

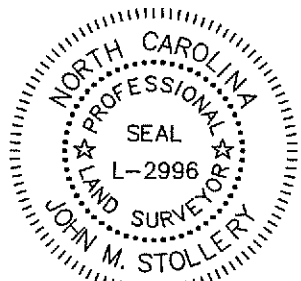
I, JOHN M. STOLLERY, CERTIFY THAT THIS PLAT WAS DRAWN BY ME FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTIONS RECORDED IN D.B. 5342, P. 394 AND P.B. 154, P. 193, THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY MARKED AS BROKEN LINES DRAWN FROM RECORD DESCRIPTIONS AS SHOWN FOR ADJOINERS; THAT THE RATIO OF PRECISION IS NOT LESS THAN 1:10000, THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, LICENSE NO. AND SEAL THIS 8th DAY OF APRIL, 2019.

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

I, JOHN M. STOLLERY, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL GNSS SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING WAS USED TO PERFORM THE SURVEY:

1. CLASS OF SURVEY: CLASS A (HORIZONTAL)
2. POSITIONAL ACCURACY: NOT TO EXCEED 0.10 FT H.
3. TYPE OF FIELD PROCEDURE: RTK-VRS
4. DATES OF SURVEY: 11/30/2018
5. DATUM/EPOCH: H-NAD 83-2011 EPOCH 2010, V-NAVD 88
6. PUBLISHED/FIXED-CONTROL USED: NC VRS NETWORK
7. GEOD MODEL: GEOD 12B
8. COMBINED GRID FACTOR: 0.99978354
9. UNITS USED: US SURVEY FOOT

\*RTK Observations were used only to tie property to NC Grid.



20  
P.B. 154, P. 193  
Block 35  
James Cameron  
D.B. 4790, P. 543

21  
P.B. 154, P. 193  
Block 35  
Richard S. Williams  
Gladys W. Williams  
D.B. 4145, P. 300

22  
P.B. 154, P. 193  
Block 35  
Richard S. Williams  
Gladys W. Williams  
D.B. 4145, P. 300

*John M. Stollery*  
PROFESSIONAL LAND SURVEYOR  
LICENSE NUMBER L-2996

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

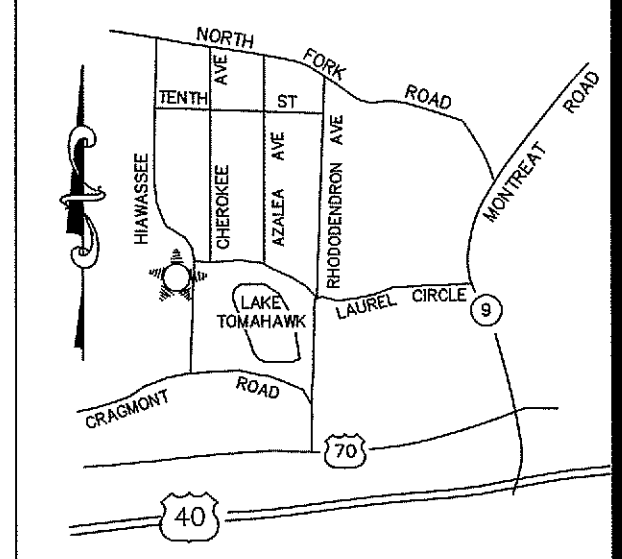
4/8/19  
DATE  
*Judith Upin*  
ZONING ADMINISTRATOR

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

4/12/2019  
DATE  
*John Stollery*  
REVIEW OFFICER

REGISTERED THIS THE 12 DAY OF APRIL, 2019  
AT 8:57 A.M. RECORDED IN BOOK 197, PAGE 57

*Drew Reisinger* REGISTER OF DEEDS  
BY: *Tam Marx* DEPUTY/ASSISTANT



LOCATION MAP

LEGEND

- △ NGS GEODETIC MONUMENT
- CMF CONCRETE MONUMENT FOUND
- PSF PLANTED STONE FOUND
- IPF IRON PIN FOUND-SIZE AS NOTED
- RBF REBAR FOUND-SIZE AS NOTED
- #5 RBF #5 REBAR W/ ID CAP SET
- CALCULATED POINT-NOT SET
- FIRE HYDRANT
- SEWER CLEANOUT
- ELECTRIC METER
- GAS METER
- PHONE PEDESTAL
- WATER VALVE
- WATER METER
- HEAT PUMP
- AREA LIGHT
- EXISTING MANHOLE & SEWERLINE
- UTILITY POLE & OVERHEAD LINES (P=POWER, T=TELEPHONE, C=CABLE)
- UNDERGROUND GAS
- CHAIN LINK FENCE LINE
- MOVEN WIRE FENCE LINE

