

LEGEND & ABBREVIATIONS

- CALCULATED POINT (CP)
- BOUNDARY LINES OF PARCELS TO BE ANNEXED
(LINES PER PLAT CABINET B SLIDE 270A - NOT SURVEYED)
- ADJOINING DEED LINE (NOT SURVEYED)
- EXTENTS OF EXISTING CITY BOUNDARY

DB...DEED BOOK
PG...PAGE
PC...PLAT CABINET
SL...PLAT SLIDE
PIN...PARCEL IDENTIFICATION NUMBER
N.T.S...NOT TO SCALE
F/K/A...FORMERLY KNOWN AS



NOTES

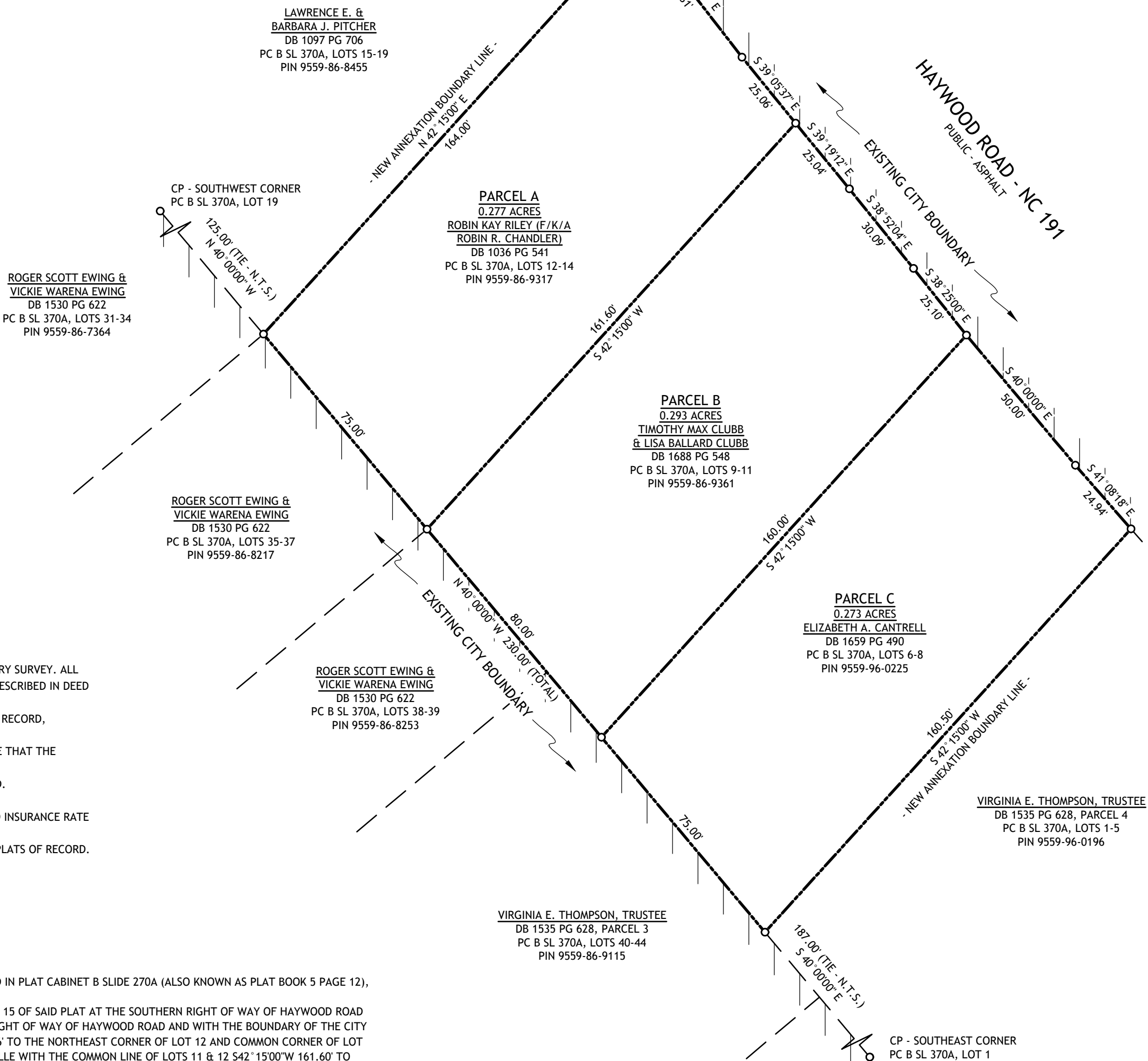
- THIS PLAT PREPARED FOR ANNEXATION OF PARCELS AS SHOWN & SHALL NOT BE CONSIDERED A BOUNDARY SURVEY. ALL BOUNDARY LINES SHOWN PER PLAT CABINET B SLIDE 270A (ALSO KNOWN AS PLAT BOOK 5 PAGE 12) AS DESCRIBED IN DEED BOOK 1036 PAGE 541, DEED BOOK 1659 PAGE 490, & DEED BOOK 1688 PAGE 548.
- PROPERTIES ARE SUBJECT TO ALL RIGHTS OF WAY, EASEMENTS, RESERVATIONS, RESTRICTIONS, ETC. OF RECORD, INCLUDING, BUT NOT LIMITED TO, THOSE SHOWN THIS SURVEY.
- THIS PLAT SHALL NOT BE CONSIDERED A CERTIFICATION OF OWNERSHIP, ZONING, TITLE, OR GUARANTEE THAT THE PROPERTY IS FREE FROM ENCUMBRANCES.
- DISTANCES SHOWN ARE HORIZONTAL GROUND DISTANCES IN US SURVEY FEET UNLESS OTHERWISE NOTED.
- AREAS CALCULATED BY COORDINATE METHOD.
- BY GRAPHICAL DETERMINATION, AREA SHOWN DOES NOT LIE IN A FLOOD HAZARD AREA PER FEMA FLOOD INSURANCE RATE MAP 3700955900J, EFFECTIVE DATE 10/2/2008.
- ADJOINING PROPERTY OWNERSHIP INFORMATION PER HENDERSON COUNTY GIS WEBSITE, AND DEEDS & PLATS OF RECORD.

