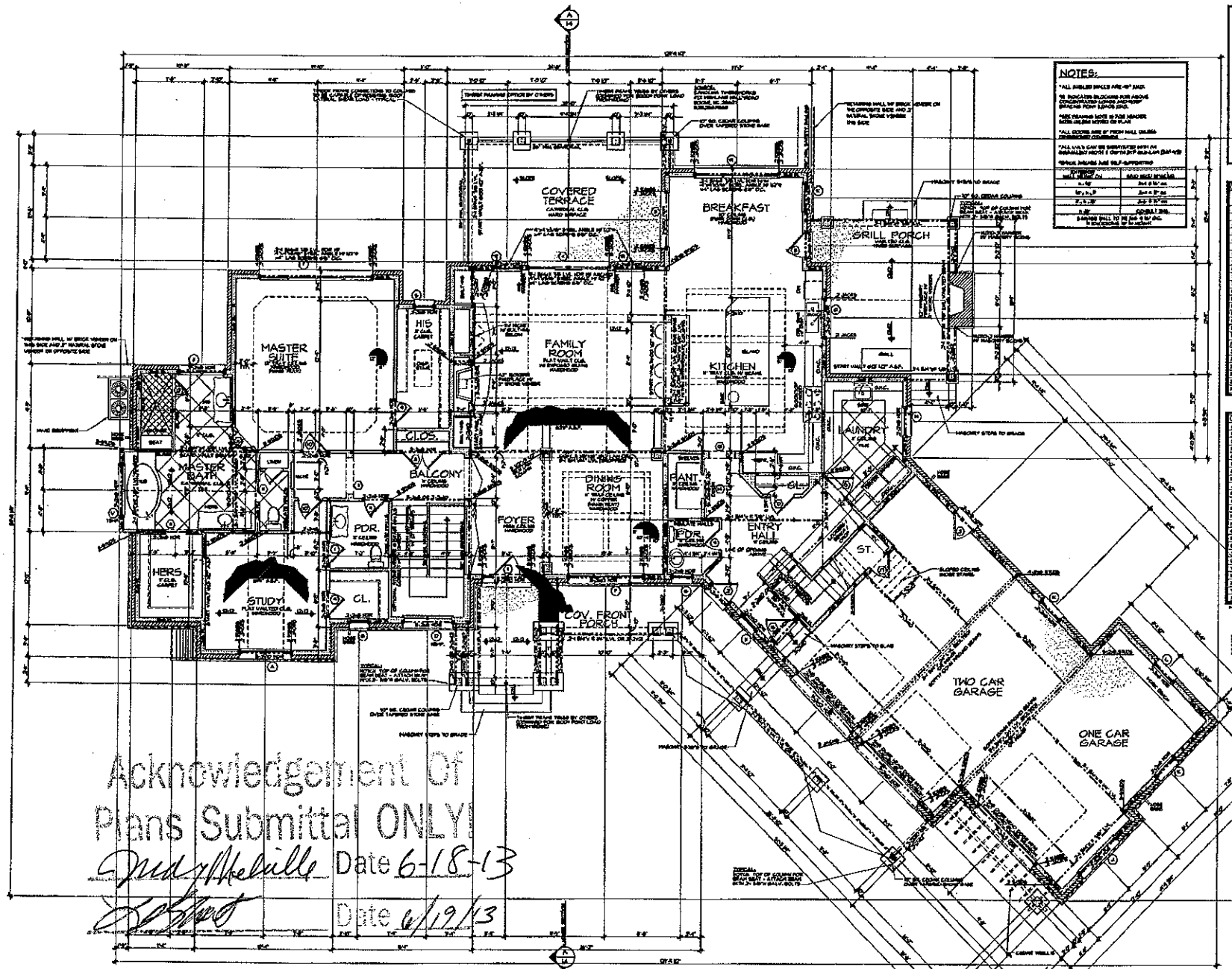


MAIN LEVEL FLOOR PLAN

NOTES:

Square Footage

Main Level Heated	3,678 Sq.Ft.
Lower Level Heated	2,749 Sq.Ft.
Total Heated	6,426 Sq.Ft.
Garage	1,166 Sq.Ft.
Covered Front Porch	317 Sq.Ft.
Garage Overhang	113 Sq.Ft.
Grilling Porch	240 Sq.Ft.
Main Level Rear Terr.	326 Sq.Ft.
Low. Level Rear Terr.	340 Sq.Ft.
Lake Elevation	591 Sq.Ft.
Mechanical/Storage	496 Sq.Ft.
Future Guest Suite	597 Sq.Ft.
Total Under Roof	9,478 Sq.Ft.

