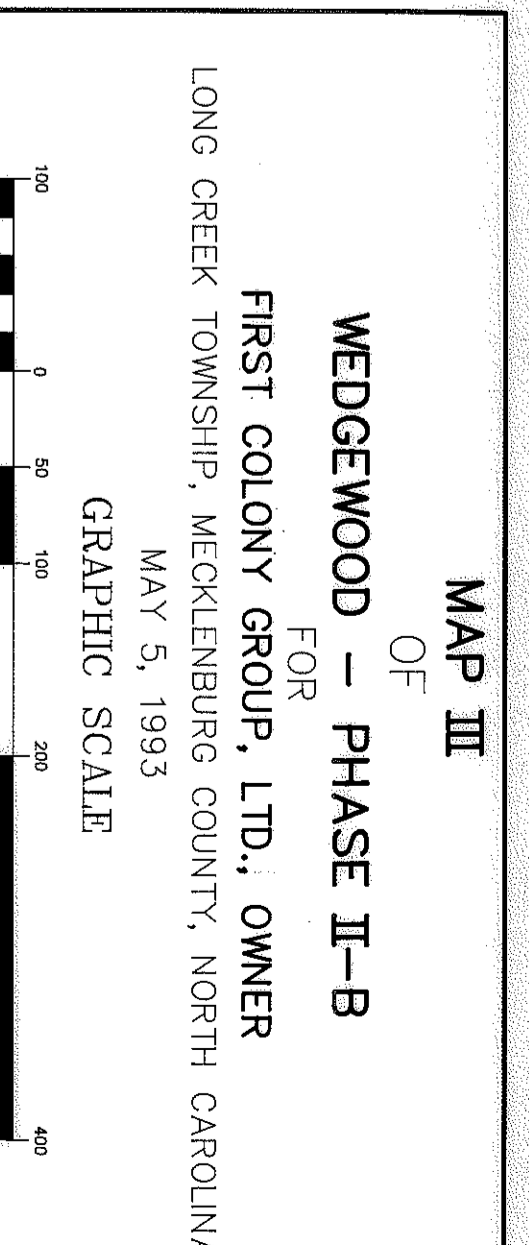
LINE	DIRECTION	DISTANCE
L1	N 80°11'16" W	63.82'
L2	N 60°11'16" W	17.68'
L3	S 13°58'12" E	26.36'
L4	N 71°41'01" E	50.88'
L5	N 28°01'06" E	54.04'
L6	N 44°50'07" W	36.01'
L7	N 32°43'24" W	65.94'
L8	N 22°11'15" W	60.48'
L9	N 22°27'31" E	43.63'
L10	S 85°44'11" E	43.15'
L11	S 69°47'28" W	153.55'
L12	N 55°47'28" E	67.65'
L13	N 23°59'54" E	37.58'
L14	S 84°00'27" W	139.51'
L15	S 24°41'31" E	20.01'
L16	S 61°14'34" W	6.25'
L17	S 61°14'34" W	6.25'
L18	S 61°14'34" W	6.25'
L19	S 61°14'34" W	6.25'
L20	S 61°14'34" W	6.25'
L21	S 61°14'34" W	6.25'

