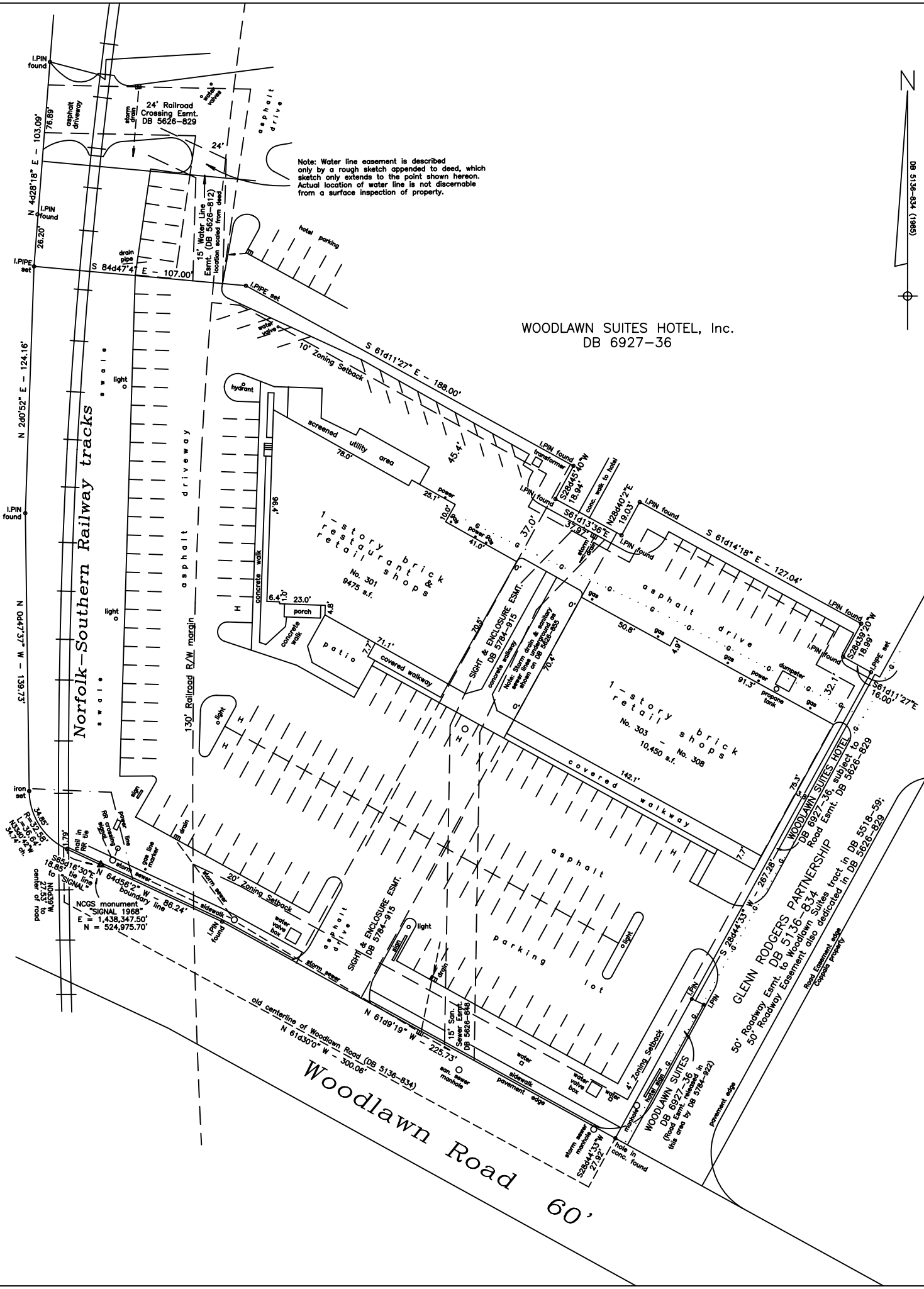


Old Pineville Road



Note: Water line easement is described only by a rough sketch appended to deed, which sketch only extends to the point shown herein. Actual location of water line is not discernable from a surface inspection of property.

