

VICINITY MAP (NTS)

**GPA**  
 PROFESSIONAL LAND SURVEYORS  
 R.G. Alexander C-2893

605 PHILIP DAVIS DRIVE  
 CHARLOTTE NC 28216-2918  
 OFFICE (704) 535-8600  
 FAX (704) 535-8653

GPA OF SUMMERVILLE  
 237 OLD SUMMERVILLE RD  
 UNIT 11  
 SUMMERVILLE SC 29483  
 OFFICE (843) 385-3424

GPA OF HALEIGH, INC.  
 333 WASE AVENUE  
 RALEIGH NC 27605  
 CHARLESTON SC 29492  
 OFFICE (843) 971-9039  
 FAX (843) 971-9992

*Integrity Without Boundaries*  
 www.gpoland.com

SCALE  
 1"=40'

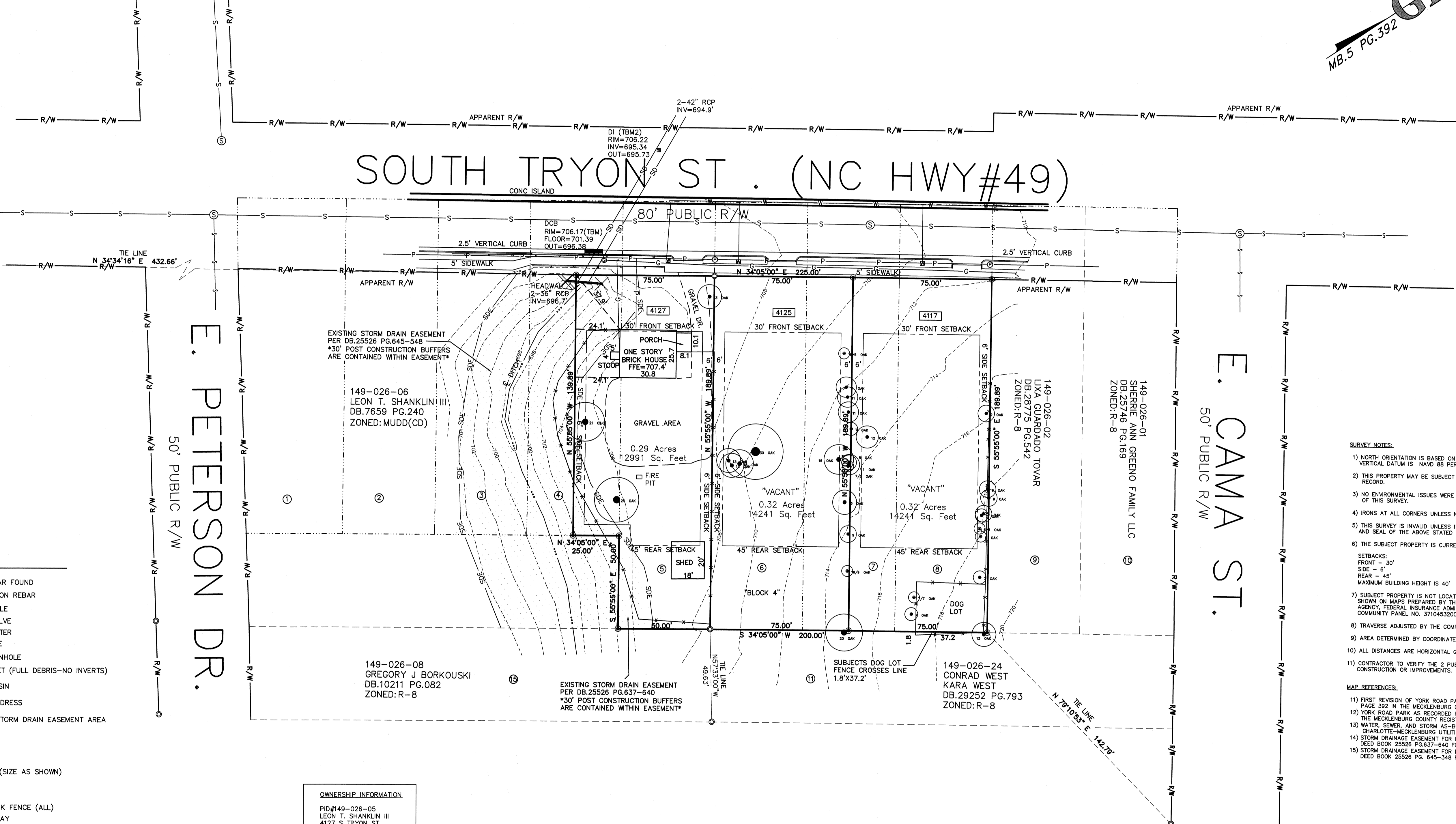
F.L.D. BK. PG.

