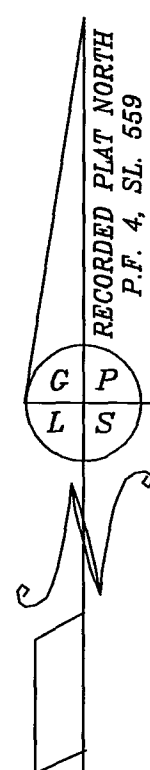
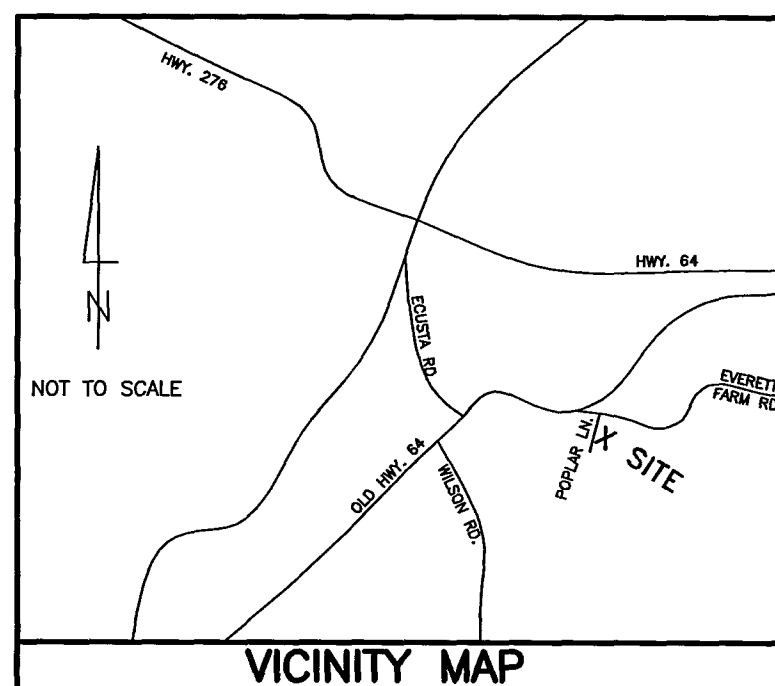


13.212

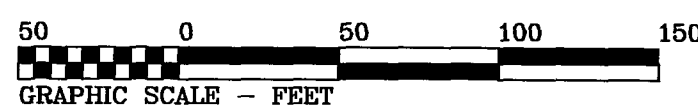
File 13 Slide 212



## LEGEND :

I.R.S.—5/8" REBAR IRON PIN SET  
 I.P.F.—IRON PIPE FOUND  
 I.R.F.—IRON ROD FOUND  
 A.M.S.—ALUMINUM MONUMENT SET  
 A.M.F.—ALUMINUM MONUMENT FOUND  
 C.M.F.—CONCRETE MONUMENT FOUND  
 P.S.F.—PLANTED STONE FOUND  
 P.O.B.—POINT OF BEGINNING  
 E.O.P.—EDGE OF PAVEMENT  
 U.P.—UNMARKED POINT  
 P.I.—POINT OF INTERSECTION  
 P.P.—POWER OR PHONE POLE  
 D.B.—DEED BOOK  
 R/W—RIGHT OF WAY  
 A.C.—ALUMINUM CAP STAMPED: R.E. PARKER, R.L.S., L1479  
 CTR.—CENTER  
 FNC.—FENCE  
 COR.—CORNER  
 C.L.F.—CHAIN LINK FENCE  
 BR.—BRANCH  
 RD.—ROAD  
 C.O.RD.—CENTER OF ROAD  
 T.O.R.—TOP OF RIDGE  
 P.C.—PLASTIC CAP STAMPED GENE PARKER, P.L.S., 1479  
 —P— OVERHEAD POWER AND/OR PHONE LINES  
 R.S.F.—RAILROAD SPIKE FOUND  
 C.O.—CLEAN OUT

NOTE :  
BROKEN LINES WERE DRAWN FROM INFORMATION FOUND ON A PLAT BY E. ROGER RAXTER RECORDED IN P.F. 4, SL. 559 AND NOT A FIELD SURVEY.