THIS MAP IS CERTIFIED TO ONLY WACHOVA BANK OF NORTH CAROLINA, N.A., AND E. C. GRIFFITH COMPANY, AND OLD REPUBLIC NATIONAL TITLE INSURANCE COMPANY:

I hereby certify that the Survey prepared by me entitled "301-303 WOODLAWN ROAD" was actually made upon the ground and that it and the information, courses and distances shown thereon are correct; that the title lines and lines of actual possession are the same; that the location, size, type and dimensions of all buildings or other improvements and parking areas located on the property are correctly and accurately shown and that the distances therefrom to the nearest facing exterior property lines are indicated; that the location and dimensions of all alleys, streets, roads, rights of way and setback lines affecting the property as revealed by the title insurance policy are correctly and accurately shown; that all driveways or curb cuts along any street upon which the property abuts are correctly and accurately shown; that all streets abutting the property and all means of ingress to and egress from the subject property have been completed, dedicated and accepted for public maintenance and use by the municipality having jurisdiction over the property; that there are no easements, encroachments or uses affecting this property appearing from a careful physical inspection of the same, other than those shown and depicted thereon; that all utility services required for the operation of the premises either enter the premises through adjoining public streets, or the survey shows the point of entry and location of any utilities which pass through or are located on adjoining private land; and that the parcels described herein do not lie within flood hazard areas in accordance with the document entitled "Department of Housing and Urban Development, Federal Insurance Administration Special Flood Hazard Area Maps." This survey is made in accordance with the "Minimum Standard Detail Requirements for Land Title Surveys" jointly established and adopted by ALTA and ACSM in 1992.

THIS SURVEY IS CERTIFIED TO ONLY THE PERSONS OR ENTITIES SHOWN IN THE TITLE BLOCK BELOW: THIS IS TO CERTIFY THAT THIS SURVEY IS BASED UPON MY BEST KNOWLEDGE, INFORMATION AND BELIEF. THIS SURVEY DOES NOT REFLECT A COMPLETE TITLE EXAMINATION. PRECISION IS GREATER THAN 1:50,000.

STATE OF NORTH CAROLINA, Mecklenburg County I, ANDREW G. ZOUTEWELLE, do hereby certify that this map was drawn from an actual field survey performed under my supervision; that the precision is 1:50,000; that the angular precision is less than 7.5 seconds per angle; that this map is not intended to meet GS 47-30 recording requirements.

Witness my hand and seal this 28th day of July, 1994.

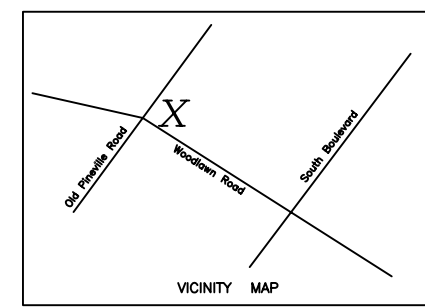
Andrew G. Zoutewelle

Andrew G. Zoutewelle
NC Registered Land Surveyor L-3098

Date

- NOTES:
1. General Duke Power Co. easement recorded in Deed Book 814-572, 1257-60, and 5583-753.
 2. Area = 115,340 square feet (2.648 acres) by coordinates.
 3. Railroad right of way was granted by state charter to Charlotte and South Carolina Railroad (now Norfolk Southern Railway) with a width of 100 feet each side of track centerline; see Session of Laws of North Carolina 1848-1849, Chapter 84, Sec. 27. The right of way width was granted by state charter again in the Session of Laws of North Carolina 1848-1849 to be 65 feet each side of track centerline.
 4. Selected underground utilities are shown hereon as taken from site plans in recorded deeds. Other underground utilities should be located by ULCOO before digging or excavation.
 5. Zoning setbacks are shown for I-2 zoning.
 6. Southern Bell Telephone easement recorded in Deed Book 1055 Page 430.
 7. Total of 158 parking spaces.

- LEGEND
- ch. chord
 - LR curve length & radius
 - s.f. square feet (by coordinates)
 - LPIN iron survey stake
 - conc. concrete
 - a/c air conditioner
 - MB, DB record map and deed references
 - G. underground gas supply line



LEONARD W. COPPALA
DB 5671-252

Copyright 1994
 PHYSICAL SURVEY OF
 301-303 WOODLAWN ROAD
 CHARLOTTE, MECKLENBURG COUNTY, N.C.
 for E.C. GRIFFITH COMPANY
 Description taken from Deed Book 5814 Page 553
 Scale 1" = 30' July 28, 1994
 ANDREW G. ZOUTEWELLE, L-3098
 1418 East 5th Street Charlotte, NC 28204

