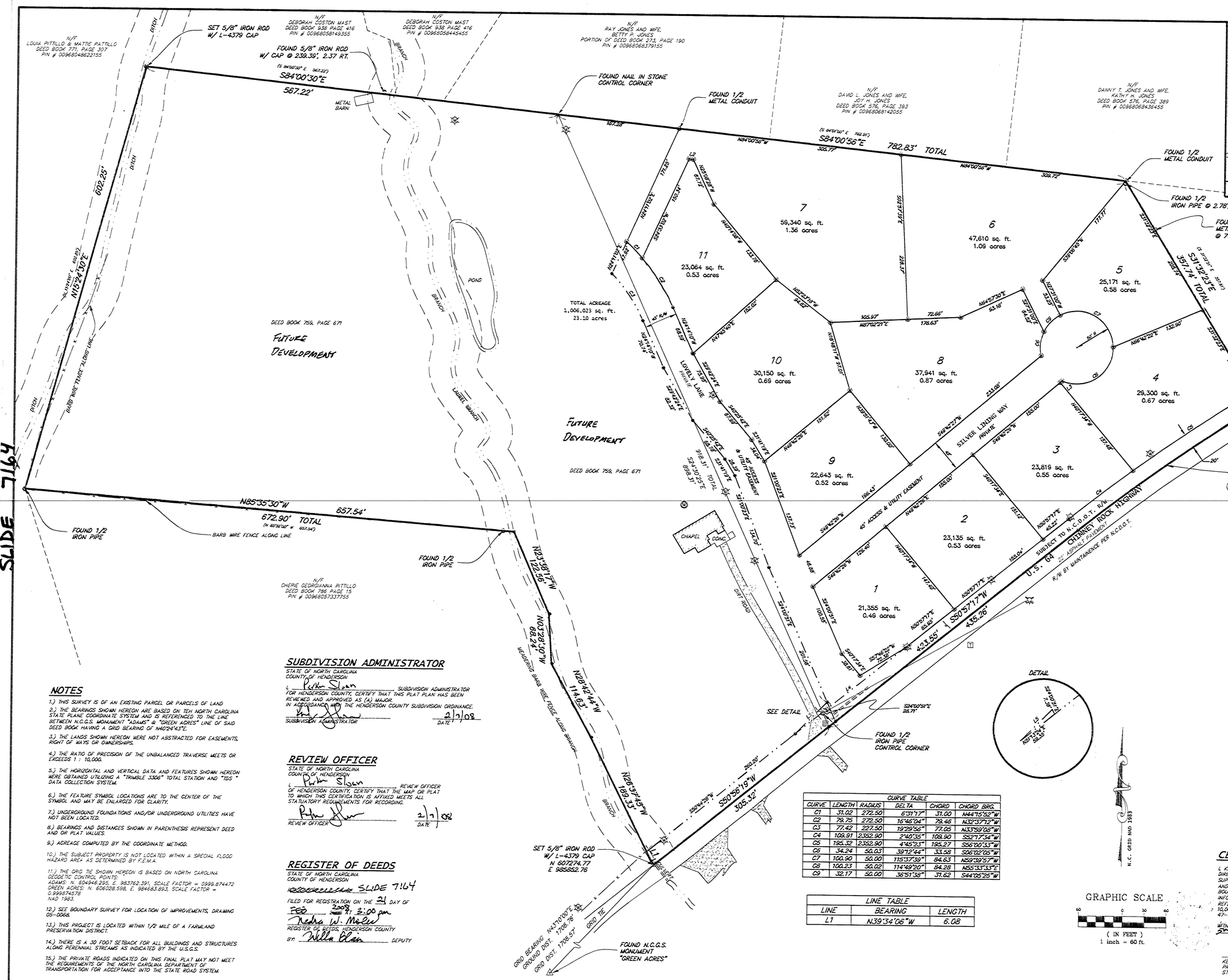

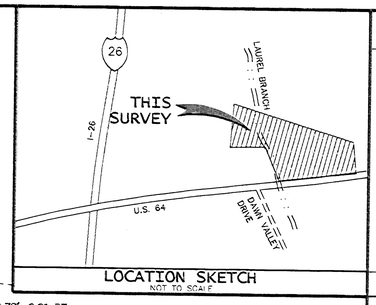

NO.	REVISION	BY
2	REVISED PER COMMENTS 01/28/08	KRS
1	PHASE 1 LOTS	KRS

SANDERS SURVEYING & MAPPING SERVICES, INC.
(828) 669-2777
510 AVENA ROAD, BLACK MOUNTAIN, NORTH CAROLINA, 28711

MAJOR SUBDIVISION SURVEY FOR:
PHASE 1: CLOUD NINE HOMES & GARDENS, INC.
PIN # 009680678465 5 & 009680573377 55
DEED BOOK 786, PAGE 15 & DEED BOOK 749, PAGE 311
CLEAR CREEK TOWNSHIP,
HENDERSON COUNTY, NORTH CAROLINA

NOTES

1.) THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND

2.) THE BEARINGS SHOWN HEREON ARE BASED ON TEN NORTH CAROLINA STATE PLANE COORDINATE SYSTEM AND IS REFERENCED TO THE LINE BETWEEN N.C.G.S. MONUMENT "ADAMS" & "GREEN ACRES" LINE OF SAID DEED BOOK HAVING A GRID BEARING OF N40°24'43"E.

3.) THE LANDS SHOWN HEREON WERE NOT ABSTRACTED FOR EASEMENTS, RIGHT OF WAYS OR OWNERSHIPS.

4.) THE RATIO OF PRECISION OF THE UNBALANCED TRAVERSE MEETS OR EXCEEDS 1 : 10,000.

