

Walking Trail-100 Year Flood Line

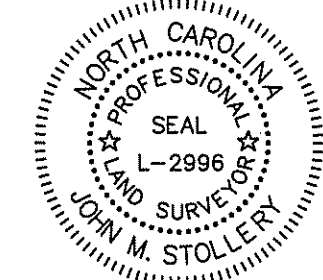
LINE	BEARING	DISTANCE
E1	S 02°51'47" W	57.79'
E2	S 15°40'34" E	92.40'
E3	S 15°40'34" E	17.34'
E4	S 10°20'05" W	110.43'

Stapp - Nichols Co., Inc.
D.B. 1087, P. 525
VI, & VIII

I, JOHN M. STOLLERY, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN D.B. 5154, P. 845) THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS BROKEN LINES AS DRAWN FROM INFORMATION FOUND IN OTHER REFERENCE SOURCES THAT THE RATIO OF PRECISION IS 1:10,000 AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600). THIS 9th DAY OF JANUARY 2014.

I, JOHN M. STOLLERY, CERTIFY THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF BUNCOMBE COUNTY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND.

Samuel & Kathy Hart
D.B. 1121, P. 553



THE PLAT IS APPROVED BY THE ZONING ADMINISTRATOR OF THE TOWN OF BLACK MOUNTAIN.

1/9/14 DATE
Jennifee J. J... ZONING ADMINISTRATOR

STATE OF NORTH CAROLINA
COUNTY OF BUNCOMBE
I, Gillian Phillips, REVIEW OFFICER OF BUNCOMBE COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

1/10/14 DATE
G. Phillips REVIEW OFFICER

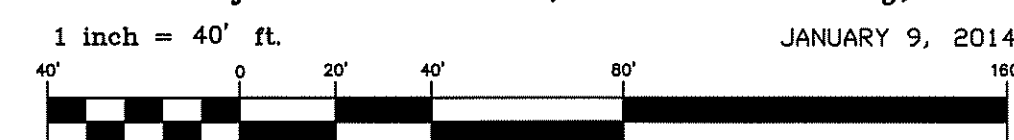
REGISTERED THIS THE 10 DAY OF JANUARY, 2014 AT 9:12 AM. RECORDED IN BOOK 171, PAGE 197

Drew Reisinger REGISTER OF DEEDS
BY: Debra J... DEPUTY/ASSISTANT

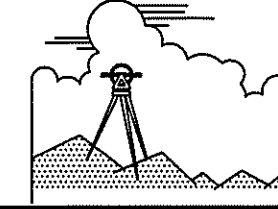
Main Revocable Living Trust
D.B. 4535, P. 1482

Doc ID: 026015730001 Type: CRP
Recorded: 01/10/2014 at 09:12:11 AM
Fee Amt: \$21.00 Page 1 of 1
Workflow#: 0000202256-0001
Buncombe County, NC
Drew Reisinger Register of Deeds
BK 171 PG 197

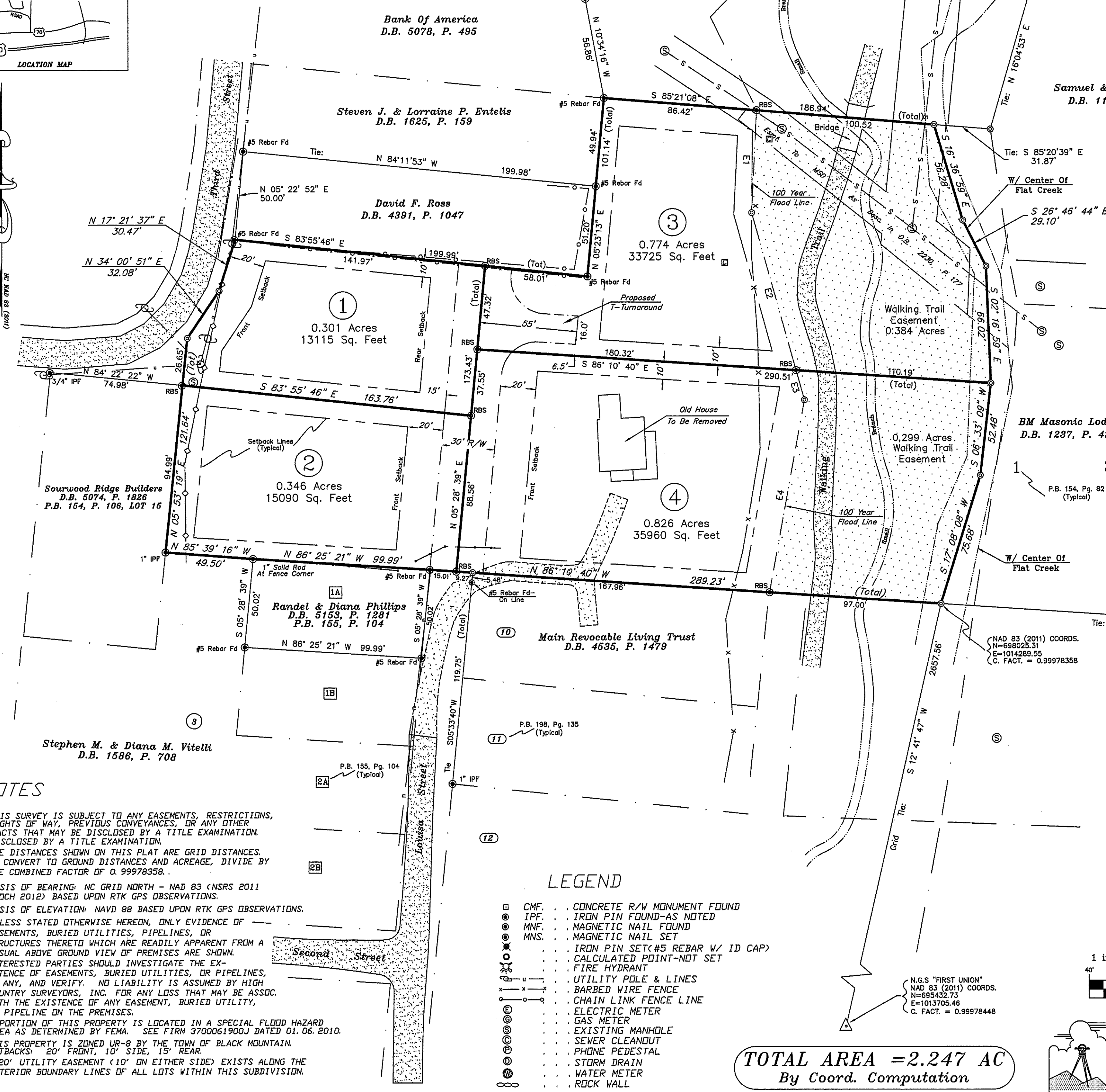
Subdivision Of The Property Of:
James E. McConnaughy
Sharon McConnaughy
P.I.N. 0619-48-0194
Town of Black Mountain, Buncombe County, NC



