

**MECKLENBURG COUNTY, North Carolina  
POLARIS 3G PARCEL OWNERSHIP AND GIS SUMMARY**

Date Printed: 04/04/2026

**Identity**

Parcel ID	GIS ID
04504206	04504206

**Postal Address on property (Only 1 shown)**

3201 DALECREST DR D CHARLOTTE NC 28269
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**Property Characteristics**

Legal Desc	NA
Land Area	9.229 AC
Fire District	City Of Charlotte
Special District	NA
Account Type	Non-nc Corp
Municipality	Charlotte
Land Use	Multi Family

**Land Analysis - Jurisdiction**

Charlotte	9.314 GIS AC (100.00%)
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**Land Analysis - Zoning**

N1-B	0.023 GIS AC (0.24%)
I-1(CD)	0.054 GIS AC (0.58%)
N2-B	0.167 GIS AC (1.79%)
N2-B	9.070 GIS AC (97.38%)
ML-1	0.001 GIS AC (0.01%)

**Land Analysis - Other**

Layer	IN	OUT
Utility ROW	0.000 GIS AC (0.00%)	9.314 GIS AC (100.00%)
Railroad ROW	0.000 GIS AC (0.00%)	9.314 GIS AC (100.00%)
FEMA Floodplain	0.870 GIS AC (9.34%)	8.444 GIS AC (90.66%)
Post Const Buffers	1.623 GIS AC (17.43%)	7.691 GIS AC (82.57%)
SWIM Buffers	1.338 GIS AC (14.36%)	7.976 GIS AC (85.64%)

**Site Location**

ETJ Area	Charlotte
Historic District	No
Census Tract #	54.04
Inside BIP Opportunity Area	Yes

**Ownership**

Owner Name	Mailing Address
DALECREST PO LLC	215 N PINE ST STE 4605 CHARLOTTE NC 28202
ATTN: JEREMIAH HANCOCK	215 N PINE ST STE 4605 CHARLOTTE NC 28202

**Deed Reference(s) and Sale Price**

Deed	Sale Date	Sale Price
39073-142	09/13/2024	\$8,250,000.00
32999-195	09/25/2018	\$6,200,000.00
20118-480	03/08/2006	\$1,815,000.00

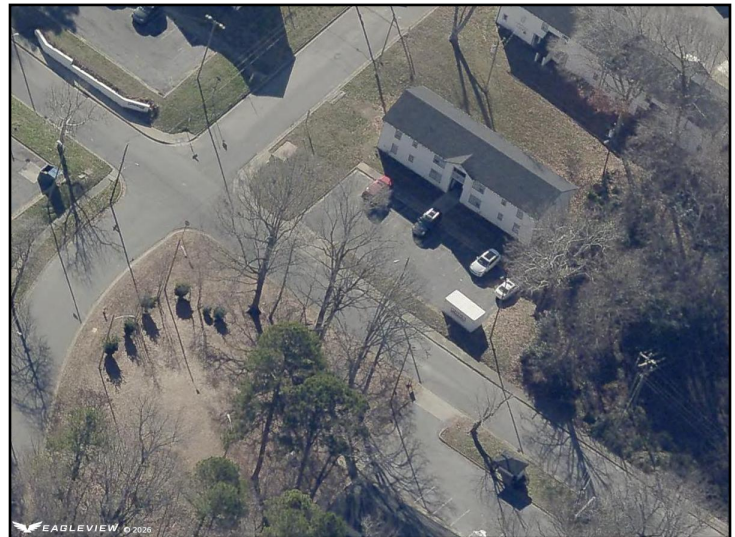
**Situs Addresses tied to Parcel (Only 1 shown)**

3111 DALECREST DR CHARLOTTE NC
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**Environmental Information (View map to verify)**

FEMA Panel	3710455600J (03/03/2009)
FEMA Flood Zone	IN
Comm Flood Zone	IN
Water Quality Buffer	IN
Post Construction District	Central Catawba
Stream Watershed District	IRWIN

South View on 01/12/2026



*This map or report is prepared for the inventory of real property within Mecklenburg County and is compiled from recorded deeds, plats, tax maps, surveys, planimetric maps, and other public records and data. Users of this map or report are hereby notified that the aforementioned public primary information sources should be consulted for verification. Mecklenburg County and its mapping contractors assume no legal responsibility for the information contained herein.*