

PRELIMINARY PLAT ONLY, NOT TO BE USED FOR SALES, CONVEYANCES OR RECORDING.

BOUNDARY SURVEY OF :
**LOT NO. 105 OF UNIT NO. 9 OF
 CONNESTEE FALLS DEVELOPMENT**

PROPERTY LOCATED IN :
 DUNNS ROCK TOWNSHIP
 TRANSYLVANIA COUNTY
 NORTH CAROLINA

DEED REFERENCE : D.B. 451, PAGE 687.

PLAT REFERENCE : P.B. 4, PAGES 76-76D.

SURVEY DATE : FEBRUARY, 2019.

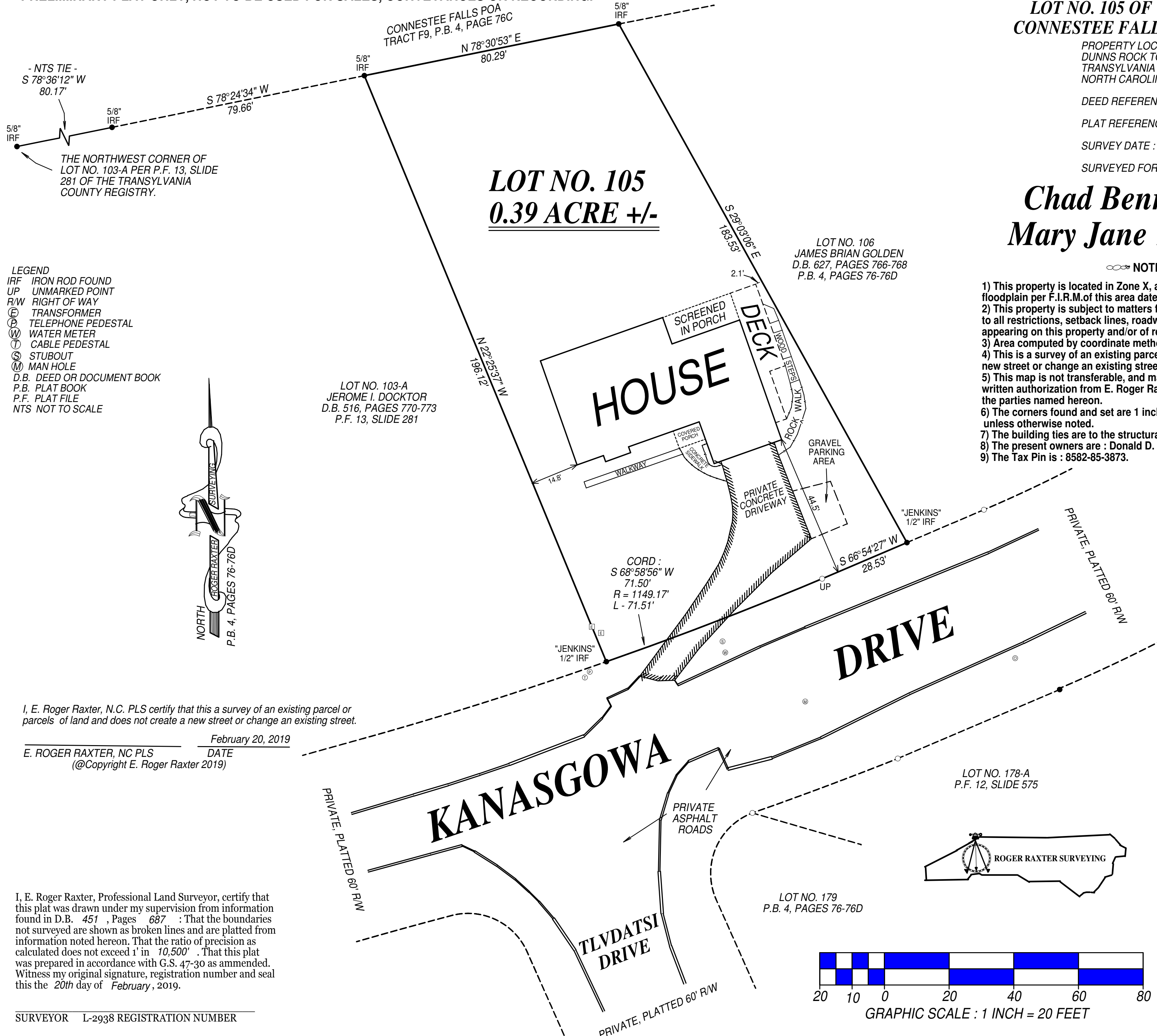
SURVEYED FOR :