REFERENCES: DEED BOOK 5154, PAGE 845
PLAT BOOK 154, PAGE 82



HIGH COUNTRY SURVEYORS, INC.
117-D CHERRY STREET, BLACK MOUNTAIN, NC 28711 (828) 664-0091
WWW.HIGHCOUNTRYSURVEYORS.NET CRP. LICENSE NUMBER C-1854



- NOTES**
- THIS SURVEY IS SUBJECT TO ANY EASEMENTS, RESTRICTIONS, RIGHTS OF WAY, PREVIOUS CONVEYANCES, OR ANY OTHER FACTS THAT MAY BE DISCLOSED BY A TITLE EXAMINATION. DISCLOSED BY A TITLE EXAMINATION.
 - THE DISTANCES SHOWN ON THIS PLAT ARE GRID DISTANCES. TO CONVERT TO GROUND DISTANCES AND ACREAGE, DIVIDE BY THE COMBINED FACTOR OF 0.99978358.
 - BASIS OF BEARING: NC GRID NORTH - NAD 83 (NSRS 2011 EPOCH 2012) BASED UPON RTK GPS OBSERVATIONS.
 - BASIS OF ELEVATION: NAVD 88 BASED UPON RTK GPS OBSERVATIONS.
 - UNLESS STATED OTHERWISE HEREON, ONLY EVIDENCE OF EASEMENTS, BURIED UTILITIES, PIPELINES, OR STRUCTURES THERETO WHICH ARE READILY APPARENT FROM A CASUAL ABOVE GROUND VIEW OF PREMISES ARE SHOWN. INTERESTED PARTIES SHOULD INVESTIGATE THE EXISTENCE OF EASEMENTS, BURIED UTILITIES, OR PIPELINES, IF ANY, AND VERIFY. NO LIABILITY IS ASSUMED BY HIGH COUNTRY SURVEYORS, INC. FOR ANY LOSS THAT MAY BE ASSOC. WITH THE EXISTENCE OF ANY EASEMENT, BURIED UTILITY, OR PIPELINE ON THE PREMISES.
 - A PORTION OF THIS PROPERTY IS LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY FEMA. SEE FIRM 3700061900J DATED 01.06.2010.
 - THIS PROPERTY IS ZONED UR-8 BY THE TOWN OF BLACK MOUNTAIN. SETBACKS: 20' FRONT, 10' SIDE, 15' REAR.
 - A 20' UTILITY EASEMENT (10' ON EITHER SIDE) EXISTS ALONG THE INTERIOR BOUNDARY LINES OF ALL LOTS WITHIN THIS SUBDIVISION.

- LEGEND**
- CMF. CONCRETE R/W MONUMENT FOUND
 - IPF. IRON PIN FOUND-AS NOTED
 - MNF. MAGNETIC NAIL FOUND
 - MNS. MAGNETIC NAIL SET
 - IRON PIN SET(#5 REBAR W/ ID CAP)
 - CALCULATED POINT-NOT SET
 - FIRE HYDRANT
 - UTILITY POLE & LINES
 - BARBED WIRE FENCE
 - CHAIN LINK FENCE LINE
 - ELECTRIC METER
 - GAS METER
 - EXISTING MANHOLE
 - SEWER CLEANOUT
 - PHONE PEDESTAL
 - STORM DRAIN
 - WATER METER
 - ROCK WALL

TOTAL AREA = 2.247 AC
By Coord. Computation