JOB NO.  
 150005

DATE  
 2/17-18/15

DRAWN BY  
 JEC

CHKD. AND BM VERIFICATION CHECKED BY  
 CGD



- LEGEND**
- - IRON REBAR FOUND
  - ⊙ - SET #4 IRON REBAR
  - ⊕ - POWER POLE
  - ⊗ - WATER VALVE
  - ⊖ - WATER METER
  - ⊙ - GAS VALVE
  - ⊙ - SEWER MANHOLE
  - ⊙ - DRAIN INLET (FULL DEBRIS-NO INVERTS)
  - ⊙ - CATCH BASIN
  - 4127 - STREET ADDRESS
  - ⊖ - EXISTING STORM DRAIN EASEMENT AREA
  - ① - OLD LOT #
  - - OAK TREE (SIZE AS SHOWN)
  - - 5' CHAIN LINK FENCE (ALL)
  - R/W - RIGHT-OF-WAY
  - - CENTER DITCH
  - - SETBACK LINE
  - - ADJOINER'S LINE
  - - CONTOUR LINE
  - - OLD LOT LINE
  - P - OVERHEAD POWER LINE
  - S - SEWER LINE
  - SD - STORM DRAIN
  - W - WATER LINE
  - G - GAS LINE
  - - GUARD RAIL
  - SDE - STORM DRAIN EASEMENT

