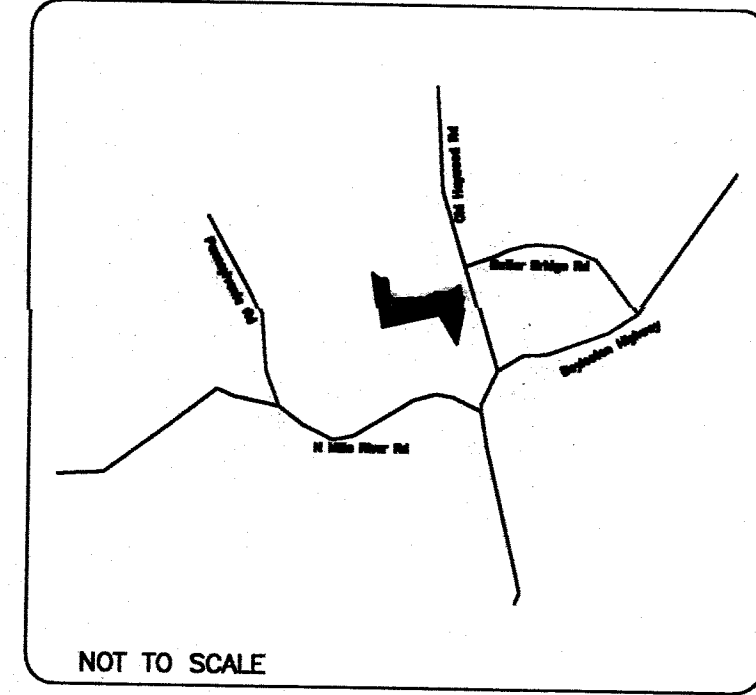
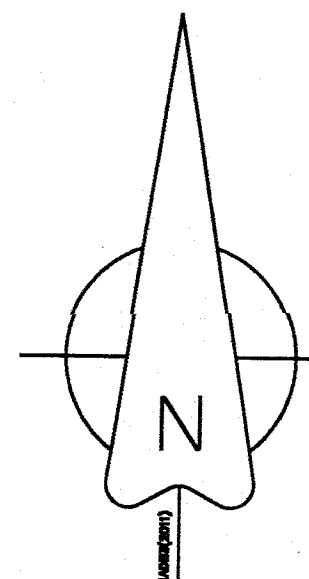
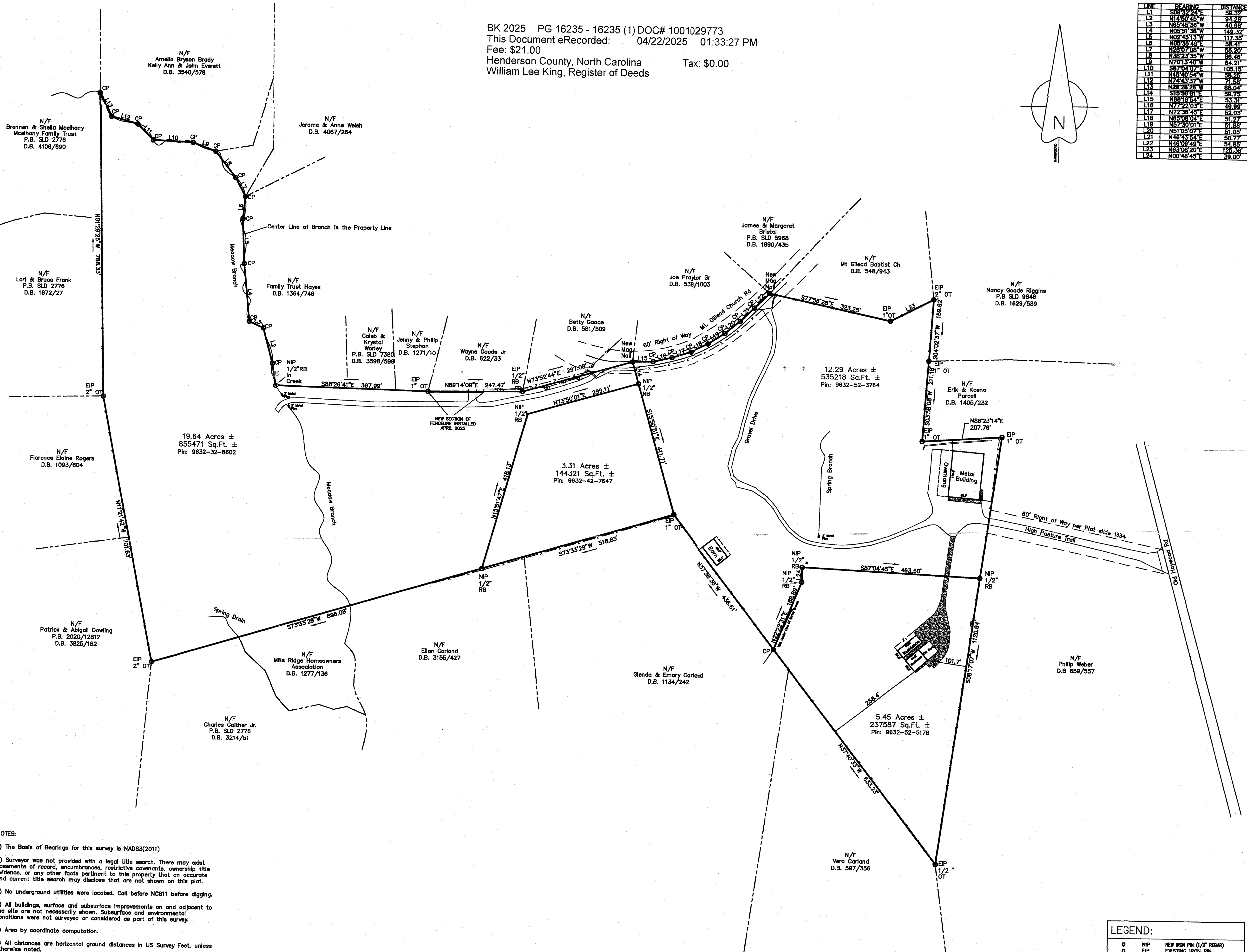