Doc ID: 032268850001 Type: CRP  
Recorded: 04/12/2019 at 08:57:06 AM  
Fee Amt: \$21.00 Page 1 of 1  
Workflow# 0000516787-0001  
Buncombe County, NC  
Drew Reisinger Register of Deeds  
BK 197 p57

Original document returned to customer at time of recording

NOTES

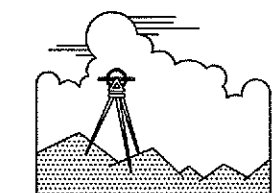
1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE SEARCH, AND MAY NOT SHOW ALL EASEMENTS, RESTRICTIONS, RIGHTS OF WAY, ENCUMBRANCES, OR OTHER FACTS THAT MAY BE DISCLOSED BY A FULL TITLE EXAMINATION PERFORMED BY AN ATTORNEY AT LAW.
2. THE DISTANCES AND ACREAGE SHOWN ON THIS PLAT ARE GRID MEASUREMENTS TO CONVERT TO GROUND DISTANCES AND ACREAGE, DIVIDE BY THE COMBINED FACTOR OF 0.99978354.
3. UNLESS STATED OTHERWISE HEREON, ONLY EVIDENCE OF EASEMENTS, BURIED UTILITIES, PIPELINES, OR STRUCTURES THERE TO 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.
4. THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY FEMA. SEE FIRM 3710060900J DATED 01.06.2010.
5. UNDERGROUND SEWERLINE INFORMATION IS TAKEN FROM BUNCOMBE COUNTY MSD GIS INFORMATION, AND HAS NOT BEEN FIELD VERIFIED.
6. THIS PROPERTY IS ZONED UR-8 BY THE TOWN OF BLACK MOUNTAIN. SETBACKS: 20' FRONT, 10' SIDE, 15' REAR. 5000 SQ. FT. MIN. LOT SIZE. SEE THE BLACK MOUNTAIN ZONING ORDINANCE FOR MORE INFORMATION. INTERESTED PARTIES SHOULD INVESTIGATE ALL EXISTING RESTRICTIONS PRIOR TO DESIGN OR CONSTRUCTION. HIGH COUNTRY SURVEYORS, INC. MAKES NO CLAIM TO THE EXISTANCE OF ANY RESTRICTIONS OR COVENANTS.
7. ANY STREAMS, CREEKS, PONDS, LAKES, WETLANDS, ETC. LOCATED ON THIS PROPERTY, SHOWN OR NOT SHOWN HEREON, MAY BE SUBJECT TO BUFFER AREAS. IT IS THE OWNER'S/DEVELOPER'S RESPONSIBILITY TO HAVE THE AREAS DESIGNATED BY THE PROPER AUTHORITIES TO MAKE THESE DETERMINATIONS.
8. EXISTING HOUSE DOES NOT MEET TOWN OF BLACK MOUNTAIN SETBACK REQUIREMENTS AND IS CONSIDERED AN EXISTING NON-CONFORMING STRUCTURE.
9. NO RECORDED RIGHTS OF WAY FOR THIS SECTION OF TOMAHAWK AVE AND S. OCOONEECHEE AVE WERE FOUND. THE RIGHT OF WAY IS DETERMINED TO BE MAINTENANCE LIMITS, WITH SETBACKS DEFINED PER SECTION 4.3.3.D OF THE BLACK MOUNTAIN LAND USE CODE.

LINE	BEARING	DISTANCE
L1	N 19°34'00" W	21.16'
L2	S 86°54'10" E	8.30'

TOTAL AREA = 0.630 AC.  
By Coord. Computation

N.G.S "FIRST UNION"  
NAD 83 (2011) COORDS.  
N=695432.73  
E= 1013705.46  
C. FACT. = 0.99978448

Owners:  
Kevin T. Dagostino  
Rebecca E. Headley  
601 Tomahawk Ave.  
Black Mountain, NC 28711



HIGH COUNTRY SURVEYORS, INC.  
403-B WEST STATE ST., BLACK MOUNTAIN, NC 28711 (828) 664-0091  
HIGHCOUNTRYSURVEYORS.NET CORPORATE LICENSE NUMBER C-1854



REFERENCES: DEED BOOK 5342, PAGE 394  
PLAT BOOK 154, PAGE 193

Subdivision Survey For:  
**Kevin T. Dagostino**  
And  
**Rebecca E. Headley**  
P.I.N. 0609-98-9266  
Town of Black Mountain, Buncombe County, NC

1 inch = 20' ft. April 8, 2019