

NOTES:

- THIS SURVEY MEETS THE REQUIREMENTS FOR A CLASS "A" SURVEY AS DEFINED IN THE "STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA."
- DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES UNLESS OTHERWISE NOTED.
- SUBJECT TO EASEMENTS, RIGHTS-OF-WAYS, RESERVATIONS AND RESTRICTIONS, WRITTEN AND UNWRITTEN, RECORDED AND UNRECORDED.
- ALL CORNERS ARE 5/8" REBAR SET, UNLESS OTHERWISE NOTED.
- SETBACKS AND UTILITY EASEMENTS ARE: 15' FRONT (FROM THE EDGE OF THE FRONT STREET LINE), 7.5' SIDE STREET, 10' REAR AND 5' FROM ANY INTERIOR LINE.
- REFERENCES: DB 4424/906, DB 4387/1314, DB 4336/44, PB 102/64, PB 112, PG 23 & 24.
- A SMALL PORTION OF THIS PROPERTY IS IN A FLOOD HAZARD ZONE AS SHOWN PER PRELIMINARY FIRM PANEL 37009730 00J. NO PORTION OF LOTS 55-113 ARE WITHIN THE 100 YEAR FLOOD ZONE.
- EASEMENTS RESERVED PER DB 4387/14, ARTICLE IX, SECTIONS 1-3.
- THERE IS A 25' BUFFER FROM THE TOP OF CREEK BANK.
- SUBJECT TO BLANKET EASEMENTS PER RESTRICTIVE COVENANTS: DB 4336/44, DB 4387/1314, DB 4424/906.
- BASED ON THIS SUBDIVISION PLAN, ALL ROADS ARE DEDICATED TO PUBLIC USE.
- WATERLINE EASEMENT IS TO BE WITHIN THE 45' SUBDIVISION ROAD RIGHT OF WAY, UNLESS OTHERWISE NOTED.

STATE OF NORTH CAROLINA

filed for registration at 12:30 o'clock P.M. this the 22 day of April, 2008 and recorded in PLAT BOOK 116 at PAGE 182 Otto W. DeBruhl By: *Anna Barber* REGISTER OF DEEDS

STATE OF NORTH CAROLINA COUNTY OF BUNCOMBE

SCRYN PENLEY JR. Review Officer of Buncombe County, certify that the plat to which this certification is affixed meets all statutory requirements for recording.

Anna Barber Review Officer 4-22-08 Date

CERTIFICATE OF OWNERSHIP AND DEDICATION

I HEREBY CERTIFY THAT I AM THE OWNER OF THE PROPERTY SHOWN AND DESCRIBED HEREON, WHICH IS LOCATED IN THE SUBDIVISION JURISDICTION OF THE TOWN OF WOODFIN, NORTH CAROLINA AND THAT I HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY FREE CONSENT, ESTABLISH MINIMUM BUILDING SETBACK LINES, AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED.

4/22/08 DATE

David Ball OWNERS

OWNER:
WINDSOR AUGHTRY CO. INC.
25 WOODS LAKE ROAD
STE. 600
GREENVILLE, SC 29607

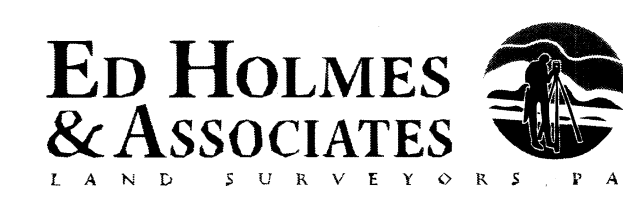
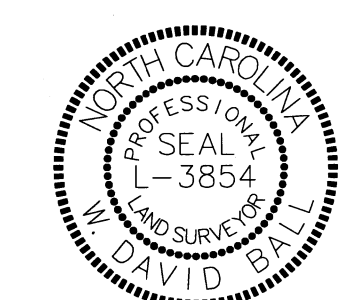
I, W. DAVID BALL, N.C. P.L.S., CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (PROPERTY DESCRIPTION RECORDED IN DEED BOOKS AS SHOWN); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED BY DASHED LINES AS DRAWN FROM INFORMATION FOUND IN DEED BOOKS AS SHOWN; THAT THE RATIO OF PRECISION AS CALCULATED IS 1:10,000 OR GREATER; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

I ALSO HEREBY CERTIFY THAT THIS SURVEY IS OF THE FOLLOWING CATEGORY AS DESCRIBED IN G.S. 47-30(f)(11): (a.) THAT THE SURVEY CREATES A SUBDIVISION OF LAND WITHIN THE AREA OF A COUNTY OR MUNICIPALITY THAT HAS AN ORDINANCE THAT REGULATES PARCELS OF LAND;

WITNESS MY SIGNATURE, LICENSE NUMBER, AND SEAL THIS 27 TH DAY OF 03, A.D., 2008.

W. David Ball
N.C. PROFESSIONAL LAND SURVEYOR

L-3954 LICENSE #



- Legend:
- Unmarked Point
 - Rebar Set unless otherwise noted
 - ⊕ Fire Hydrant
 - ⊕ Sanitary Sewer Manhole
 - ⊕ Lightpole
 - ⊕ Utility pole
 - ⊕ Watervalve
 - ⊕ Watermeter

CERTIFICATE OF APPROVAL FOR RECORDING

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN HEREON HAS BEEN FOUND TO COMPLY WITH THE SUBDIVISION REGULATIONS OF THE TOWN OF WOODFIN, NORTH CAROLINA AND THAT THIS PLAT HAS BEEN APPROVED BY THE BOARD OF ALDERMEN OF THE TOWN OF WOODFIN FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF BUNCOMBE COUNTY.