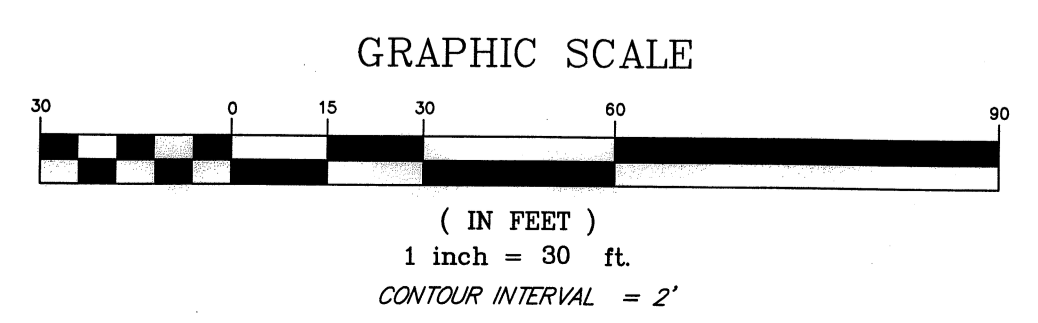
**OWNERSHIP INFORMATION**

PID#149-026-05  
 LEON T. SHANKLIN III  
 4127 S TRYON ST  
 CHARLOTTE NC 28217  
 DB.24009 PG.970  
 MB.1166 PG.337

PID#149-026-04  
 LEON T. SHANKLIN III  
 4125 S TRYON ST  
 CHARLOTTE NC 28217  
 DB.24571 PG.576  
 MB.5 PG.392

PID#149-026-03  
 LEON T. SHANKLIN III  
 4117 SOUTH TRYON ST  
 CHARLOTTE NC 28217  
 DB.25726 PG.581  
 MB.5 PG.392

- SURVEY NOTES:**
- NORTH ORIENTATION IS BASED ON DEED BOOK MB.5 AT PAGE 392. VERTICAL DATUM IS NAVD 83 PER CHARLOTTE MECKLENBURG AS-BUILTS RECORD.
  - THIS PROPERTY MAY BE SUBJECT TO RESTRICTIONS AND EASEMENTS OF RECORD.
  - NO ENVIRONMENTAL ISSUES WERE ADDRESSED DURING THE PERFORMANCE OF THIS SURVEY.
  - IRONS AT ALL CORNERS UNLESS NOTED OTHERWISE.
  - THIS SURVEY IS INVALID UNLESS IT CONTAINS THE ORIGINAL SIGNATURE AND SEAL OF THE ABOVE STATED SURVEYOR.
  - THE SUBJECT PROPERTY IS CURRENTLY ZONED: R-8.
- SETBACKS:  
 FRONT - 30'  
 SIDE - 6'  
 REAR - 45'  
 MAXIMUM BUILDING HEIGHT IS 40'
- SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION, DATED MARCH 2, 2008. COMMUNITY PANEL NO. 3710453200L.
  - TRAVERSE ADJUSTED BY THE COMPASS RULE.
  - AREA DETERMINED BY COORDINATE COMPUTATIONS.
  - ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES.
  - CONTRACTOR TO VERIFY THE 2 PUBLISHED BENCHMARKS PRIOR TO ANY CONSTRUCTION OR IMPROVEMENTS.
- MAP REFERENCES:**
- FIRST REVISION OF YORK ROAD PARK AS RECORDED IN MAP BOOK 5 AT PAGE 392 IN THE MECKLENBURG COUNTY REGISTER OF DEEDS.
  - YORK ROAD PARK AS RECORDED IN MAP BOOK 1166 AT PAGE 337 IN THE MECKLENBURG COUNTY REGISTER OF DEEDS.
  - WATER, SEWER, AND STORM AS-BUILTS SUPPLIED BY CHARLOTTE-MECKLENBURG UTILITIES DEPARTMENT.
  - STORM DRAINAGE EASEMENT FOR PID#149-026-05 AS DESCRIBED IN DEED BOOK 25526 PG.637-640 FOR CITY OF CHARLOTTE.
  - STORM DRAINAGE EASEMENT FOR PID#149-026-06 AS DESCRIBED IN DEED BOOK 25526 PG. 645-348 FOR CITY OF CHARLOTTE.



I, CHRIS DELLA MEA, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DB. 25726, PAGE 581, DB.24009 PG.970, & DB.24571 PG.576); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN MB.5, PG.392; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000+; THAT THIS PLAT MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (CAC 21-56.1600). WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 20TH DAY OF FEBRUARY, 2015.

