

**LEGEND**

EP = Existing Iron Pipe or Pin	MB = Manhole
EP = Iron Pin Set, 3/16" Dia	CB = Catch Basin
EL = Existing Locust Hole	WB = Water Meter
MCN = Concrete Monument	PP = Power service Pole
R/W = Right of Way	N/T = Near or Formerly
R/T = Right of Turn	P/O = Part of
FS = Fence Stake	DB = Dead Book
CGS = Cotton Gin Spike	PG = Page
— = Branch or Stream	— = Top of Ridge
— = Surveyed Property Line	— = Surveyed Power Line
— = Adjacent Property Line (Not Surveyed)	— = Adjacent Power Line
— = Surveyed To Line	— = Fence Line
— = Edge of Road or Drive (Type of surface noted)	
— = Edge of R/W (Note noted)	
— = Edge of Easement (Type noted and dimensions)	

**FLOOD NOTE:**  
 An orange shading on this property is in Zone D  
 of the Flood Insurance Rate Map, Community Flood Map  
 1500000001, which shows an elevated area of  
 1500000001 and is not in a Special Flood Hazard Area.

- NOTES**
- Acreage calculated by Coordinate Computation Method.
  - ALL property owners NOT described are computed "points" only.
  - Property is subject to all applicable easements and rights of record.
  - Error of closure made or assumed 1:10,000 + ALL distances are horizontal.
  - This Survey meets the requirements of a Class "A" Survey.
  - Location of ALL underground utilities are approximate, unless otherwise indicated. Exact location to be determined by owner.
  - Property corners are marked with blue flagging, other color flagging is for reference only, unless otherwise indicated.
  - The certification shown hereon is not a certification of title, zoning or freedom from encumbrances.
  - This survey was prepared without benefit of abstract title and ALL matters of title should be referred to an attorney-at-law.
  - This property has not been inspected for wetlands or riparian encroachment.
  - There IS reasonable Horizontal Control within 2000'.
  - Property IS NOT located in a special flood hazard area, in accordance with current FEMA and FIRM maps.
  - North is "Old North" NAD83 (2011).
  - This plot represents a survey of Dead Book B132 @ Page 846.

State of North Carolina, County of Buncombe  
 Filed for registration on the \_\_\_\_\_ day of \_\_\_\_\_  
 20\_\_\_\_ at \_\_\_\_\_ o'clock \_\_\_\_\_ M and recorded in Plat Cabinet \_\_\_\_\_  
 of Side \_\_\_\_\_

Register of Deeds - Buncombe County  
 by: \_\_\_\_\_ Assistant Deputy

State of North Carolina, County of Buncombe  
 \_\_\_\_\_ Notary Public of  
 Buncombe County, certify that the map or plat to which this  
 certification is affixed meets all statutory requirements for recording.

REVIEW OFFICER \_\_\_\_\_

- TYPE OF SURVEY PERFORMED**
- ( ) This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.
  - ( ) This survey is located in a portion of a county or municipality that is unincorporated as to an ordinance that regulates parcels of land.
  - (X) This survey is of an existing parcel(s) of land and does not create a new street or change an existing street.
  - ( ) This survey is of an existing building or other structure, or natural feature, such as a watercourse.
  - ( ) This survey is a control survey.
  - ( ) This survey is of another category, such as the recombination of existing parcels, a non-ordered survey, or other exception to the definition of subdivision.
  - ( ) The information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to which type of survey listed above best describes the type of survey performed.

I, SYLVIA E. HIXSON, certify that this plot was drawn under my supervision from an actual survey made under my supervision; that the boundaries not surveyed are clearly indicated; or drawn from information found in referenced documents; that the ratio of precision as calculated is 1:15,000+, that this plot was prepared in accordance with G.S. 47-30 as amended. Witness my original signature, license number and seal this 018th day of NOVEMBER, 2021.

SYLVIA HIXSON  
 Professional Land Surveyor  
 License Number L-4369

I, SYLVIA E. HIXSON, certify that this map was drawn under my supervision from an actual GPS (or GNSS) survey made under my supervision and the following information was used to perform the survey:

Class of survey: CLASS "A"  
 Prerequisite(s): CS1, HORIZONTAL  
 Type of GPS (or GNSS) field procedure: NETWORK RTK  
 Date of Survey: NOVEMBER 15, 2021  
 Datum/Epoch: NAD 83/2011  
 Instrument/Model: HDS-1070  
 Control points: 0 2021 NAD  
 Computer Software: SURV-104  
 Units: US SURVEY FOOT

