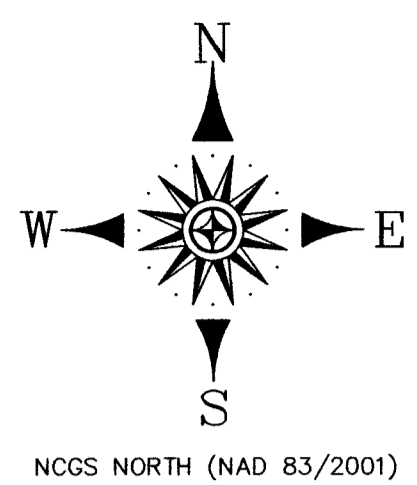


19,224

File 19 Slide 224



CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE CITY OF BREVARD AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, PRESERVE AND PROTECT ALL SIGNIFICANT TREES OVER 15 INCHES DIAMETER IN THE TREE AND ROOT PROTECTION AREA, AND PLANT SUPPLEMENTARY TREES AS REQUIRED. FURTHERMORE, I HEREBY DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USES AS NOTED. FURTHERMORE, I HEREBY DEDICATE ALL SANITARY SEWER, STORM SEWER, AND WATER LINES THAT ARE LOCATED IN PUBLIC UTILITY EASEMENTS OR RIGHTS-OF-WAY TO THE CITY OF BREVARD. FURTHERMORE, I HEREBY SET ASIDE IN PERPETUITY FOR PERMANENT PRESERVATION, ALL REGULATORY FLOODWAYS, STREAM CORRIDOR PROTECTION AREAS, AND OTHER PROTECTED NATURAL AREAS AS SHOWN, DESCRIBED, OR OTHERWISE NOTED HEREUPON.

9/15/19 DATE [Signature] OWNER(S)

STATE OF NORTH CAROLINA COUNTY OF TRANSYLVANIA I, PAUL C. RAY REVIEW OFFICER OF TRANSYLVANIA COUNTY, CITY OF BREVARD, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING. [Signature] 8-15-19 DATE REVIEW OFFICER

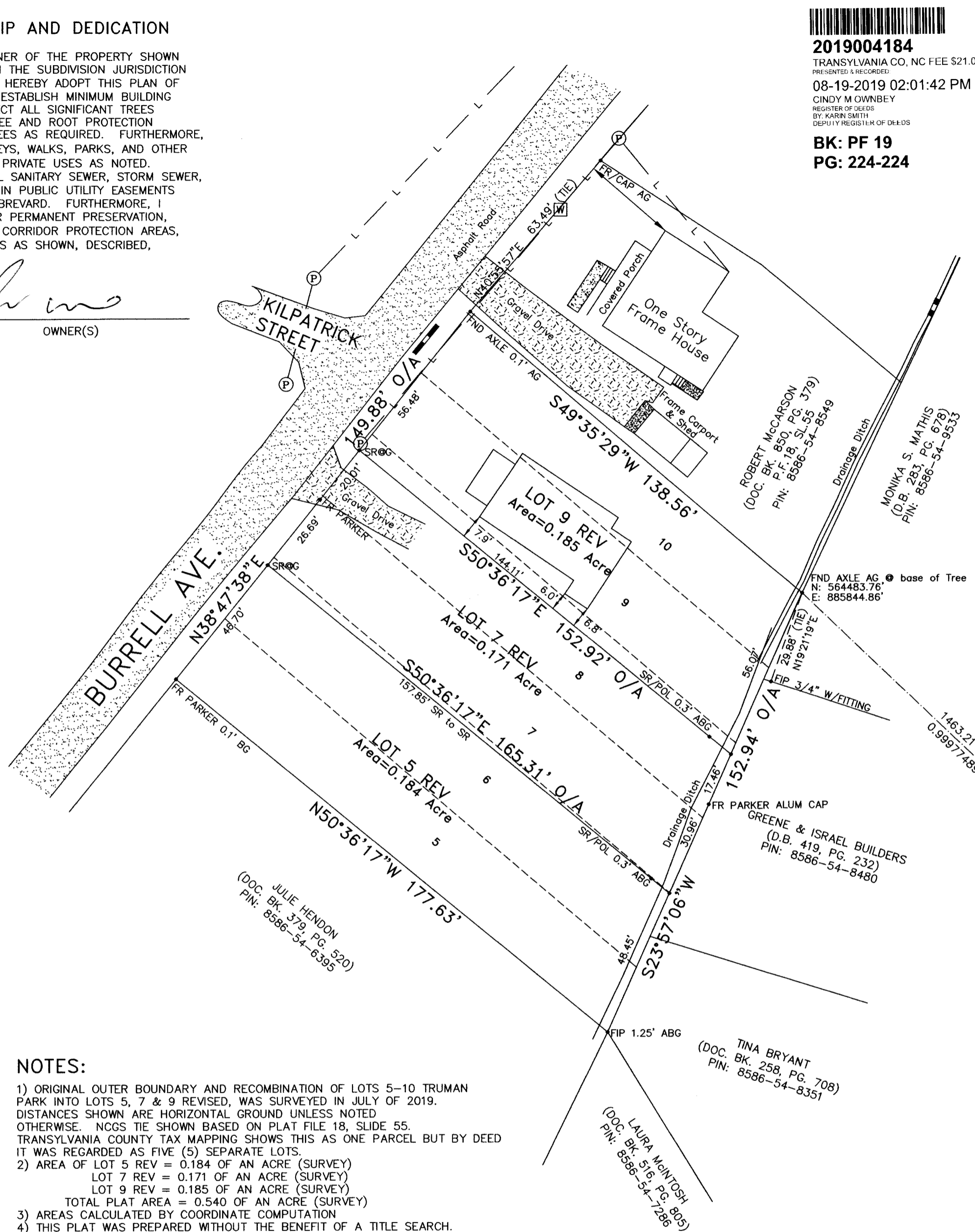
CERTIFICATE OF APPROVAL FOR RECORDING I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN IS EXEMPT FROM THE SUBDIVISION PROVISIONS OF THE BREVARD REGULATING ORDINANCE, AND IS THEREFORE EXEMPT FROM ITS PROVISIONS. THE PLAT HAS BEEN FOUND TO COMPLY WITH THE ZONING REGULATIONS OF THE BREVARD REGULATING ORDINANCE, AND HAS BEEN APPROVED BY THE CITY OF BREVARD FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF TRANSYLVANIA COUNTY. [Signature] 8-15-19 DATE REVIEW OFFICER, CITY OF BREVARD