Cheryl D. Mean
TOWN CLERK
WOODFIN, NORTH CAROLINA

04-22-08 DATE

CERTIFICATE OF APPROVAL OF THE DESIGN AND INSTALLATION OF STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS

I HEREBY CERTIFY THAT ALL STREETS, UTILITIES, AND OTHER REQUIRED IMPROVEMENTS HAVE BEEN INSTALLED IN AN ACCEPTABLE MANNER AND ACCORDING TO TOWN SPECIFICATIONS OR THAT GUARANTEES OF THE INSTALLATION OF THE REQUIRED IMPROVEMENTS IN AN AMOUNT AND MANNER SATISFACTORY TO THE TOWN HAS BEEN RECEIVED, AND THAT THE FILING FEE FOR THIS PLAT, IN THE AMOUNT OF \$35 HAS BEEN PAID.

J. A. Grogan
SUBDIVISION ADMINISTRATOR

04-22-08 DATE



LINE	BEARING	LENGTH
L1	N78°05'36"W	14.08'
L2	N78°05'36"W	35.98'
L3	N57°09'24"W	43.92'
L4	N19°35'28"E	35.87'
L5	N19°35'28"E	27.57'
L6	N19°35'28"E	72.71'
L7	N19°35'28"E	23.90'
L8	N19°35'28"E	7.83'
L9	N01°21'23"E	40.13'
L10	N01°21'23"E	13.49'
L11	N01°21'23"E	30.54'
L12	N35°29'11"W	35.80'
L13	N69°45'43"W	18.05'
L14	S51°29'21"W	15.03'
L15	S51°29'21"W	71.77'
L16	S51°29'21"W	32.62'
L17	S51°29'21"W	46.43'
L18	S51°29'21"W	3.80'
L19	S63°59'23"W	5.93'
L20	S63°59'23"W	29.02'
L21	S63°59'23"W	22.60'
L22	S50°29'32"W	58.16'
L23	S50°29'32"W	7.06'
L24	N13°26'17"W	21.89'
L25	N24°13'02"W	57.73'

CURVE	RADIUS	LENGTH	CH DIR	CHORD
C10	110.00'	78.26'	N07°57'24"E	76.62'
C11	110.00'	61.06'	N28°19'36"W	60.27'
C12	110.00'	65.02'	N61°09'38"W	64.08'
C13	400.00'	39.91'	N75°14'07"W	39.89'
C14	400.00'	103.10'	N64°59'35"W	102.82'
C15	400.00'	3.15'	N57°22'59"W	3.15'
C16	260.00'	51.01'	N51°32'09"W	50.93'
C17	260.00'	20.02'	N43°42'33"W	20.01'
C18	260.00'	76.75'	S33°02'49"E	76.47'
C19	260.00'	70.38'	S16°50'09"E	70.16'
C20	260.00'	25.28'	S06°17'44"E	25.27'
C21	260.00'	74.59'	S04°41'11"W	74.13'
C22	260.00'	11.10'	S14°06'21"W	11.10'
C23	260.00'	19.34'	S17°27'36"W	19.34'
C24	400.00'	38.02'	N16°52'07"E	38.00'
C25	400.00'	43.31'	N11°02'39"E	43.29'
C26	400.00'	26.55'	N06°12'26"E	26.55'
C27	400.00'	19.43'	N02°44'52"E	19.42'
C28	300.00'	31.66'	N01°40'02"W	31.65'
C29	300.00'	12.65'	N05°53'54"W	12.65'
C30	300.00'	51.38'	N12°00'44"W	51.31'
C31	300.00'	47.64'	N21°28'02"W	47.59'
C32	300.00'	16.22'	N27°33'54"W	16.22'
C33	300.00'	33.36'	N32°18'01"W	33.35'
C34	150.00'	40.80'	N77°33'14"W	40.67'
C35	150.00'	105.56'	S74°29'37"W	103.40'
C36	150.00'	7.45'	S52°54'40"W	7.44'
C37	300.00'	25.12'	N53°53'17"E	25.12'
C38	300.00'	40.33'	N60°08'19"E	40.30'
C39	300.00'	23.76'	S61°31'41"W	23.76'
C40	300.00'	28.86'	S56°41'44"W	28.85'
C41	300.00'	18.05'	S52°12'58"W	18.05'
C42	150.00'	60.93'	S25°04'33"E	60.52'
C43	300.00'	24.66'	N15°47'36"W	24.66'
C44	300.00'	31.77'	N21°10'58"W	31.76'

SURVEY OF
RIVER WALK
PHASE II
LOTS 55 - 113
TOWN OF WOODFIN
BUNCOMBE COUNTY, N.C.

PIN: 9730-09-15-4267
SCALE 1"=100' 03/27/08

W. DAVID BALL, P.L.S.
ED HOLMES & ASSOCIATES LAND SURVEYORS PA
P.O. BOX 17335 ASHEVILLE, NC 28816
(828)225-6562

