



- NOTES:
- THE PUPOSE OF THIS PLAT IS TO ANNEX PARCEL # 9588406934, 9588407844, AND 9588408795 (3.795 SATELLITE ACRES) INTO THE CITY LIMITS OF HENDERSONVILLE AS SHOWN ON THIS SURVEY.
 - THIS SURVEY IS OF OF AN EXISTING PARCEL OF LAND.
 - NORTH ARROW, BEARINGS, AND COORDINATES ARE BASED UPON NC GRID NAD 83 ESTABLISHED BY VIRTUAL REFERENCE STATION REAL TIME NETWORK GPS OBSERVATION.
 - THIS SURVEY MEETS THE REQUIREMENT FOR A CLASS "A" SURVEY (1:10,000) AS DEFINED FOR THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN THE STATE OF NORTH CAROLINA.
 - THE AREA WAS DETERMINED BY DMD METHOD.
 - ALL HORIZONTAL DISTANCES ARE GROUND DISTANCES.
 - THE PROPERTY APPEARS TO BE IN FEMA ZONE "X" (AREA OF MINIMAL FLOOD HAZARD), PER MAP #3700958800J; EFFECTIVE OCTOBER 2, 2008.
 - ZONING PROVIDED BY HENDERSON COUNTY TO BE USED FOR INFORMATIONAL PURPOSES ONLY.
 - TOTAL AREA = 165,300 S.F. = 3.795± ACRES
 - * THE WORDS "CERTIFY", "CERTIFICATES" OR "CERTIFICATION" AS USED HEREON ARE UNDERSTOOD TO BE AN EXPRESSION OF PROFESSIONAL OPINION BY THE SURVEYOR, BASED UPON HIS BEST KNOWLEDGE, INFORMATION AND BELIEF, AS SUCH, DO NOT CONSTITUTE A GUARANTEE NOR A WARRANTY, EXPRESSED OR IMPLIED.

OWNERS INFORMATION:

JAMES S. & RUTH G. ERWIN JR.
124 SONG BIRD RAIL
PICKENS, SC 29671

JEFFREY C. JUSTUS
303 S CHURCH STREET
HENDERSONVILLE, NC 28792

THIS PLAT REPRESENTS THE AREA BEING ANNEXED TO THE CITY OF HENDERSONVILLE, NC PURSUANT TO NCGS 160A-31, BY ORDINANCE DULY ADOPTED (ANNEXATION ORDINANCE _____).

THIS THE ____ DAY OF _____, 202__.

ANGELA L. REECE, CITY CLERK

ANNEXATION PLAT

PROPERTY OF: JEFFREY C. JUSTUS AND JAMES S. & RUTH G. ERWIN JR.
775 & 779 UPWARD ROAD
HENDERSON COUNTY, NORTH CAROLINA

NLM		SURVEY MATTERS	22-042
DRAWN	CHECKED		
SCALE	1" = 40'		
DATE 5/11/2022		LAND SURVEYING SERVICES 107 Hillcrest Avenue Simpsonville, South Carolina 29681 (864) 451-0176 nick@survey-matters.com NC #P-0869	PROJECT NO. 1 OF 1 SHEET NO.