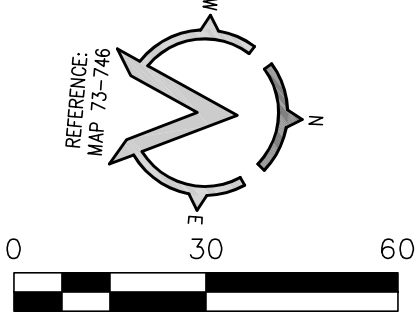
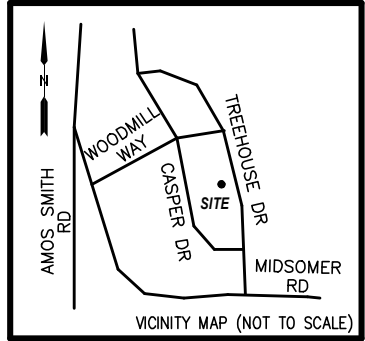


THIS IS TO CERTIFY THAT ON THE 20TH DAY OF NOVEMBER 2025 AN ACTUAL SURVEY WAS MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN DEED BOOK AND PAGE AS SHOWN); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DASHED LINES DRAWN FROM ADJOINING OWNERS DEEDS AS SHOWN; THE RATIO OF PRECISION DOES NOT EXCEED 1 IN 10,000 OR THE POSITIONAL ACCURACY DOES NOT EXCEED 0.10'+50PPM, THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).



SIGNED *E. Daniel Wooten*
WOOTEN SURVEYING & ASSOCIATES, PLLC (P-1862)
119 SMITH CIRCLE
MATTHEWS, NC 28104
TEL. (980) 328-2977
WWW.WOOTENSURVEYING.COM
REVISE 11/26/25 CORRECT HOUSE TIE

CREW:	DRAWN:	REVISED:
JW	JW/EP	



SETBACKS (PER MAP 73-746)

FRONT SETBACK - 20'
SIDE SETBACK - 5'
REAR SETBACK - 30'
MAXIMUM BUILDING COVERAGE IS 35% OF LOT AREA (LOT SIZE 8,501-15,000 SF)