BK 2025 PG 16235 - 16235 (1) DOC# 1001029773  
 This Document eRecorded: 04/22/2025 01:33:27 PM  
 Fee: \$21.00 Tax: \$0.00  
 Henderson County, North Carolina  
 William Lee King, Register of Deeds

LINE	BEARING	DISTANCE
L1	S00°00'00"E	56.35
L2	N11°50'00"W	84.28
L3	N85°00'00"W	54.88
L4	N05°31'38"W	149.39
L5	N02°45'13"W	117.39
L6	N06°36'48"E	101.23
L7	N28°07'08"W	55.20
L8	S35°23'52"W	86.44
L9	N70°15'40"W	84.21
L10	S87°04'07"W	105.15
L11	N45°40'54"W	85.29
L12	N74°43'37"W	71.58
L13	S18°28'08"W	68.04
L14	S18°28'08"W	68.04
L15	N88°19'54"E	53.31
L16	N77°22'03"E	48.89
L17	N72°36'40"E	45.93
L18	N85°08'04"E	51.27
L19	N57°30'00"E	51.86
L20	S81°00'00"E	51.86
L21	N46°43'54"E	50.77
L22	N46°19'40"E	54.85
L23	N83°08'20"E	125.38
L24	N00°48'45"E	39.00



NOT TO SCALE  
Location Map



I, Fulton V. Clinckales, Jr., certify that this plat was drawn under my supervision from an actual survey performed under my supervision (deed description recorded in Book 3429, page 564, etc.); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 3429, page 564; that the ratio of precision as calculated is 1:10,000; that the Global Positioning System (GPS) survey and the following information was used to perform the GNSS survey:

Class of survey: A  
 Positional accuracy: 0.05'  
 Type of GPS field procedure: RTK  
 Dates of survey: 01/30/2025  
 Datum/EPOCH: NAD83(2011)  
 Published/Fixed-control use: VRS  
 Geoid model: 2018  
 Combined grid factor(s): .99977522  
 Units: US Survey Feet

That this plat was prepared in accordance with G.S. 47-30 as amended.

