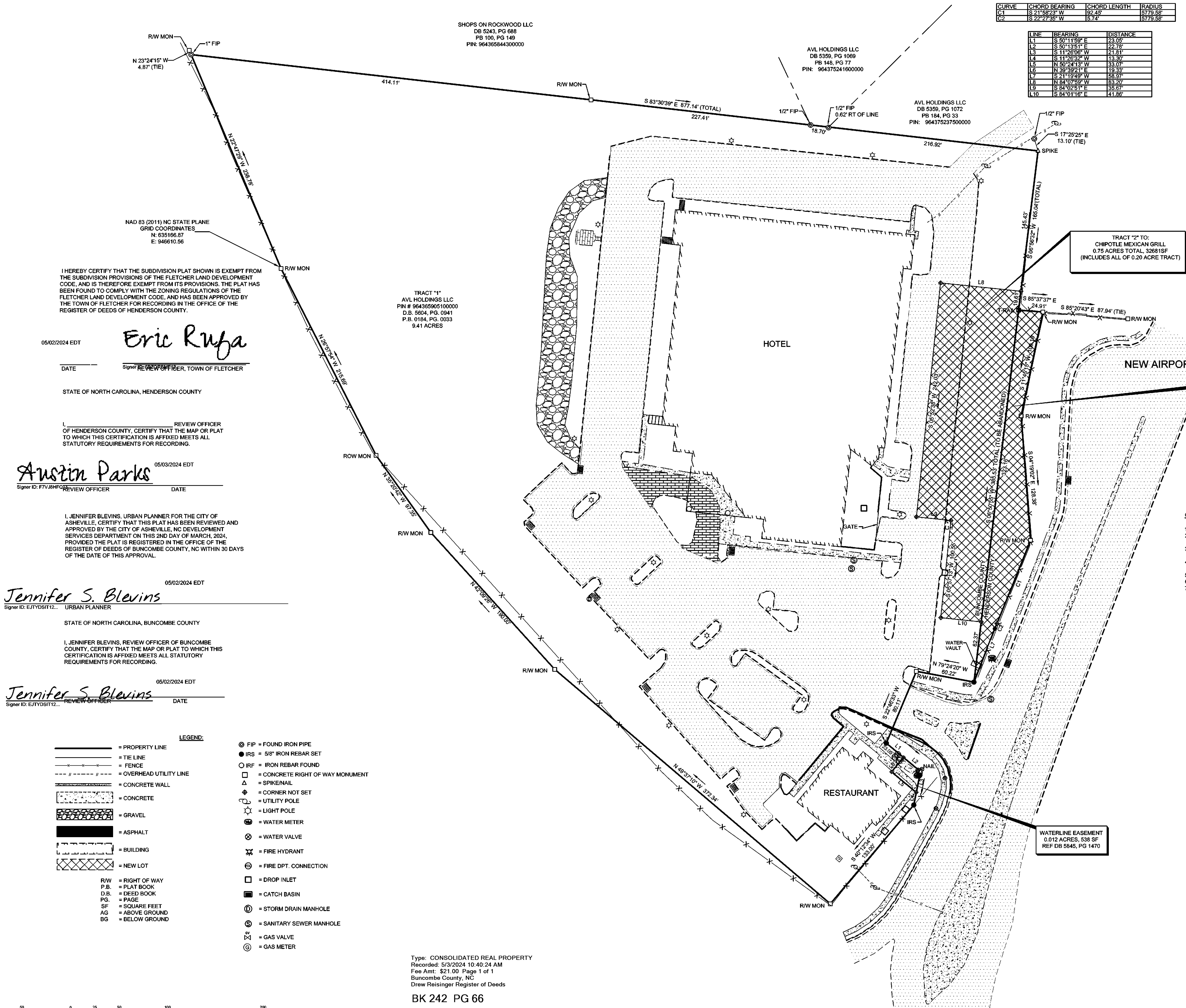
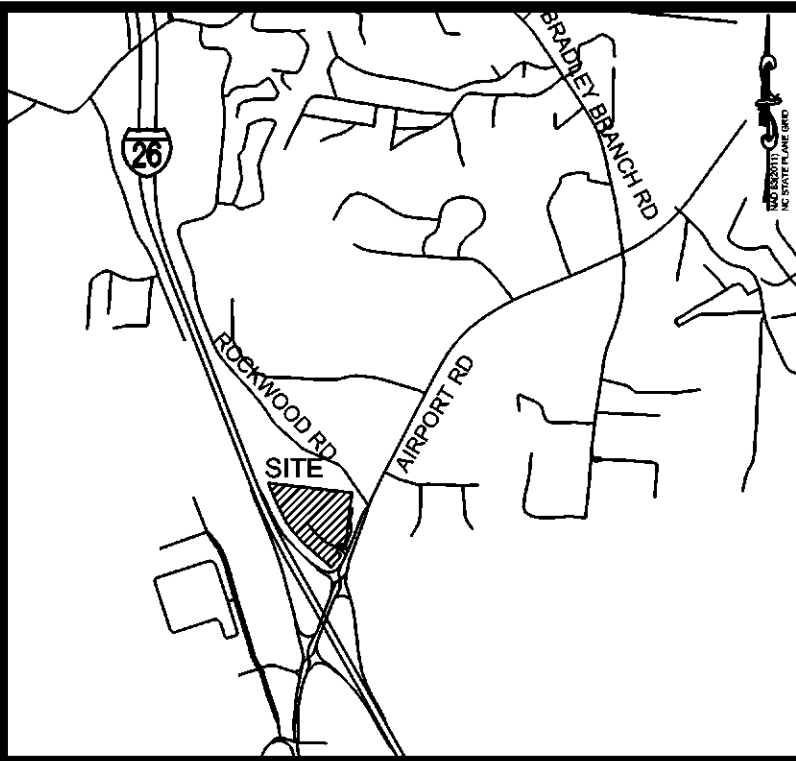