G.S. 47-30 f(11) d. I, MICHAEL A. PFOUTZ Sr., PROFESSIONAL LAND SURVEYOR, CERTIFY THAT THIS SURVEY IS OF ANOTHER CATEGORY, SUCH AS THE RECOMBINATION OF EXISTING PARCELS, A COURT-ORDERED SURVEY, OR OTHER EXCEPTION TO THE DEFINITION OF SUBDIVISION I, MICHAEL A. PFOUTZ, Sr., PROFESSIONAL LAND SURVEYOR, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECTION FROM INFORMATION FOUND IN P.B. 1, PG. 178 & D.B. 886, PG. 201; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION REFERENCED HEREON; THAT THE RATIO OF PRECISION AS CALCULATED BY LATITUDES AND DEPARTURES BEFORE ADJUSTMENT IS NOT LESS THAN 1 :10,000; AND THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER, AND SEAL THIS THE 3rd DAY OF AUGUST, 2019, A.D. [Signature] MICHAEL A. PFOUTZ Sr. PROFESSIONAL LAND SURVEYOR LICENSE NUMBER L-4458



- NOTES: 1) ORIGINAL OUTER BOUNDARY AND RECOMBINATION OF LOTS 5-10 TRUMAN PARK INTO LOTS 5, 7 & 9 REVISED, WAS SURVEYED IN JULY OF 2019. DISTANCES SHOWN ARE HORIZONTAL GROUND UNLESS NOTED OTHERWISE. NCGS TIE SHOWN BASED ON PLAT FILE 18, SLIDE 55. TRANSYLVANIA COUNTY TAX MAPPING SHOWS THIS AS ONE PARCEL BUT BY DEED IT WAS REGARDED AS FIVE (5) SEPARATE LOTS. 2) AREA OF LOT 5 REV = 0.184 OF AN ACRE (SURVEY) LOT 7 REV = 0.171 OF AN ACRE (SURVEY) LOT 9 REV = 0.185 OF AN ACRE (SURVEY) TOTAL PLAT AREA = 0.540 OF AN ACRE (SURVEY) 3) AREAS CALCULATED BY COORDINATE COMPUTATION 4) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH. THIS PLAT IS SUBJECT TO ALL RIGHT-OF-WAYS, COVENANTS, EASEMENTS; AND RESTRICTIONS OF RECORD BOTH SHOWN AND NOT SHOWN HEREON. 5) DEED REFERENCE: DOC. BK. 866, PG. 201 6) PLAT REFERENCE: P.B. 1, PG. 178; P.F. 18, SL. 55. 7) TAX PARCEL IDENTIFICATION NUMBER: 8586-54-7456 8) PROPERTY PER TRANSYLVANIA COUNTY GIS IS CURRENTLY ZONED GR8 9) BUILDING TIES ARE TO THE STRUCTURAL WALL UNLESS NOTED OTHERWISE