LEGEND

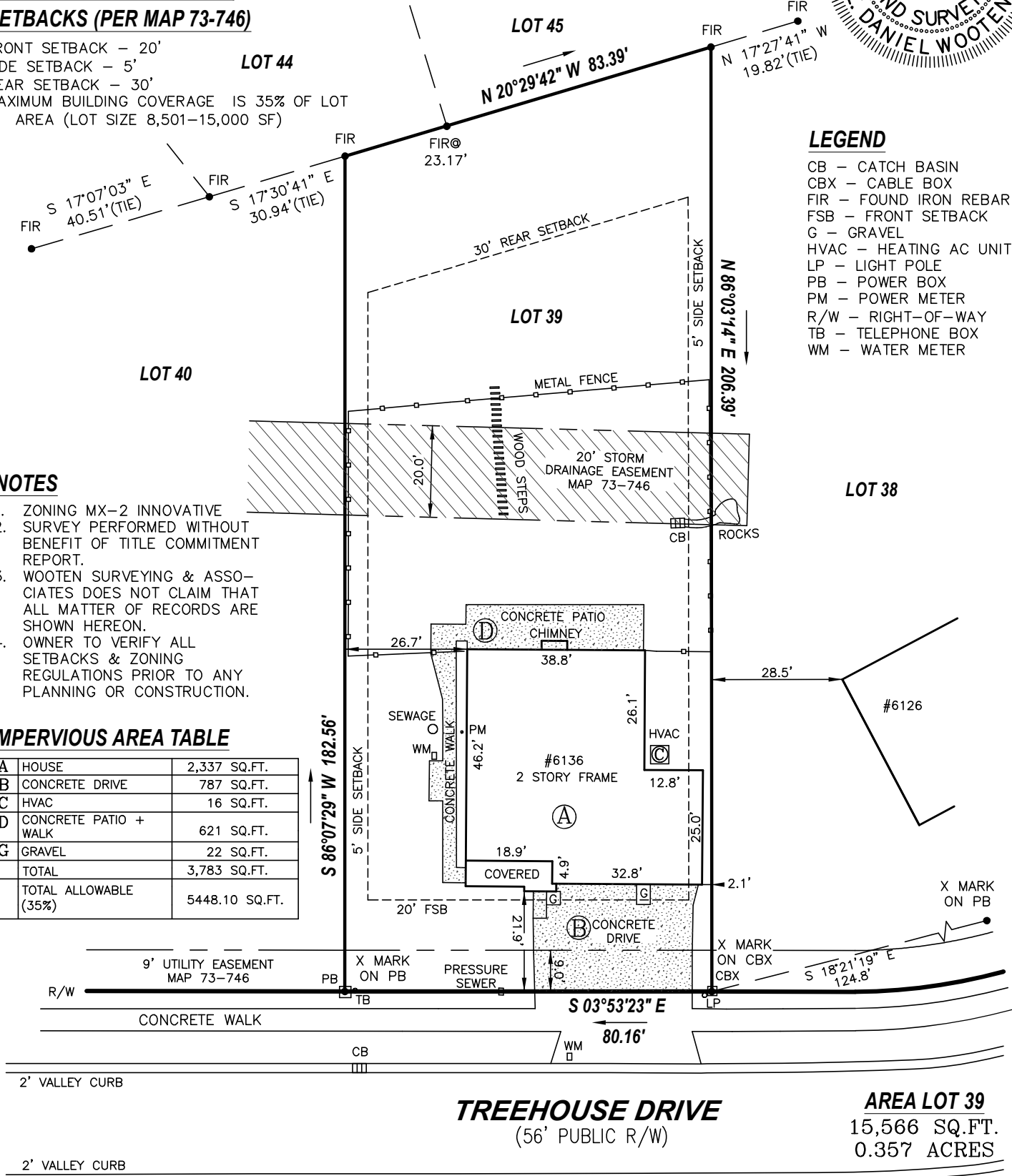
CB - CATCH BASIN
CBX - CABLE BOX
FIR - FOUND IRON REBAR
FSB - FRONT SETBACK
G - GRAVEL
HVAC - HEATING AC UNIT
LP - LIGHT POLE
PB - POWER BOX
PM - POWER METER
R/W - RIGHT-OF-WAY
TB - TELEPHONE BOX
WM - WATER METER

NOTES

1. ZONING MX-2 INNOVATIVE
2. SURVEY PERFORMED WITHOUT BENEFIT OF TITLE COMMITMENT REPORT.
3. WOOTEN SURVEYING & ASSO- CIATES DOES NOT CLAIM THAT ALL MATTER OF RECORDS ARE SHOWN HEREON.
4. OWNER TO VERIFY ALL SETBACKS & ZONING REGULATIONS PRIOR TO ANY PLANNING OR CONSTRUCTION.

IMPERVIOUS AREA TABLE

A	HOUSE	2,337 SQ.FT.
B	CONCRETE DRIVE	787 SQ.FT.
C	HVAC	16 SQ.FT.
D	CONCRETE PATIO + WALK	621 SQ.FT.
G	GRAVEL	22 SQ.FT.
	TOTAL	3,783 SQ.FT.
	TOTAL ALLOWABLE (35%)	5448.10 SQ.FT.



TREEHOUSE DRIVE
(56' PUBLIC R/W)

AREA LOT 39
15,566 SQ.FT.
0.357 ACRES

BOUNDARY/PHYSICAL SURVEY OF:
LOT 39, VINEYARDS AT LAKE WYLIE, TRACK 3, MAP 2 - #6136 TREEHOUSE DRIVE
BERRYHILL TOWNSHIP, MECKLENBURG COUNTY, NORTH CAROLINA

PREPARED FOR **JEAN PAUL COSENTINO AND MELINDA A COSENTINO**

SCALE 1" = 30'
PLAT BOOK 73 PAGE 746
DEED BOOK 38941 PAGE 522
TAX NO. 113-083-34

FLOOD CERTIFICATION
THIS IS TO CERTIFY THAT THE SUBJECT PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS SHOWN ON MAPS PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, FEDERAL INSURANCE ADMINISTRATION.
FEMA PANEL NUMBER: 3710450400L FEMA PANEL DATE: 9/2/2015

JOB NO. 3031
6136TREEHOUSEDRI.DWG