I, ROBERT E. PARKER, PROFESSIONAL LAND SURVEYOR  
CERTIFY THAT THIS SURVEY IS OF AN EXISTING PARCEL  
OF LAND AND DOES NOT CREATE A NEW STREET (ROAD) OR CHANGE  
AN EXISTING STREET (ROAD).

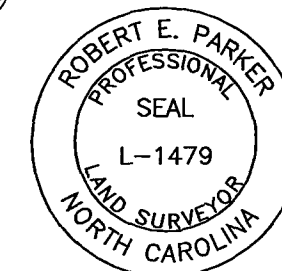
*Robert E. Parker*  
SURVEYOR

I, ROBERT E. PARKER, PROFESSIONAL LAND SURVEYOR,

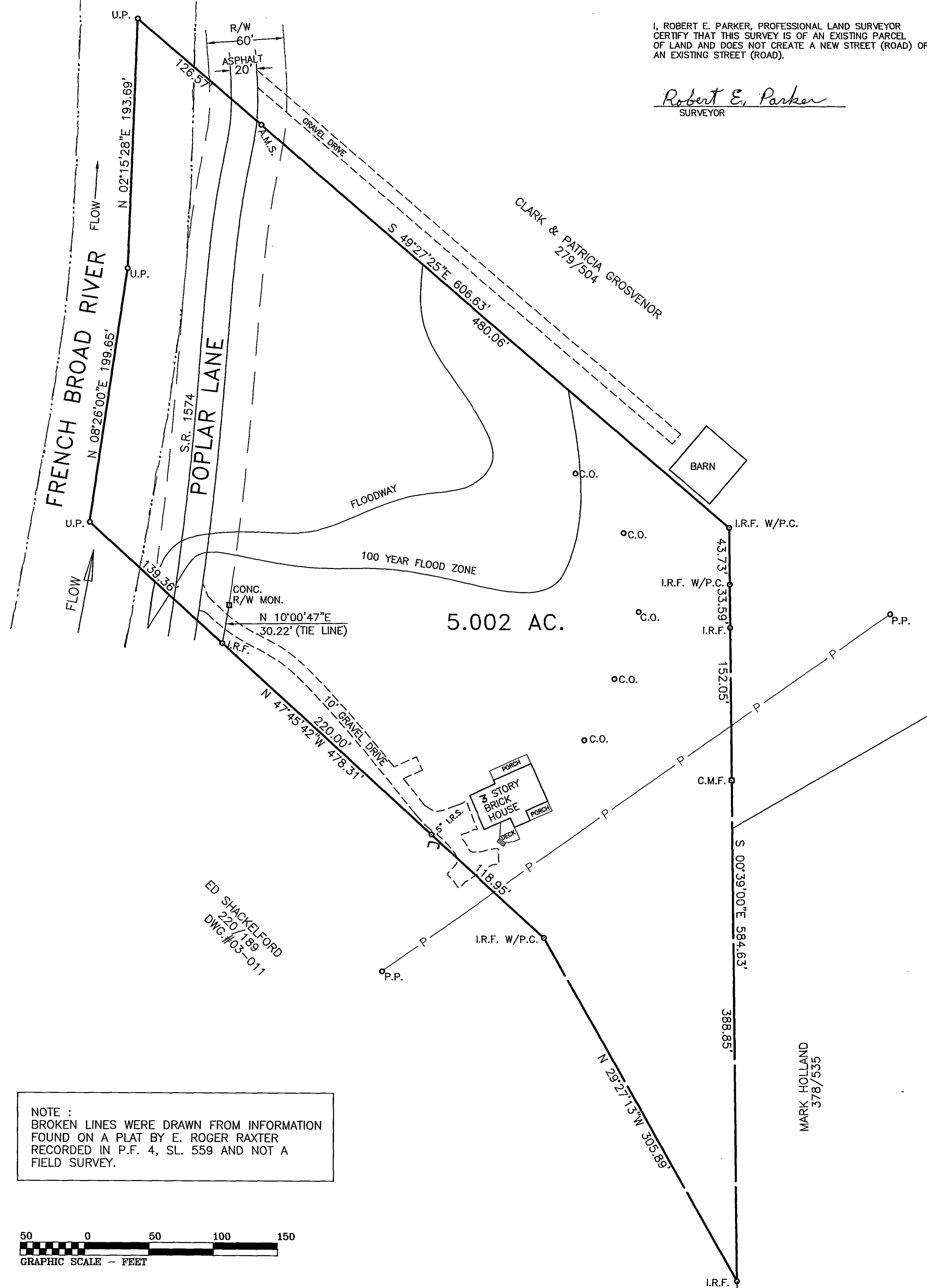
CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN  
ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE BOUNDARIES  
NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION  
FOUND IN P.F. 4, SL. 559

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 6th DAY OF August  
A.D., 20 09.