DOOR SCHEDULE

WINDOW SCHEDULE

Acknowledgement Of Plans Submittal ONLY

Date 6-18-13

Date 6/19/13

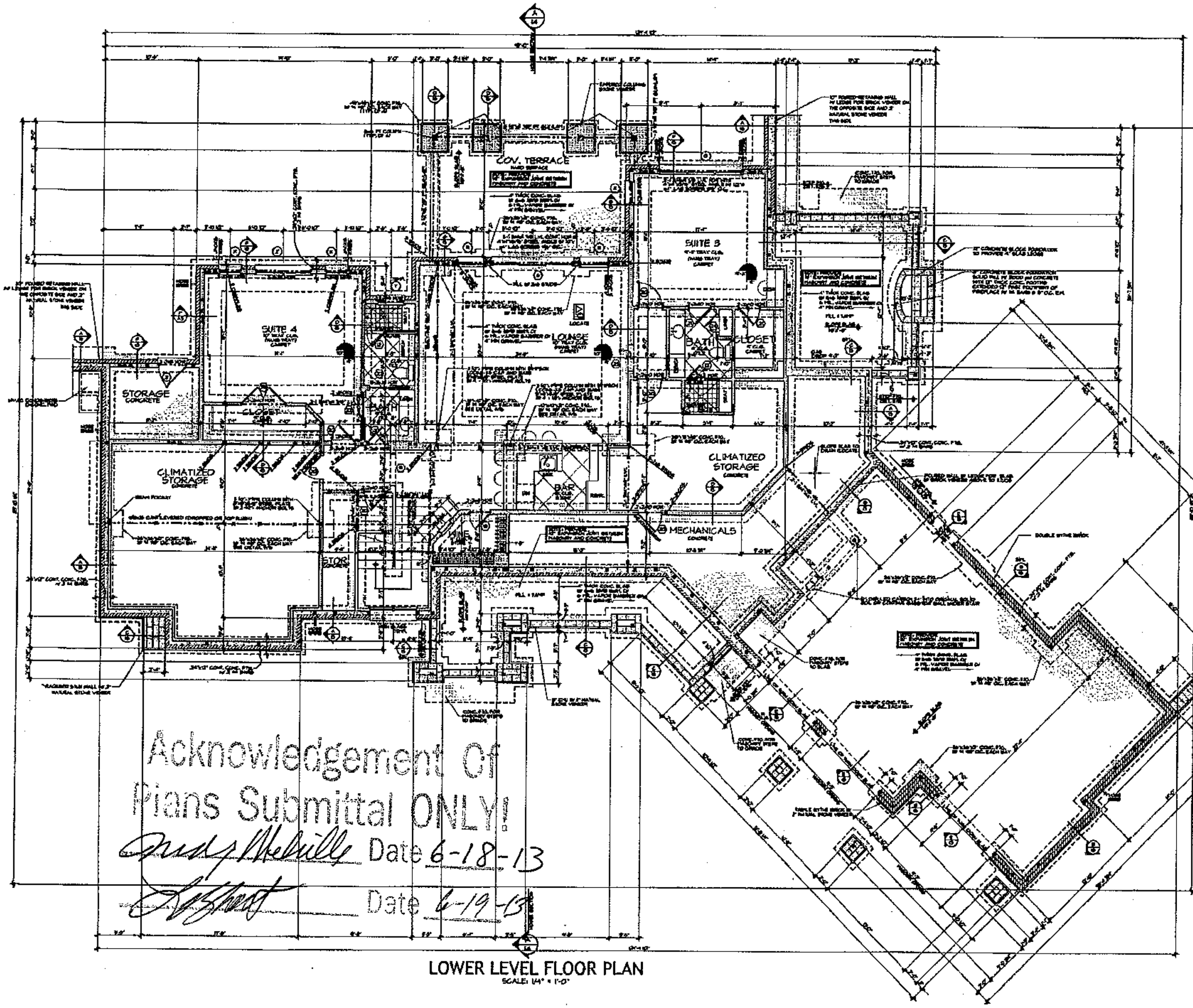
See Rerverse side for upper floor

A New Custom Residence For
Jeff & Rhonda Short

Robert T Foster Design Studio

Date 01-26-11

Sheet 6 of 22



LOWER LEVEL FLOOR PLAN

SCALE: 1/4" = 1'-0"

Acknowledgement Of Plans Submittal ONLY

[signature] Date 6-18-13

[signature] Date 6-19-13

Square Footage

TO BRICK

Main Level Heated	[illegible] Sq.Ft.
Lower Level Heated	2,765 Sq.Ft.
Total Heated	[illegible] Sq.Ft.
Garage	[illegible] Sq.Ft.
Covered Front Porch	271 Sq.Ft.
Garage Overhang	113 Sq.Ft.
Grilling Porch	[illegible] Sq.Ft.
Main Level Rear Terr.	376 Sq.Ft.
Low. Level Rear Terr.	[illegible] Sq.Ft.
Lake Storage	[illegible] Sq.Ft.
Mechanical/Storage	[illegible] Sq.Ft.
Future Guest Suite	[illegible] Sq.Ft.
Total Under Roof	[illegible] Sq.Ft.