G.S. 47-30(1)(1)(a)(i) This survey is of an existing parcel or parcels of land or one or more existing easements and does not create a new street or change an existing street.

*Fulton V. Clinckales, Jr.*  
 L-2814

State of North Carolina  
 Henderson County

I, Carlos Martinez Review Officer of Henderson County, certify that the map or plan to which this certification is affixed meets all statutory requirements for recording.

*Carlos Martinez* 4/22/2025  
 Review Officer Date

Filed and recorded in the Register of Deeds Office for Henderson County, N.C. this \_\_\_\_\_ day of January, 2025 at \_\_\_\_\_ o'clock \_\_\_\_\_ M in Slide \_\_\_\_\_

Register of Deeds \_\_\_\_\_

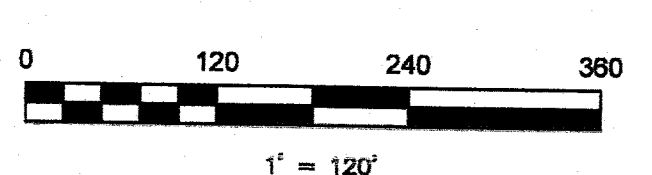
**Boundary Survey**  
 For Judy & B.V Alvarez & BVA LLC A SC LLC Company  
 154 High Pasture Trail  
 Mills River Township  
 Henderson County  
 State of North Carolina

**FREELAND - CLINKALES & ASSOCIATES, INC.** of NC  
 Engineers & Land Surveyors  
 201 2nd AVE. EAST  
 HENDERSONVILLE, N.C. 28792  
 (828) 657-6539  
 info@caofnc.com

1894/1807  
 REF. DEED BOOK 3429/564, 3286/414, 1460/266  
 TAX MAP 9632-52-5178  
 PARTY CHIEF AJC  
 DRAWN AJC  
 DATE April 22, 2025  
 DWG. NO. 146294

**LEGEND:**

○	NIP	NEW IRON PIN (1/2" REMAIN)
○	EIP	EXISTING IRON PIN
○	CP	CALCULATED POINT
○	D.B.	DEED BOOK
○	P.B.	PLAT BOOK
○	TR	TRANSFORMER
○	FP	POWER POLE
○	OT	OPEN TOP PIPE
○	RB	REBAR
○	R/W	RIGHT OF WAY
○	PN	PROPERTY IDENTIFICATION NUMBER
○	OT	OPEN TOP PIPE
---	---	PROPERTY BOUNDARY LINE
---	---	ADJOINING PROPERTY LINE
---	---	OLD LOT LINE (TO BE REMOVED)
---	---	ROAD RIGHT OF WAY LINE
---	---	EASEMENT LINE



I hereby certify that this plat was drawn under my supervision from an actual survey performed under my supervision (deed description recorded in Book 3429, page 564, etc.); that the boundaries not surveyed are clearly indicated as drawn from information found in Book 3429, page 564; that the ratio of precision as calculated is 1:10,000; that the Global Positioning System (GPS) survey and the following information was used to perform the GNSS survey:

- NOTES:**
- 1) The Basis of Bearings for this survey is NAD83(2011)
  - 2) Surveyor was not provided with a legal title search. There may exist easements of record, encumbrances, restrictive covenants, ownership title evidence, or any other facts pertinent to this property that an accurate and current title search may disclose that are not shown on this plat.
  - 3) No underground utilities were located. Call before NCB11 before digging.
  - 4) All buildings, surface and subsurface improvements on and adjacent to the site are not necessarily shown. Subsurface and environmental conditions were not surveyed or considered as part of this survey.
  - 5) Area by coordinate computation.
  - 6) All distances are horizontal ground distances in US Survey Feet, unless otherwise noted.
  - 7) Subject Property is located within an area having a Zone Designation "X" by the Federal Emergency Management Agency (FEMA), on Flood Insurance Rate Map No. 370963200J, with a date of identification of 10/02/2005.
  - 8) Subject property is zoned MR-MU