**Chad Bennet and
 Mary Jane Tutzauer**

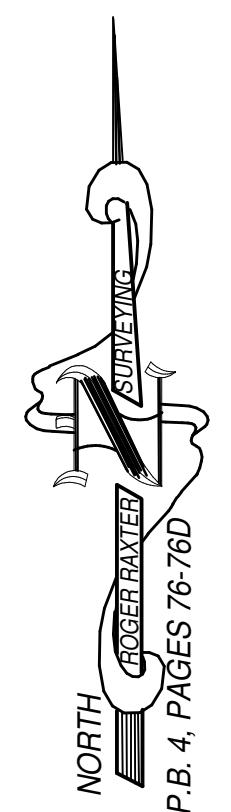
NOTES

- 1) This property is located in Zone X, areas determined to be outside the 500-year floodplain per F.I.R.M. of this area dated October 02, 2009.
- 2) This property is subject to matters found by a title examination and also subject to all restrictions, setback lines, roadways, zoning ordinances and right of ways appearing on this property and/or of record.
- 3) Area computed by coordinate method, including all right of ways.
- 4) This is a survey of an existing parcel or parcels of land and does not create a new street or change an existing street.
- 5) This map is not transferable, and may not be used by any person or entity without written authorization from E. Roger Raxter, PLS. This plat is provided for the use of the parties named hereon.
- 6) The corners found and set are 1 inch to 12 inches above the ground, unless otherwise noted.
- 7) The building ties are to the structural walls, unless otherwise noted.
- 8) The present owners are : Donald D. Wolven Heirs.
- 9) The Tax Pin is : 8582-85-3873.

**LOT NO. 105
 0.39 ACRE +/-**



- LEGEND
- IRF IRON ROD FOUND
 - UP UNMARKED POINT
 - R/W RIGHT OF WAY
 - ⊕ TRANSFORMER
 - ⊙ TELEPHONE PEDESTAL
 - ⊙ WATER METER
 - ⊙ CABLE PEDESTAL
 - ⊙ STUBOUT
 - ⊙ MAN HOLE
 - D.B. DEED OR DOCUMENT BOOK
 - P.B. PLAT BOOK
 - P.F. PLAT FILE
 - NTS NOT TO SCALE

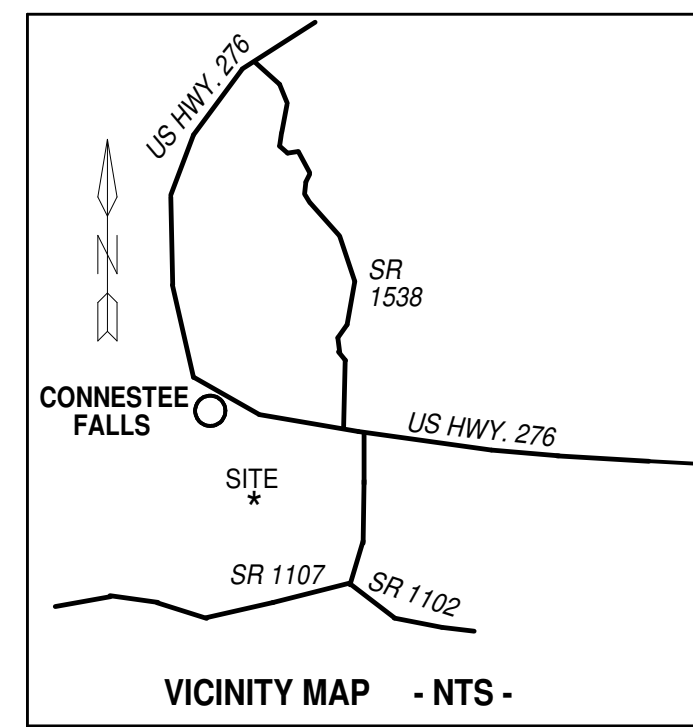
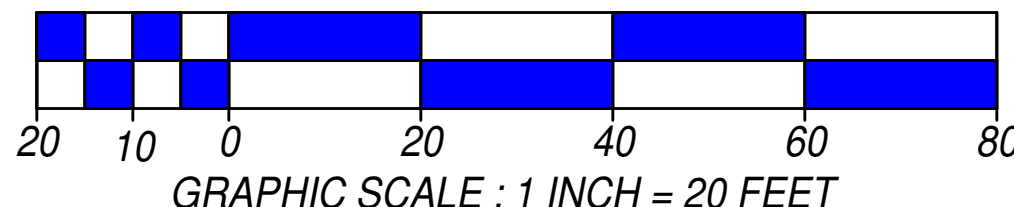


I, E. Roger Raxter, N.C. PLS certify that this a survey of an existing parcel or parcels of land and does not create a new street or change an existing street.

February 20, 2019
 E. ROGER RAXTER, NC PLS DATE
 (@Copyright E. Roger Raxter 2019)

I, E. Roger Raxter, Professional Land Surveyor, certify that this plat was drawn under my supervision from information found in D.B. 451, Pages 687. That the boundaries not surveyed are shown as broken lines and are platted from information noted hereon. That the ratio of precision as calculated does not exceed 1' in 10,500'. That this plat was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, registration number and seal this the 20th day of February, 2019.

SURVEYOR L-2938 REGISTRATION NUMBER



Surveyed By :
E. ROGER RAXTER, N.C. PLS L-2938
 1101 SILVERSTEEN ROAD
 LAKE TOXAWAY, N.C. 28747
 PHONE : (828) 966-4399 OR
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 E-MAIL : erraxter@hotmail.com
 DATE FEBRUARY 20, 2019 DRAWING NUMBER 19012A