CURVE	BEARINGS	CHORD	BEARINGS
C1	N 390°36'	120.48'	N 115°38'
C2	N 27°00'	28.50'	N 85°53'57" E
C3	N 31°44'	31.44'	N 51°53'31" E
C4	N 234°70'	116.16'	N 55°37'54" W
C5	N 234°70'	42.45'	N 54°58'57" W
C6	N 202°21'	20.00'	N 74°58'56" W
C7	N 330°25'	33.02'	N 17°10'38" W
C8	N 330°25'	33.02'	N 35°13'07" E
C9	N 330°25'	33.02'	N 82°51'28" E
C10	N 330°25'	33.02'	N 82°51'28" E
C11	N 330°25'	33.02'	N 31°47'52" E
C12	N 330°25'	33.02'	S 57°27'24" E
C13	N 330°25'	33.02'	S 57°27'24" E
C14	N 330°25'	33.02'	S 57°27'24" E
C15	N 330°25'	33.02'	S 57°27'24" E
C16	N 330°25'	33.02'	S 57°27'24" E
C17	N 330°25'	33.02'	S 57°27'24" E
C18	N 330°25'	33.02'	S 57°27'24" E
C19	N 330°25'	33.02'	S 57°27'24" E
C20	N 330°25'	33.02'	S 57°27'24" E
C21	N 330°25'	33.02'	S 57°27'24" E
C22	N 330°25'	33.02'	S 57°27'24" E
C23	N 330°25'	33.02'	S 57°27'24" E
C24	N 330°25'	33.02'	S 57°27'24" E
C25	N 330°25'	33.02'	S 57°27'24" E
C26	N 330°25'	33.02'	S 57°27'24" E
C27	N 330°25'	33.02'	S 57°27'24" E
C28	N 330°25'	33.02'	S 57°27'24" E
C29	N 330°25'	33.02'	S 57°27'24" E
C30	N 330°25'	33.02'	S 57°27'24" E

N.C. GRID
CITY OF CHARLOTTE
G.P.S. MONUMENT #228
X=1,441,085.79
Y=588,943.50

DEDICATION OF COMMON OPEN SPACE
FIRST COLONY GROUP, LTD., IN RECORDING THIS PLAT AS A PORTION OF
WEDGEWOOD (PHASE II) HAS DESIGNATED CERTAIN PARTS AS "COMMON OPEN
SPACE" FOR THE USE BY THE HOMEOWNERS OR TENANTS OF WEDGEWOOD,
NOT FOR USE BY THE GENERAL PUBLIC BUT FOR PARKING, RECREATIONAL,
AND OTHER RELATED ACTIVITIES AS MORE FULLY PROVIDED FOR THE DE-
CLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS APPLICABLE TO
THE COMMON OPEN SPACE. THE MECKLENBURG COUNTY PUBLIC ROAD
REGISTER OF DEEDS, DEED BOOK 9242 PAGE 0250 ON THE MECKLENBURG COUNTY
DECLARATION IS HEREBY MADE A PART OF THIS PLAT AND INCORPORATED HEREIN.

- NOTES:**
- IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED
 - FRONT IRONS SET BEHIND CURB ON EXTENSION OF LOT LINES
 - P.S.D.E. = PUBLIC STORM DRAINAGE EASEMENT
 - R/W = RIGHT OF WAY
 - C.U.D. S.S. = CHARLOTTE MECKLENBURG UTILITY DEPARTMENT SANITARY SEWER
 - MINIMUM LOT AREA = 9000 SQUARE FEET WITH A MINIMUM 60°
 - SIDE YARDS ARE 6' AND 8' WITH MINIMUM 25' REAR
 - YARDS ON INTERIOR LOTS AND 40' ON EXTERIOR LOTS
 - TOTAL AREA = 8.44 ACRES
 - STREET R/W AREA = 0.95 ACRES
 - COMMON AREA = 0.41 ACRES
 - AREA IN LOTS = 7.08 ACRES
 - AREAS CALCULATED BY COMPUTER



SURVEYED BY: EDWARD L. KILLOUGH, N.C.R.L.S. L-1519
204 GRIBBLE ROAD
P.O. BOX 389
INDIAN TRAIL, NORTH CAROLINA 28079
TEL. (704) 821-7111

APPROVED IN ACCORDANCE WITH THE PROVISIONS OF THE SUB-
DIVISION ORDINANCE OF MECKLENBURG COUNTY, NORTH CAROLINA
CHARLOTTE - MECKLENBURG PLANNING COMMISSION
Edward L. Killough
PLANNING COMMISSION STAFF
DATE 8/2/93

APPROVED IN ACCORDANCE WITH THE
ENGINEERING REQUIREMENTS OF THE
SUBDIVISION ORDINANCE OF MECKLENBURG
COUNTY, NORTH CAROLINA.
MECKLENBURG COUNTY ENGINEERING DEPARTMENT
George S. Blount
COUNTY ENGINEER
DATE 7-29-93