

PLAT OF SURVEY FOR
JEFF JUSTUS

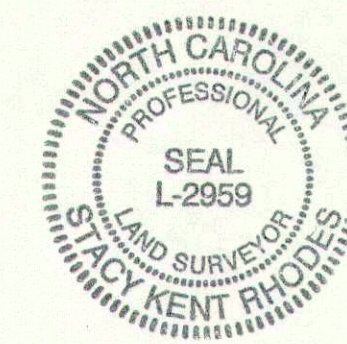
BEING THE PROPERTY DESCRIBED IN
D.B. 1263, PG. 67

CITY OF HENDERSONVILLE (ETJ)
HENDERSONVILLE TOWNSHIP
HENDERSON COUNTY
NORTH CAROLINA

JANUARY 2nd, 2020

I, STACY KENT RHODES, PROFESSIONAL LAND SURVEYOR,
certify that this plat represents a survey of an existing parcel or
parcels of land and does not create a new street or change an
existing street. G.S. 42-30 (f) (1) (c)

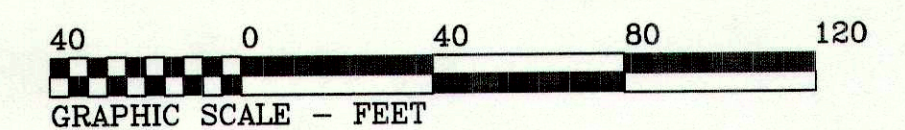
I, STACY KENT RHODES, a PROFESSIONAL LAND SURVEYOR,
certify that this plat was drawn under my supervision from
an actual survey made under my supervision
(deed description recorded in Book AS, Page SHOWN);
that the boundaries not surveyed are clearly indicated
drawn from information found in Book AS, Page SHOWN;
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 25th day of JANUARY, A.D., 20 21.



PROFESSIONAL LAND SURVEYOR

NOTES:

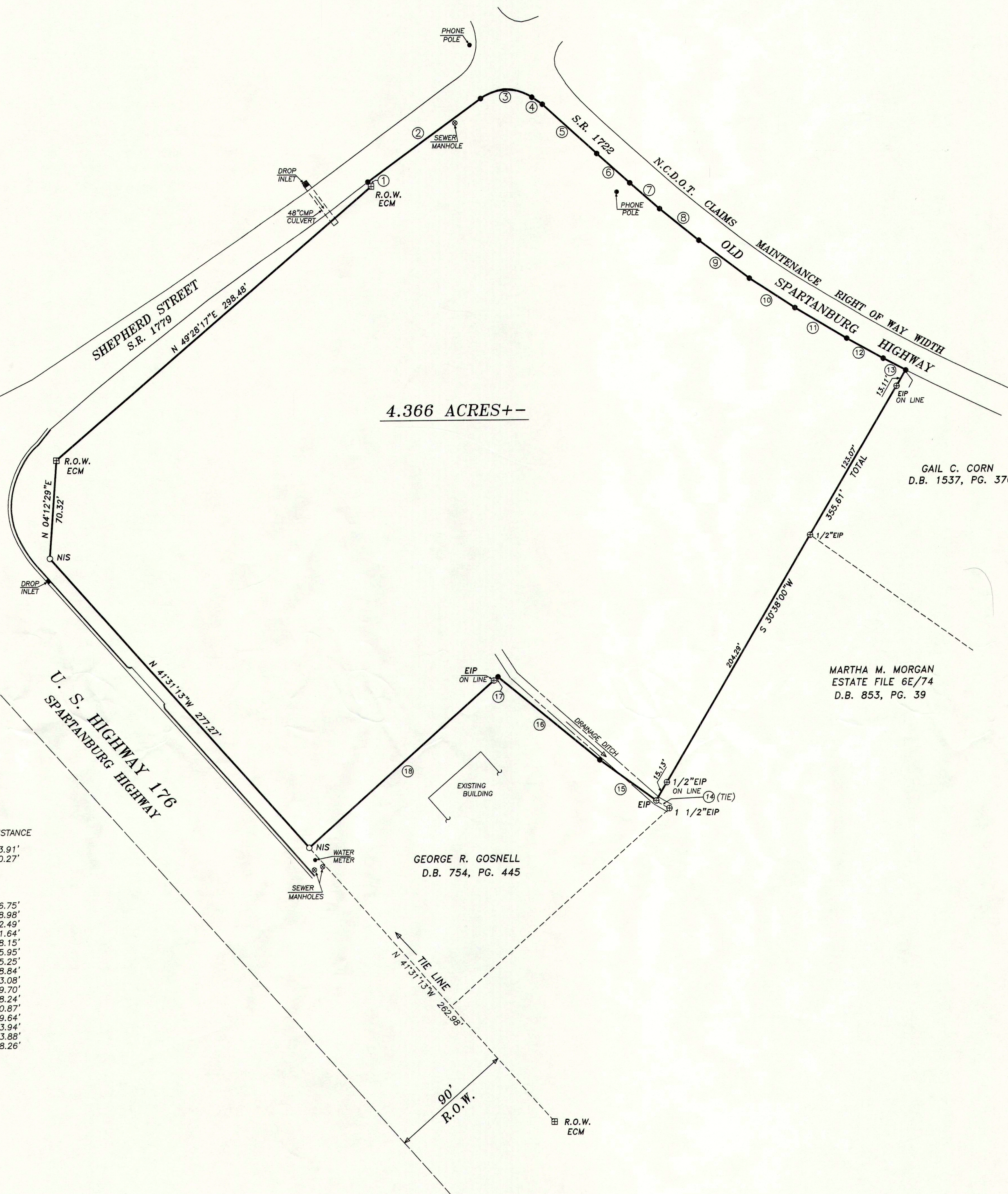
1. AREA DETERMINED BY COORDINATE COMPUTATION.
2. THE CURRENT OWNERS OF RECORD ARE THELMA INEZ BRADLEY, FRANK W. BRADLEY, AND JAMES TRAVIS GORDON, AS PER D.B. 1263, PG. 67.
3. AREA INCLUDES ANY AND ALL PORTIONS OF PROPERTY UNDER RIGHTS OF WAY AND/OR EASEMENTS, EITHER ACQUIRED OR CLAIMED.
4. THIS SUBJECT PROPERTY CURRENTLY LIES WITHIN THE CITY OF HENDERSONVILLE ETJ ZONING AREA, WITH PORTIONS ZONED C-3-SU, C-3, AND R-15.