*Chris Della Mea*  
 CHRIS DELLA MEA, P.S. L-4157

2.20.15

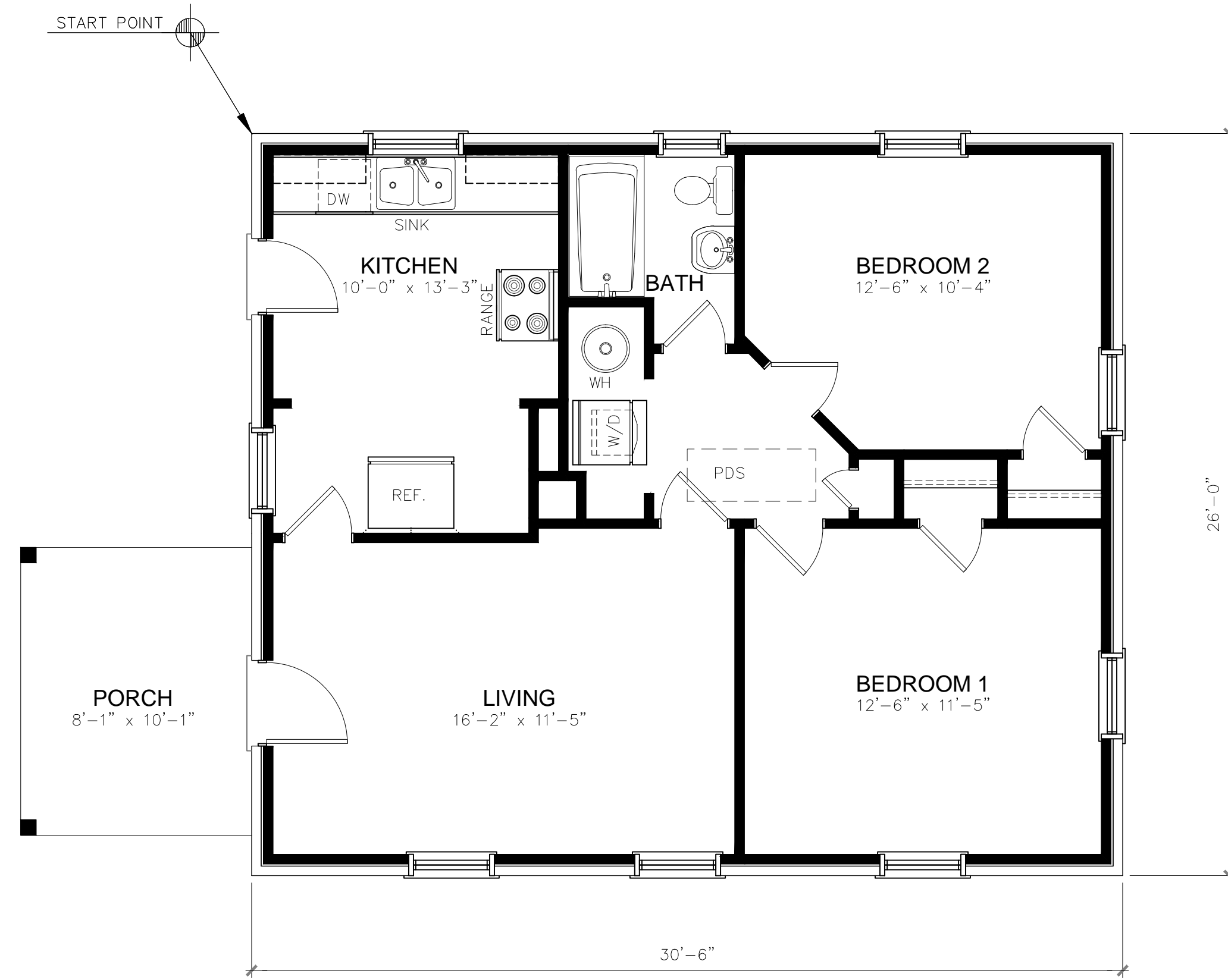
DATE	REVISION	BY

4117, 4125, & 4127 SOUTH TRYON STREET  
 OWNED BY  
 LEON T. SHANKLIN  
 LOCATED IN THE CITY OF CHARLOTTE  
 MECKLENBURG COUNTY, NORTH CAROLINA  
 BOUNDARY & TOPOGRAPHICAL SURVEY