Submitted electronically by Fleming Engineering, Inc. in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Buncombe County Register of Deeds.



NAD 83(2011)
NC STATE PLANE GRID



SITE DATA:
AVL HOLDINGS LLC
PIN # 964365905100000
D.B. 5604, PG. 0841
P.B. 0184, PG. 0033

TOTAL AREA: 10.36 ACRES

ZONING: CAS HB

TRACT "2" TO:
CHIPOTLE MEXICAN GRILL
0.75 ACRES TOTAL, 32681SF
(INCLUDES ALL OF 0.20 ACRE TRACT)

AVL HOLDINGS, LLC
DB 3785, PG 52 (HENDERSON COUNTY)
0.20 ACRES, 8779 SF
TO BE RECOMBINED WITH PROPERTY
IN DB 5604, PG 941
AND BECOME TRACT "2"

GENERAL NOTES:

1. AREA DETERMINED UTILIZING COMPUTER SOFTWARE.
2. GRID TIE INFORMATION BASED ON MONUMENTATION AND DATUM AS SHOWN, ALL DISTANCES ARE GROUND DISTANCES (US FEET) UNLESS OTHERWISE SHOWN.
3. UTILITY LOCATION WORK SHOWN HEREON WAS DERIVED BY NC 811 TICKET NUMBERS: C232912381 AND C232912408
4. THIS PROPERTY IS SUBJECT TO ANY EASEMENTS, AGREEMENTS OR RIGHTS OF WAY RECORDED PRIOR TO THE DATE OF THIS MAP WHICH WERE NOT VISIBLE AT THE TIME OF INSPECTION.
5. THE CLASSIFICATION OF THIS SURVEY IS NORTH CAROLINA CLASS A.
6. HORIZONTAL DATUM: NAD83(2011).
7. THIS PROPERTY IS LOCATED WITHIN FLOOD ZONE X (ZONE X AREAS ARE DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) AREA AS INDICATED ON THE FLOOD INSURANCE RATE MAP (FIRM) MAP NUMBER 370964300K, EFFECTIVE DATE JANUARY 6TH, 2010.

SURVEYORS CERTIFICATION:

I, DAVID B. IVEY, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK 5604, PAGE 4901 AND; THAT THE BOUNDARIES NOT SHOWN ARE INDICATED AS DRAWN FROM INFORMATION IN BOOK, PAGE AS SHOWN; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS 1:110,000 OR 0.22 (CLASS A), AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600.)

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.

THIS 15th DAY OF NOVEMBER, 2023.

David B. Ivey
DAVID B. IVEY, LICENSED SURVEYOR
L-5210
SIGNER ID: G80456W1U8... LICENSE NUMBER

I, DAVID B. IVEY, FURTHER CERTIFY THAT THE CONTROL FOR THIS SURVEY IS FROM AN ACTUAL GPS (OR GNSS) SURVEY MADE UNDER MY SUPERVISION AND THE FOLLOWING INFORMATION WAS USED TO PERFORM THE SURVEY

1. CLASS OF SURVEY: CLASS A
2. POSITIONAL ACCURACY: 0.08
3. TYPE OF GPS (OR GNSS) FIELD PROCEDURE: VRS (TOPCON HIPER VR)
4. DATE(S) OF SURVEY: 10-05-2023 AND 11-10-2023
5. DATUM/EPOCH: NAD83 (2011) / EPOCH (2010)
6. PUBLISHED/FIXED-CONTROL USE: CORS NETWORK
7. GEOID MODEL: 18
8. COMBINED GRID FACTOR: 0.999772937 (GROUND TO GRID)
9. UNITS: U.S. SURVEY FOOT

HORIZONTAL POSITIONS ARE REFERENCED TO NAD83/NSRS (2011)
VERTICAL POSITIONS ARE REFERENCED TO NAVD 88 (GEOID 18)

I HEREBY CERTIFY THAT THE SUBDIVISION PLAT SHOWN IS EXEMPT FROM THE SUBDIVISION PROVISIONS OF THE FLETCHER LAND DEVELOPMENT CODE, AND IS THEREFORE EXEMPT FROM ITS PROVISIONS. THE PLAT HAS BEEN FOUND TO COMPLY WITH THE ZONING REGULATIONS OF THE FLETCHER LAND DEVELOPMENT CODE, AND HAS BEEN APPROVED BY THE TOWN OF FLETCHER FOR RECORDING IN THE OFFICE OF THE REGISTER OF DEEDS OF HENDERSON COUNTY.