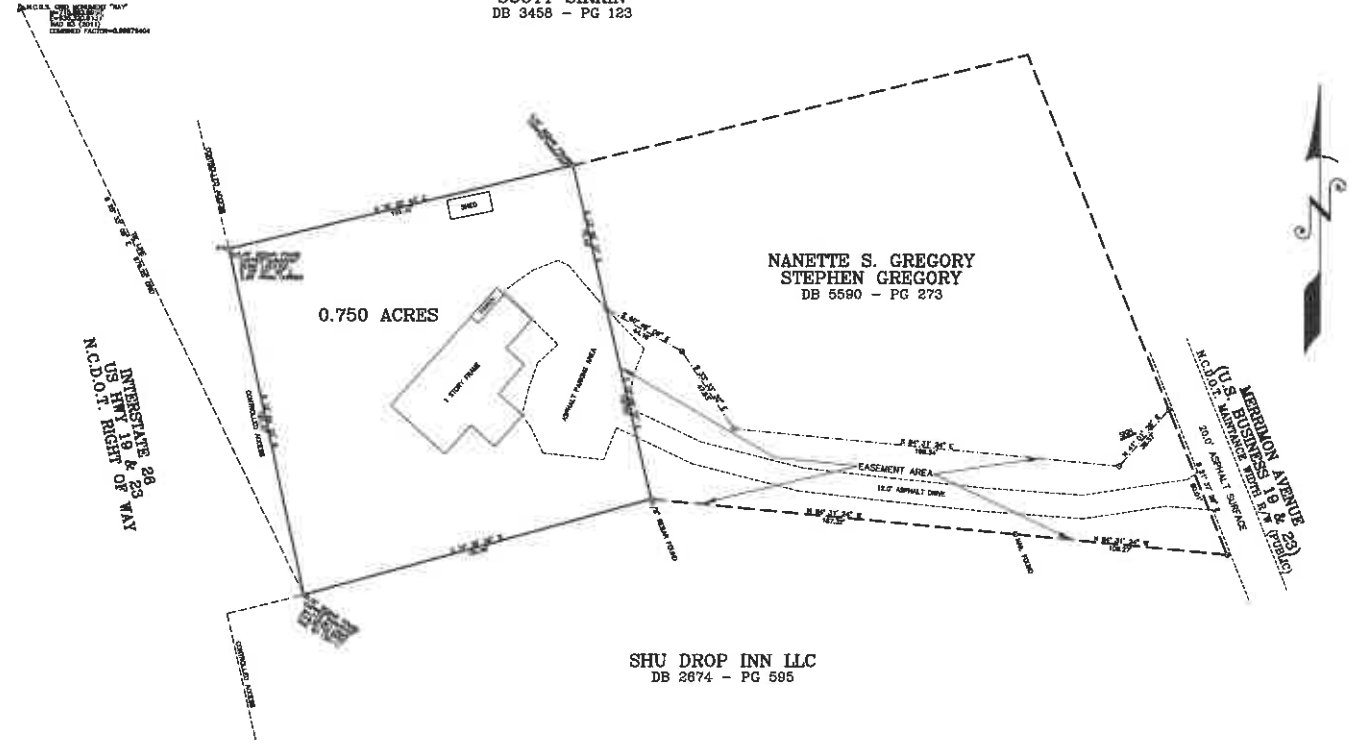
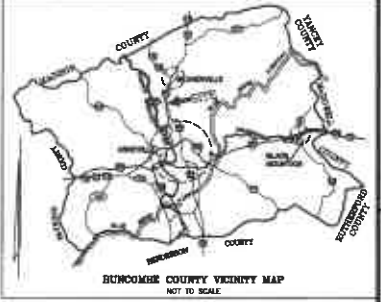
SYLVIA HIXSON  
 Professional Land Surveyor  
 License Number L-4369

TYPE: CONSOLIDATED REAL PROPERTY  
 Recorded: 8/20/2023 11:58:33 AM  
 File Num: 21159 Page 1 of 1  
 Buncombe County, NC  
 Deed Register/Registrar of Deeds  
 BK 225 PG 200

SCOTT SIRKIN  
 DB 3458 - PG 123

NANETTE S. GREGORY  
 STEPHEN GREGORY  
 DB 5590 - PG 273

SHU DROP INN LLC  
 DB 2874 - PG 595



OWNER OF RECORD:  
 GREY CAT REAL ESTATE HOLDINGS, LLC

DEPARTMENT OF STATE - PG 848  
 PLAT BOOK 105 - PAGE 29

NO. 9781-908-9111  
 DATE: 11/17/2021  
 TIME: 1:29:24  
 USER: JPH  
 CHECKED BY: JPH

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 DATE: 11/17/2021  
 TIME: 1:29:24  
 USER: JPH  
 CHECKED BY: JPH

PREPARED FOR  
**CURT SCHRANK & ALEXANDRA SCHRANK**  
 Town of Woodfin, French Broad Township, Buncombe County, N.C.

1 of 1  
 2021-369-000