I, Mark S. Pence, certify that this plat was drawn under my supervision from an actual survey made under my supervision (deed description recorded in Book 1491, page 1848, etc.) that the ratio of precision as calculated is 1:10,000 +; that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this 28th day of November, A.D. 2005.

Mark S. Pence PLS L-3680

NORTH CAROLINA PROFESSIONAL SEAL L-3680 LAND SURVEYOR MARK S. PENCE

CURVE TABLE				
CURVE	LENGTH	RADIUS	Chord Direction	Chord
C1	105.45	323.00	N44°05'48"W	105.97

LINE TABLE		
LINE	LENGTH	BEARING
L1	6.29	N08°58'27"W
L2	32.30	S01°52'06"W
L3	25.84	S89°11'10"W
L4	24.20	S66°45'05"W
L5	9.00	N31°06'29"W
L6	9.21	N55°38'04"E
L7	18.47	N76°10'41"E
L8	19.48	N03°34'59"E
L9	22.30	N08°25'27"E
L10	25.67	S87°48'23"W
L11	11.77	N07°12'41"E
L12	10.84	N17°27'43"W
L13	9.16	N57°08'02"W
L14	15.25	S84°39'19"W
L15	6.67	S06°48'30"W
L16	11.77	N62°58'51"W
L17	47.88	N33°59'33"W
L18	9.80	N26°21'40"E
L19	8.18	N68°41'09"E
L20	21.98	N02°51'40"W
L21	17.25	N07°13'37"E
L22	33.33	N23°02'18"W
L23	30.64	N41°21'26"W

Property Address

127 Egrets Walk Place
Mooresville, N.C. 28117

Lot #48
Edgewater Park
Subdivision Phase 3
Plat Book 44 Page 101
Parcel #4637-40-9222

Lot #49
1.157 Acres
50,379 SF
#4637-50-0136

Lot #50
Edgewater Park
Subdivision Phase 3
Plat Book 44 Page 101
Parcel #4636-59-1919

Property Line Follows 760' Contour of Lake Norman

#4 Rebar Found

Property Line Benchmere Subdivision Plat Book 37 Page 95

50' Perenial Stream Buffer

N36°31'13"E 309.82

20' Public Storm Drainage Easement

15' Side Setback

35' Rear Setback

60±

L20±

Filled

30"RCP

Gravel Drive

House w/ Vinyl Siding

Porch

Deck

Walk

Well

35' Front Setback

15' Septic Supply Line

Septic C1

Egrets Walk Place

60' Public Right of Way

Existing Concrete Drive & Sidewalk

S55°17'11"W 286.85

Approximate Location of 761' Contour Line (Base Flood Elevation)

* This Lot will be served by a offsite Septic Lot.
* This Property Does lie in a Special Flood Hazard Area. Zone AE per F.I.R.M. Community #370313 Panel 0200 C. Map revised June 22, 1998.

PB 44 101

Owner

Niblock Development Corp.
300 McGill Avenue, NW
Concord, N.C. 28027
(704) 331-4745

Boundary & Physical Survey Plat for
Paul S. & Susan L. Johnson

Davidson Township Iredell County N. C.

Scale 1" = 50' Date of Survey November 11th, 2005

Reference

PAUL JOHNSON
127 EGRETS WALK PLACE