05/02/2024 EDT
Eric Ruffa
DATE
SIGNER ID: F7V38HFC... REVIEW OFFICER, TOWN OF FLETCHER

STATE OF NORTH CAROLINA, HENDERSON COUNTY

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

05/03/2024 EDT
Austin Parks
DATE
SIGNER ID: F7V38HFC... REVIEW OFFICER

I, JENNIFER BLEVINS, URBAN PLANNER FOR THE CITY OF ASHEVILLE, CERTIFY THAT THIS PLAT HAS BEEN REVIEWED AND APPROVED BY THE CITY OF ASHEVILLE, NC DEVELOPMENT SERVICES DEPARTMENT ON THIS 2ND DAY OF MARCH, 2024, PROVIDED THE PLAT IS REGISTERED IN THE OFFICE OF THE REGISTER OF DEEDS OF BUNCOMBE COUNTY, NC WITHIN 30 DAYS OF THE DATE OF THIS APPROVAL.

05/02/2024 EDT
Jennifer S. Blevins
DATE
SIGNER ID: EJTYDSIT12... URBAN PLANNER

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

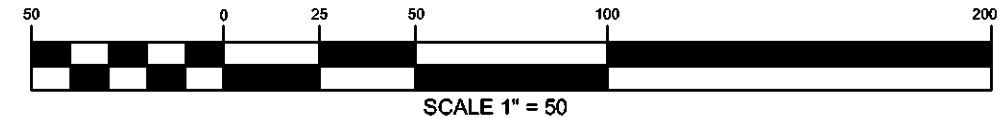
05/02/2024 EDT
Jennifer S. Blevins
DATE
SIGNER ID: EJTYDSIT12... REVIEW OFFICER

05/02/2024 EDT
Jennifer S. Blevins
DATE
SIGNER ID: EJTYDSIT12... REVIEW OFFICER

- LEGEND:**
- = PROPERTY LINE
 - = TIE LINE
 - = FENCE
 - - - = OVERHEAD UTILITY LINE
 - = CONCRETE WALL
 - = CONCRETE
 - = GRAVEL
 - = ASPHALT
 - = BUILDING
 - = NEW LOT
 - R/W = RIGHT OF WAY
 - P.B. = PLAT BOOK
 - D.B. = DEED BOOK
 - PG. = PAGE
 - SF = SQUARE FEET
 - AG = ABOVE GROUND
 - BG = BELOW GROUND
 - ⊙ FIP = FOUND IRON PIPE
 - IRS = 5/8" IRON REBAR SET
 - IRF = IRON REBAR FOUND
 - = CONCRETE RIGHT OF WAY MONUMENT
 - △ = SPIKENAIL
 - ⬢ = CORNER NOT SET
 - ⊙ = UTILITY POLE
 - ⊙ = LIGHT POLE
 - ⊙ = WATER METER
 - ⊙ = WATER VALVE
 - ⊙ = FIRE HYDRANT
 - ⊙ = FIRE DPT. CONNECTION
 - = DROP INLET
 - ⊙ = CATCH BASIN
 - ⊙ = STORM DRAIN MANHOLE
 - ⊙ = SANITARY SEWER MANHOLE
 - ⊙ = GAS VALVE
 - ⊙ = GAS METER

Type: CONSOLIDATED REAL PROPERTY
Recorded: 5/3/2024 10:40:24 AM
Fee Amt: \$21.00 Page 1 of 1
Buncombe County, NC
Drew Reisinger Register of Deeds

BK 242 PG 66



Civil Engineers and Land Surveyors
7 GLENN BRIDGE RD STE H
ARDEEN, NC 28704
www.feciconsulting.com
(828) 676-2011
License No. C-0950

FEI

AVL HOLDINGS, LLC

RECOMBINATION & SUBDIVISION PLAT

CLIENT INFORMATION:
AVL HOLDINGS, LLC
550 NEW AIRPORT RD
FLETCHER, NC 28732

PROPERTY ADDRESS:
550 NEW AIRPORT RD
FLETCHER, NC 28732

PROJECT LOCATION:
TOWN OF FLETCHER
COUNTY OF HENDERSON
STATE: NORTH CAROLINA

REVISION NOTE

NO	DATE	REVISION
1	02/19/24	CHANGED LEASE AREA INTO TRACT "2"

DRAWN BY: DBI & TLM
CHECKED BY: DBI & DRS
DATE: 11-02-2023
PROJECT NO.: 01029.001
REF. NO.: -
SCALE: 1" = 50'

NORTH CAROLINA
PROFESSIONAL
SEAL
L-5210
LAND SURVEYOR
DAVID B. IVEY

SHEET
1 OF 1