DOOR SCHEDULE

#	SIZE	DESCRIPTION
1		ARCH TOP [illegible] GLASS ENTRY [illegible] ARCH TOP TRANS.
2		1/2 GLASS
3		FULL GLASS
4		FRENCH SLIDER W/ [illegible] ARCH TRANS.
5		FRENCH SLIDER
6		FRENCH SLIDER
7		CASED OPENING
8		SOLID PANEL
9		SOLID PANEL
10		SOLID PANEL
11		SOLID PANEL POCKET
12		TEMP. GLASS SHOWER
13		CASED OPENING
14		GLASS W/ [illegible] GLASS
15		SOLID PANEL
16		20 MIN. FIRE RATED
17		SOLID PANEL
18		SOLID PANEL
19		CASED OPENING
20		SOLID PANEL
21		SOLID PANEL
22		SOLID PANEL POCKET
23		SOLID PANEL
24		SOLID PANEL
25		CASED OPENING
26		TEMP. GLASS SLIDER SHOWER

WINDOW SCHEDULE

#	SIZE	DESCRIPTION
A		DBL. HUNG W/ 24" ARCH TRANSOM
B		ARCH TOP DBL. HUNG
C		FIXED ARCH W/ 21" ARCH SIDE LITES
D		DBL. HUNG (TEMPERED)
E		FIXED
F		DBL. HUNG
G		DBL. HUNG
H		DBL. HUNG
J		ARCH TOP DBL. HUNG
K		DBL. HUNG
L		DBL. HUNG
M		DBL. HUNG
N		DBL. HUNG
P		DBL. HUNG
Q		DBL. HUNG
R		DBL. HUNG
S		DBL. HUNG
T		DBL. HUNG W/ 18" TRANSOM
U		DBL. HUNG
V		DBL. HUNG (TEMPERED)
W		FIXED ARCH TOP
X		DBL. HUNG
Y		AWNING (TEMPERED)
Z		DBL. HUNG

*SIZES SUBJECT TO CHANGE PER MANUFACTURER AND/OR OWNER SPECIFICATIONS

NOTES:

-ALL ANGLED WALLS ARE 45 DEG.

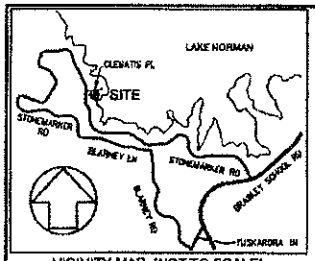
R T F
ROBERT T. FOSTER

A New Custom Residence For
Jeff & Rhonda Short

Drawn: Robert T Foster Design Studio

Date: 01-28-11

Sheet 4 of 22



VICINITY MAP (NOT TO SCALE)

LINE LEGEND

- PROPERTY LINE (PL)
- PL NOT SURVEYED
- R/W — RIGHT-OF-WAY LINE
- SETBACK LINE
- 50' LAKE BUFFER LINE
- TOP OF BANK LINE

AREA CALCULATIONS

LOT 1698-B	AREA = 18,394 SF
LOT 93	AREA = 33,779 SF
LOT 1 (TOTAL PROPERTY AREA)	AREA = 52,173 SF = 1.198 ACRES

WATERSHED STATEMENT

BOTH LOTS SHOWN HEREON, TO THE BEST OF MY KNOWLEDGE, LIE WITHIN THE WS-IV CRITICAL AREA OF LAKE NORMAN, AS DESIGNATED BY THE NORTH CAROLINA DIVISION OF ENVIRONMENTAL MANAGEMENT.

4-19-13 — DATE — WATERSHED ADMINISTRATOR

CERTIFICATE OF APPROVAL

I HEREBY CERTIFY THAT THIS PLAT FOR RECORDATION IS AN EXCEPTION TO THE SUBDIVISION ORDINANCE OF IREDELL COUNTY, NORTH CAROLINA.

SUBDIVISION ADMINISTRATOR
IREDELL COUNTY, NORTH CAROLINA

4-19-13
DATE

OWNER CERTIFICATE

KNOW ALL MEN BY THESE PRESENTS, THAT I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ACKNOWLEDGE THIS PLAT AND ALLOTMENT TO BE MY (OUR) FREE ACT AND DEED.