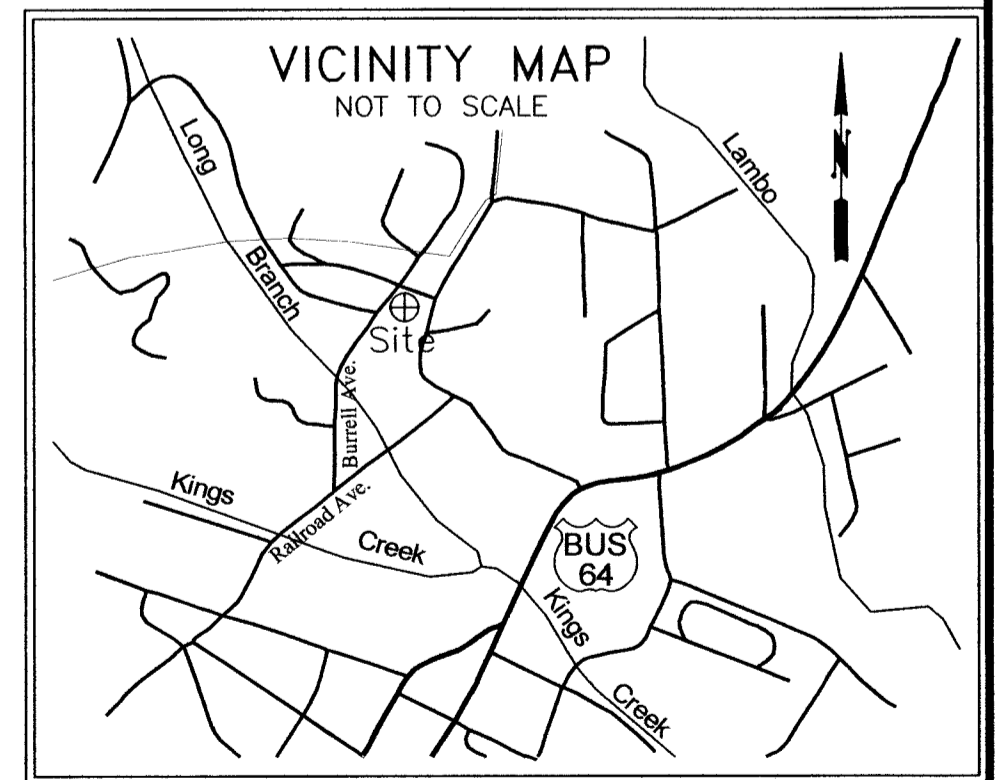


2019004184 TRANSYLVANIA CO. NC FEE \$21.00 PRESENTED & RECORDED 08-19-2019 02:01:42 PM CINDY M OWNBREY REGISTER OF DEEDS BY KARRI SMITH DEPUTY REGISTER OF DEEDS BK: PF 19 PG: 224-224

LEGEND table with symbols for R/W, ABG, N/F, POL, FND AXLE, NCGS, PIN, O/A, SR/CAP, FR/PARKER, FIP, NTS, P.B., PG., AG, D.B., PG., DOC. BK., PG., WATER METER, UTILITY POLE, FENCE LINE, OVERHEAD WIRE, DRAINAGE CULVERT, GRAVEL, ASPHALT, CONCRETE.

FLOOD CERTIFICATION THIS PROPERTY IS LOCATED IN ZONE 'X' PER F.E.M.A. FLOOD INSURANCE RATE MAP NUMBER 3700858600J, EFFECTIVE DATE OF OCTOBER 2, 2009. THESE AREAS ARE DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN.

NCGS MONUMENT "BANK" (NAD 83/2001) N: 563593.32' E: 886778.30'



THIS SURVEY WAS PREPARED FOR JACKSON C. WINE AND IS PROVIDED AS PART OF THE WORK PRODUCT TO OUR CLIENTS. THIS PLAT IN PART OR IN WHOLE IS NOT TRANSFERABLE AND SHALL NOT BE ALTERED IN ANY WAY OR REUSED IN ANY FORM BY ANY INDIVIDUAL OR ENTITY WITHOUT WRITTEN AUTHORIZATION BY MICHAEL A. PFOUTZ SR. AND IS INTENDED SOLELY FOR THE USE OF THE ORIGINAL CLIENT

PREPARED BY CAROLINA MOUNTAIN SURVEYING FIRM LICENSE NUMBER #F-1205 137 NORTH BROAD STREET, SUITE 2 BREVARD, NORTH CAROLINA 28712 (828) 883-2670 CMSURVEYING@COMPORIUM.NET

LOTS 5, 7 & 9 Revised of TRUMAN PARK CONSISTING OF LOTS 5-10 PROPERTY SITUATE IN CITY OF BREVARD/BREVARD TOWNSHIP TRANSYLVANIA COUNTY NORTH CAROLINA

BOUNDARY SURVEY and RECOMBINATION PLAT of LOTS 5-10 TRUMAN PARK PREPARED FOR JACKSON C. WINE

DATE: AUGUST 3, 2019 FIELD RECORDS: DATA COLLECTOR DRAWING: CMS19041-RECOM COORD. FILE: CMS19041.CRD PROJECT NUMBER: CMS19041 REF: CMS14076 GRAPHIC SCALE - FEET WRITTEN SCALE: 1"=30'