SCALE 1" = 40'

| | | |
|--|-------------------------|---|
| REFERENCES: DEED: D.B. 1263, PG. 67 PLAT: | VICINITY MAP (NTS) | SURVEY BY STACY KENT RHODES NC PLS 2959 WAGGONER & RHODES LAND SURVEYORS, PLLC. NC FIRM #C-1129 545 SOUTH GROVE STREET HENDERSONVILLE, NORTH CAROLINA 28792 PHONE: (828) 693-1022 FAX: (828) 693-4019 |
| TAX ID REFERENCE: 9578510342 SCREEN FILE: 19-095A DWG FILE: 19-095A REVISIONS: | DATE: JANUARY 2nd, 2020 | DRAWN BY: SKR/DKS JOB NUMBER: 19-095 |

GRID NORTH
N.A.D. 1983



CALL TABLE

| COURSE | BEARING | DISTANCE |
|--------|--------------|----------|
| 1 | N 36°26'34"W | 3.91' |
| 2 | N 54°03'42"E | 100.27' |

RAD.: 32.00' TAN.: 22.45'
LEN.: 39.15' DELTA: 70°05'57"

| | | |
|----|--------------|---------|
| 3 | N 88°55'51"E | 36.75' |
| 4 | S 56°01'10"E | 8.98' |
| 5 | S 47°32'50"E | 52.49' |
| 6 | S 47°59'59"E | 31.64' |
| 7 | S 48°39'22"E | 28.15' |
| 8 | S 50°48'40"E | 35.95' |
| 9 | S 52°48'24"E | 45.25' |
| 10 | S 55°49'07"E | 38.64' |
| 11 | S 59°10'51"E | 43.08' |
| 12 | S 60°48'07"E | 29.70' |
| 13 | S 61°49'50"E | 18.24' |
| 14 | N 59°47'59"W | 10.87' |
| 15 | N 53°58'02"W | 49.64' |
| 16 | N 50°23'49"W | 93.94' |
| 17 | S 48°28'47"W | 3.88' |
| 18 | S 48°28'47"W | 178.26' |

LEGEND

- EXISTING CORNER MONUMENT AS NOTED
- NEW IRON PIPE SET OR AS NOTED
- COMPUTED POINT-NOT STAKED
- CONCRETE MONUMENT AS NOTED