11 April 2013 — DATE — OWNER(S)

April 11 2013 — DATE — OWNER(S)

Mecklenburg
NORTH CAROLINA
IREDELL COUNTY
I, Sanjay R. Gokhale, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT Lawrence J. Short & Rhonda L. Short PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 11th DAY OF April, 2013

MY COMMISSION EXPIRES: 11/06/2016

SANJAY R. GOKHALE NOTARY PUBLIC MECKLENBURG COUNTY, NC

Mecklenburg
NORTH CAROLINA
IREDELL COUNTY
I, Sanjay R. Gokhale, A NOTARY PUBLIC FOR SAID COUNTY AND STATE, DO HEREBY CERTIFY THAT Rhonda L. Short PERSONALLY APPEARED BEFORE ME THIS DAY AND ACKNOWLEDGED THE DUE EXECUTION OF THE FOREGOING INSTRUMENT.

WITNESS MY HAND AND OFFICIAL SEAL, THIS THE 11th DAY OF April, 2013

MY COMMISSION EXPIRES: 11/06/2016

SANJAY R. GOKHALE NOTARY PUBLIC MECKLENBURG COUNTY, NC

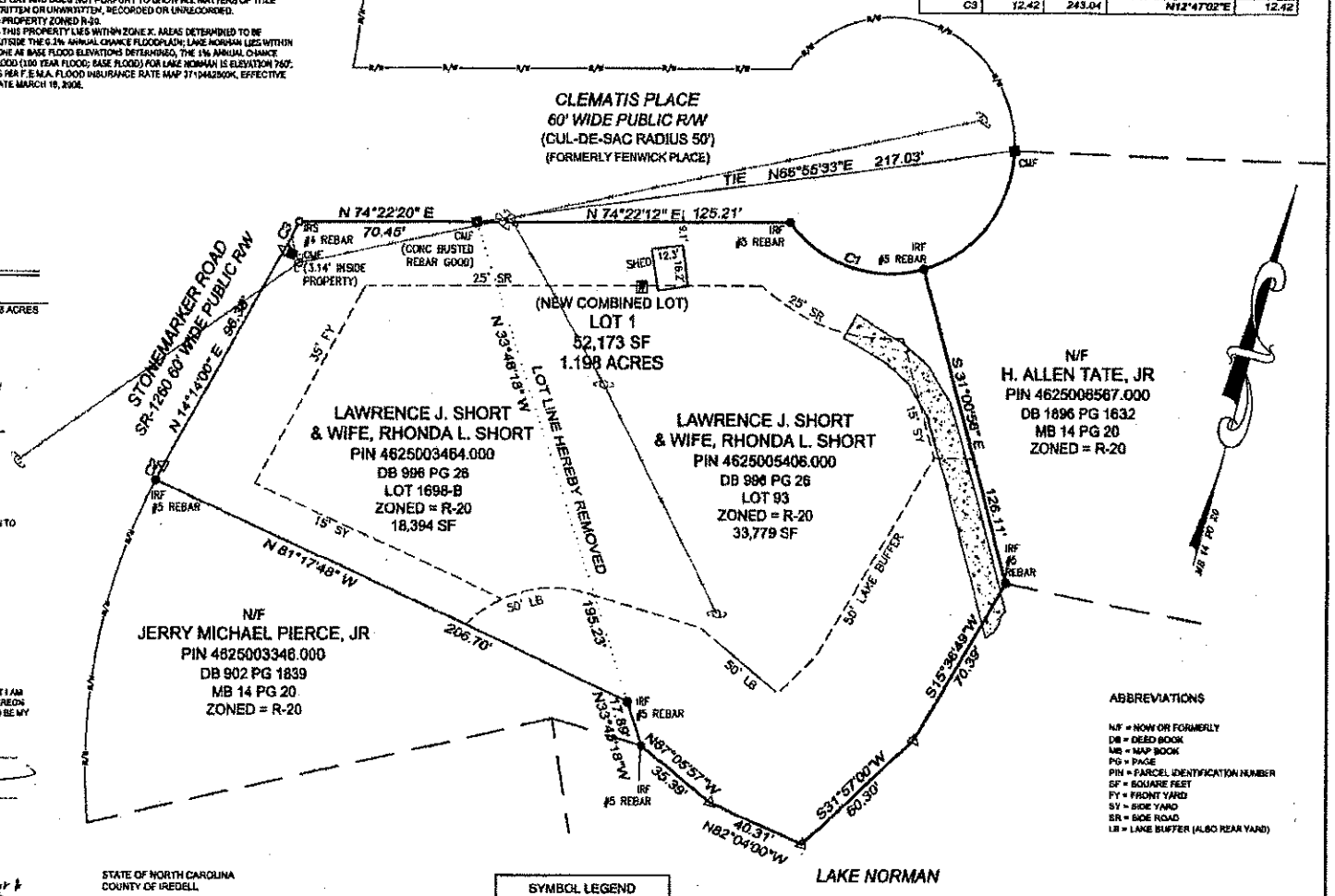
GENERAL NOTES:

1) ALL DISTANCES ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
2) AREA CALCULATED BY THE COORDINATE METHOD.
3) NO NCGS MONUMENT FOUND WITHIN 2000' OF SUBJECT PROPERTY
4) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT PURPORT TO SHOW ALL MATTERS OF TITLE WRITTEN OR UNWRITTEN, RECORDED OR UNRECORDED.
5) PROPERTY ZONED R-20.
6) THIS PROPERTY LIES WITHIN ZONE X: AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN; LAKE NORMAN LIES WITHIN ZONE AE BASE FLOOD ELEVATIONS DETERMINED, THE 1% ANNUAL CHANCE FLOOD (100 YEAR FLOOD; BASE FLOOD) FOR LAKE NORMAN IS ELEVATION 760', AS PER F.E.M.A. FLOOD INSURANCE RATE MAP 3710462500K, EFFECTIVE DATE MARCH 18, 2008.

RECORDED IN PLAT BOOK ____

Doc ID: 014853410001 Type: CRP
Recorded: 04/19/2013 at 04:12:28 PM
Fee Amt: $21.00 Page 1 of 1
Iredell County, NC
Matthew J. Pscioli Register of Deeds
BK 60 PG 101

CURVE TABLE				
CURVE	LENGTH	RADIUS	CHORD BEARING	CHORD
C1	60.02	50.00	S86°49'34"E	56.48
C2	6.54	235.74	S11°56'31"W	6.54
C3	12.42	243.04	N12°47'02"E	12.42



ABBREVIATIONS

N/F = NOW OR FORMERLY
DB = DEED BOOK
MB = MAP BOOK
PG = PAGE
PIN = PARCEL IDENTIFICATION NUMBER
SF = SQUARE FEET
FY = FRONT YARD
SY = SIDE YARD
SR = SIDE ROAD
LB = LAKE BUFFER (ALSO REAR YARD)

STATE OF NORTH CAROLINA
COUNTY OF IREDELL

I, ____, REVIEW OFFICER OF IREDELL COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER — 4-19-13 DATE

SYMBOL LEGEND	
●	PROPERTY CORNER FOUND
○	PROPERTY CORNER SET
■	CONCRETE MONUMENT FOUND
△	COMPUTED POINT
UP	UTILITY POLE
GW	GUY WIRE / ANCHOR
W	WELL

GRAPHIC SCALE

(IN FEET)
1 inch = 30 ft.

I, JACKIE G. DUNCAN, HEREBY CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DASHED LINES, DRAWN FROM INFORMATION REFERENCED ON THE FACE OF THIS PLAT, THAT THE RATIO OF PRECISION AS CALCULATED EXCEEDS 1:10,000.

THAT THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION;

THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED; WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 18TH DAY OF MARCH, 2013, A.D.

JACKIE G. DUNCAN, P.L.S. — N.C. REG. No. L-3412

NORTH CAROLINA PROFESSIONAL SEAL L-3412 JACKIE G. DUNCAN LAND SURVEYOR

JACKIE G. DUNCAN, PLS
LAND SURVEYOR
11 WILSON STREET NE, CONCORD, NC 28025
TELEPHONE: (704) 786-1801 FAX: (704) 786-1543
EMAIL: JDUNCAN@JACKIEGDUNCANPLS.COM • www.jackieg.duncanpls.com

RECOMBINATION PLAT OF:
LOTS 93 AND 1698-B
CRESCENT LAND AND TIMBER CORP.
MAP OF RECREATION LOTS SECTION 6
DAVIDSON TOWNSHIP, IREDELL COUNTY, NC

REFERENCE: DEED BOOK 996 PAGE 26, DEED BOOK 815 PAGE 509 AND PLAT BOOK 14 PAGE 20

PREPARED FOR OWNER:
LAWRENCE J. SHORT
9909 BALMORAL CIRCLE
CHARLOTTE, NC 28210

SCALE: 1" = 30'	DATE: MARCH 18, 2013	FILE: 12-034	
DRAWN BY: JGD	CHECKED BY: JGD	SHEET: 1 OF 1	