PREPARED FOR OWNER:  
 LEON T. SHANKLIN III  
 4127 S TRYON STREET  
 CHARLOTTE, NC 28217

PROFESSIONAL LAND SURVEYOR'S  
 No. C-2893  
 STATE OF NORTH CAROLINA

SHEET 1 OF 1



Shea Chambers  
2921 Idlewood Circle  
Charlotte, NC 28209

Chambers Design  
Phone: 704.287.8020  
Fax: 704.376.8648

**Shanklin**  
4127 S. Tryon St.  
Charlotte, NC 28217  
AS BUILT

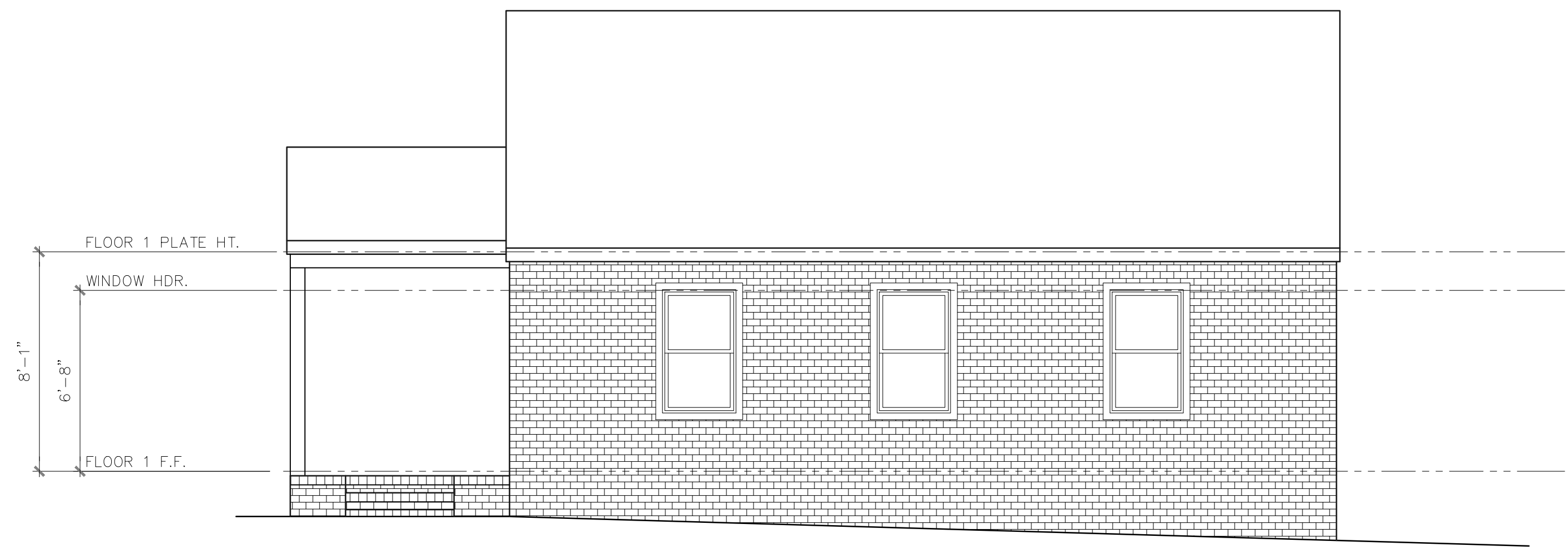
FLOOR PLANS  
FIRST AND SECOND FLOOR

elevation: drc #:  
SHA1501

DO NOT SCALE DRAWINGS  
For Dimensions not shown contact  
plan coordinator for clarification

revisions:	
date:	drawn by:
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.	.
designed by:	
drawn by:	SC
checked by:	SC
date:	1/13/15

sheet:  
**A1**



FRONT ELEVATION

Shea Chambers  
2921 Idlewood Circle  
Charlotte, NC 28209

**Chambers Design**  
Phone: 704.287.8020  
Fax: 704.376.8848

**Shanklin**  
4127 S. Tryon St.  
Charlotte, NC 28217  
AS BUILT

ELEVATIONS  
FRONT AND REAR

elevation:	drc #:
	SHA1501

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plan coordinator for clarification

revisions:	
date:	drawn by:
designed by:	
drawn by:	SC
checked by:	SC
date:	1/13/15

sheet:  
**A3**