*Robert E. Parker*  
SURVEYOR  
REGISTRATION NO. L-1479



STATUTORY CLASSIFICATION: G.S. 47-30(f)(c)(1)



2009004645

TRANSYLVANIA CO., NC FEE \$21.00  
 PRESENTED & RECORDED:  
 08-10-2009 03:15:58 PM  
 CINDY M OWNEY  
 REGISTER OF DEEDS  
 BY: KARIN SMITH  
 DEPUTY REGISTER OF DEEDS  
 PF 13  
 PG: 212-212

SURVEY OF EXISTING PARCEL FOR  
**CHRIS ROSENBERG**

BREVARD TOWNSHIP  
TRANSYLVANIA COUNTY, N.C.

72 POPLAR LANE

BEING ALL OF THAT TRACT OF LAND DESCRIBED IN A DEED  
TO GREG FOGLEMAN AS RECORDED IN D.B. 463, PG. 062  
AND ALSO BEING SHOWN ON A PLAT RECORDED IN P.F. 4,  
SL. 559.

**GENE PARKER  
LAND SURVEYS**

43 TARKILN MOUNTAIN DR.  
MILLS RIVER, N.C. 28759  
1-828-891-8373

SCALE: 1" = 60' DATE: AUGUST 6, 2009

PIN#: 9506-15-5823

DRAWING NO.: 09-027

18, 38

File 18 Slide 38

# LEGEND

NORTH CAROLINA GEODETIC SURVEY  
S.R. STATE ROAD (SECONDARY)  
PIN TAX PARCEL IDENTIFICATION NUMBER  
CP CALCULATED POINT  
S/P/PL SET REBAR WITH IDENTIFICATION CAP  
FR/PARK FOUND REBAR-ROBERT E PARKER, PLS  
FOUN FOUND RIGHT OF WAY CONCRETE MONUMENT  
AC AT GRADE  
R/W HIS WIFE  
ABC ABOVE GRADE  
P.F., SL. PLAT FILE, SLIDE  
POL UTILITY POLE  
D.B., PG. POINT ON LINE  
DOC. BK. PG. DEED BOOK, PAGE  
UP UNSETTABLE POINT  
PROPERTY FROM P.F. 13, SL. 212

PARCEL A ADDITION  
ASPHALT  
GRAVEL

## STATE OF NORTH CAROLINA COUNTY OF TRANSYLVANIA

I, Joy Fields REVIEW OFFICER  
OF TRANSYLVANIA COUNTY, CERTIFY THAT THE MAP OR PLAT  
TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY  
REQUIREMENTS FOR RECORDING.

Joy Fields 10-22-16  
REVIEW OFFICER DATE

### CALL TABLE

Course	Bearing	Distance
L1	Rce: S67°33'	A/C 46.82
	Yon: S33°32'	CA: 46.81
11 (16)	N09°59'12" E	30.24

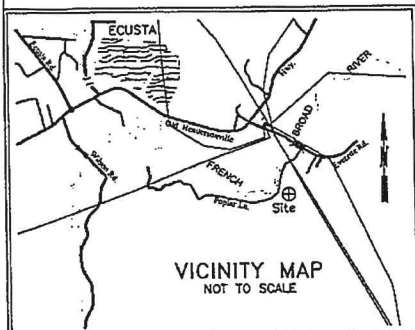
G.S. 47-30 f(11) d.

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 PLAT FILE 13,  
PAGE 212; 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 : 5,000; 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 16th DAY OF  
OCTOBER, 2015, A.D.