5.) THE HORIZONTAL AND VERTICAL DATA AND FEATURES SHOWN HEREON WERE OBTAINED UTILIZING A "TRIMBLE 3308" TOTAL STATION AND "TDS " DATA COLLECTION SYSTEM.

6.) THE FEATURE SYMBOL LOCATIONS ARE TO THE CENTER OF THE SYMBOL AND MAY BE ENLARGED FOR CLARITY.

7.) UNDERGROUND FOUNDATIONS AND/OR UNDERGROUND UTILITIES HAVE NOT BEEN LOCATED.

8.) BEARINGS AND DISTANCES SHOWN IN PARENTHESIS REPRESENT DEED AND OR PLAT VALUES.

9.) ACREAGE COMPUTED BY THE COORDINATE METHOD.

10.) THE SUBJECT PROPERTY IS NOT LOCATED WITHIN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY F.E.M.A.

11.) THE GRID TIE SHOWN HEREON IS BASED ON NORTH CAROLINA GEODETIC CONTROL POINTS:
ADAMS: N. 604948.295, E. 983762.391, SCALE FACTOR = 0999.874472
GREEN ACRES: N. 606028.598, E. 984683.893, SCALE FACTOR = 0.999874578
NAD 1983.

12.) SEE BOUNDARY SURVEY FOR LOCATION OF IMPROVEMENTS, DRAWING 05-0068.

13.) THIS PROJECT IS LOCATED WITHIN 1/2 MILE OF A FARMLAND PRESERVATION DISTRICT.

14.) THERE IS A 30 FOOT SETBACK FOR ALL BUILDINGS AND STRUCTURES ALONG PERENNIAL STREAMS AS INDICATED BY THE U.S.G.S.

15.) THE PRIVATE ROADS INDICATED ON THIS FINAL PLAT MAY NOT MEET THE REQUIREMENTS OF THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION FOR ACCEPTANCE INTO THE STATE ROAD SYSTEM.

SUBDIVISION ADMINISTRATOR

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON

I, Parker Sloan, SUBDIVISION ADMINISTRATOR FOR HENDERSON COUNTY, CERTIFY THAT THIS PLAT PLAN HAS BEEN REVIEWED AND APPROVED AS (A) MAJOR, IN ACCORDANCE WITH THE HENDERSON COUNTY SUBDIVISION ORDINANCE.

SUBDIVISION ADMINISTRATOR — DATE: 2/7/08

REVIEW OFFICER

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON

I, Parker Sloan, REVIEW OFFICER OF HENDERSON COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUATORY REQUIREMENTS FOR RECORDING.

REVIEW OFFICER — DATE: 2/7/08

REGISTER OF DEEDS

STATE OF NORTH CAROLINA
COUNTY OF HENDERSON

~~REDDERSVILLE~~ SLIDE 7164

FILED FOR REGISTRATION ON THE 21 DAY OF FEB, 2008 AT 2:00 pm

Nedra W. Malone
REGISTER OF DEEDS, HENDERSON COUNTY

BY: Willa Blair, DEPUTY

CURVE TABLE					
CURVE	LENGTH	RADIUS	DELTA	CHORD	CHORD BRG.
C1	31.02	272.50	6°31'17"	31.00	N44°15'52"W
C2	78.75	272.50	16°48'04"	78.46	N32°37'12"W
C3	77.42	227.50	19°29'56"	77.05	N33°59'08"W
C4	109.91	2352.90	2°40'35"	109.90	S52°17'34"W
C5	195.32	2352.90	4°45'23"	195.27	S56°00'33"W
C6	34.24	50.03'	39°12'44"	33.58	S06°02'05"W
C7	100.90	50.00	115°37'39"	84.63	N59°39'57"W
C8	100.23	50.02	114°49'20"	84.28	N55°33'33"E
C9	32.17	50.00	36°51'38"	31.62	S44°05'25"W

LINE TABLE		
LINE	BEARING	LENGTH
L1	N39°34'06"W	6.08

REFERENCES

PLAT SLIDE 771
DEED BOOK 759, PAGE 671
DEED BOOK 749, PAGE 311

ZONING

APPROVED UNDER OPEN USE
CURRENTLY ZONED : R2-WH

LEGEND

R/W RIGHT OF WAY
FOUND IRON PIN
FOUND STONE
SET BENCHMARK
WOOD POWER POLE
CENTERLINE
PROPERTY LINE
FIRE HYDRANT
DRAINAGE MANHOLE
SANITARY MANHOLE
WATER METER
WATER VALVE
CATCH BASIN
CONCRETE POWER POLE
TELEPHONE RISER
ELECTRIC METER

N/F NOW OR FORMERLY
OVERHEAD WIRE
BOUNDARY LINE NOT SURVEYED
SET 5/8" IRON ROD WITH L-4379 CAP
LINE NOT TO SCALE
POINT NOT SET

CERTIFICATE

I, KEITH R. SANDERS, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY DIRECT SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOKS 749, PAGE 311, AND 759, PAGE 671, HENDERSON COUNTY REGISTRY); THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION FOUND IN THE HENDERSON COUNTY REGISTRY (SEE REFERENCES); THAT THE RATIO OF PRECISION AS CALCULATED IS 1 : 10,000+; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL THIS 5TH DAY OF FEB, A.D. 2008.

KEITH R. SANDERS
PROFESSIONAL LAND SURVEYOR # L-4379
STATE OF NORTH CAROLINA

NORTH CAROLINA PROFESSIONAL SEAL L-4379 KEITH R. SANDERS

DATE: 05/12/05
DRAWN: KRS
CHECKED: KRS
B. # 008
SCALE: 1" = 60'
05-0068.DWG

PROJECT: 05-0068
SHEET: 1 OF 1

SLIDE 7164