Michael A. Pfoutz Sr.  
MICHAEL A. PFOUTZ Sr.  
SURVEYOR L-4458

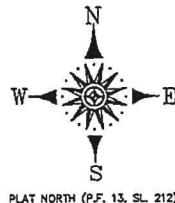


## FLOOD CERTIFICATION

PORTIONS OF THIS PROPERTY ARE LOCATED IN ZONE 'AE' PER FEMA  
FLOOD INSURANCE RATE MAP NUMBER 3700950600J, EFFECTIVE  
DATE OF OCTOBER 2, 2009. THESE AREAS ARE DETERMINED  
TO BE WITHIN THE 1.0% ANNUAL CHANCE FLOOD (100-YEAR FLOOD).



2018000683  
TRANSYLVANIA CO. AND FEE \$21.00  
02-08-2018 11:56:28 AM  
CITY OF TRANSYLVANIA  
PLAT FILED BY DEEDS  
BK: PF 18  
PG: 38-38



PLAT NORTH (P.F. 13, SL. 212)

## TRANSYLVANIA COUNTY PLANNING DEPARTMENT

REVIEWED BY THE TRANSYLVANIA  
COUNTY PLANNING DEPARTMENT.  
EXCEPTION 1.9 MET.

Joy Fields DATE: 10-22-16  
Karen Lawson 2-2-18

## NOTES:

- 1) SURVEYED IN OCTOBER 2015. NOT ALL IMPROVEMENTS ARE SHOWN ON THIS PLAT. THE INTENT OF THIS SURVEY IS TO MOVE THE PROPERTY LINE TO ENCOMPASS THAT PORTION OF THE DRIVEWAY AND PARKING AREA THAT HAS PREVIOUSLY BEEN OVER THE PROPERTY LINE. PARCEL A IS NOT TO BE CONSTRUED AS A SEPARATE PARCEL. THE OUTLINE IS BEING SHOWN TO DELINEATE THE AREA.
- 2) AREAS: PIN 5823 = 5.002 ACRES (PLAT)  
PARCEL A = 0.379 OF AN ACRE (SURVEY) NOT A SEPARATE PARCEL  
TOTAL PLAT AREA = 5.381 ACRES (PLAT & SURVEY)
- 3) AREAS CALCULATED BY COORDINATE COMPUTATION
- 4) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH. THIS SURVEY IS SUBJECT TO ALL RIGHTS-OF-WAYS, COVENANTS, EASEMENTS, AND RESTRICTIONS OF RECORD BOTH SHOWN AND NOT SHOWN HEREON.
- 5) PLAT REFERENCE: P.F. 8, SL. 111; P.F. 13, SL. 212
- 6) DEED REFERENCE: DOC. BK. 509, PG. 585
- 7) TAX PARCEL IDENTIFICATION NUMBER: 9506-15-5823
- 8) THE NEW PROPERTY LINE ALONG THE NORTHWEST PORTION OF PARCEL A IS THE EXISTING ASPHALT OF POPULAR LANE AS SHOWN HEREON.
- 9) PROPERTY CORNERS IN THE C/L OF THE FRENCH BROAD RIVER ARE CALCULATED POINTS PER PLAT. THE EXPANSE OF THE FRENCH BROAD RIVER AS SHOWN HEREON IS APPROXIMATE AND WAS TAKEN FROM P.F. 13, SL. 212
- 10) THIS CORNER COULD NOT BE SET DUE TO ROCK BELOW THE STEEP SLOPE SURFACE.
- 11) PROPERTY CORNERS ARE CALCULATED POINTS FROM P.F. 13, SL. 212 UNLESS OTHERWISE IDENTIFIED.

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

PROPERTY LINE REVISION  
PREPARED FOR  
CHRISTIAN F. ROSENBERG and  
ED SHACKELFORD REVOCABLE TRUST  
PROPERTY SITUATE IN  
BREVARD TOWNSHIP  
TRANSYLVANIA COUNTY, NORTH CAROLINA

DATE  
OCTOBER 16, 2015  
FIELD RECORDS  
DATA COLLECTOR  
GRAPHIC SCALE - FEET WRITTEN SCALE: 1"=50'

DRAWING NUMBER  
CMS15076  
COORDINATE FILE  
CMS15076.CRD  
PROJECT NUMBER  
CMS15076