ANNEXATION LEGAL DESCRIPTIONS

PARCEL A - PIN 9559-86-9317
BEING ALL OF LOTS 12, 13, & 14 OF WANTESKA VALLEY SUBDIVISION AS SHOWN ON PLAT THEREOF RECORDED IN PLAT CABINET B SLIDE 270A (ALSO KNOWN AS PLAT BOOK 5 PAGE 12), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF LOT 14 OF PLAT CABINET B SLIDE 370, COMMON CORNER OF LOT 15 OF SAID PLAT AT THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD (NC 191), AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE THE FOLLOWING TWO CALLS: S37°44'33"E 50.31' TO A POINT; THENCE S39°05'37"E 25.06' TO THE NORTHEAST CORNER OF LOT 12 AND COMMON CORNER OF LOT 11; THENCE LEAVING THE RIGHT OF WAY OF HAYWOOD ROAD AND BOUNDARY OF THE CITY OF HENDERSONVILLE WITH THE COMMON LINE OF LOTS 11 & 12 S42°15'00"W 161.60' TO THE SOUTHEAST CORNER OF LOT 12, COMMON CORNER OF LOTS 11, 12, 37, & 38, AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE COMMON LINES OF LOTS 12-14 & 35-37 AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE N40°00'00"W 75.00' TO THE SOUTHWEST CORNER OF LOT 14, COMMON CORNER OF LOTS 14, 15, 34, & 35; THENCE LEAVING THE BOUNDARY OF THE CITY OF HENDERSONVILLE AND WITH THE COMMON LINE OF LOTS 14 & 15 N42°15'00"E 164.00' TO THE POINT OF BEGINNING BEING ALL OF THE PROPERTY DESCRIBED IN DEED BOOK 1036 PAGE 541 TO ROBIN R. CHANDLER (ROBIN R. CHANDLER NOW KNOWN AS ROBIN KAY RILEY PER CLERK OF SUPERIOR COURT OF HENDERSON COUNTY, NC: FILE #2021 R 210, DATED 4/19/21)

PARCEL B - PIN 9559-86-9361
BEING ALL OF LOTS 9, 10, & 11 OF WANTESKA VALLEY SUBDIVISION AS SHOWN ON PLAT THEREOF RECORDED IN PLAT CABINET B SLIDE 270A (ALSO KNOWN AS PLAT BOOK 5 PAGE 12), AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF LOT 11 OF PLAT CABINET B SLIDE 370, COMMON CORNER OF LOT 12 OF SAID PLAT AT THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD (NC 191), AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE THE FOLLOWING THREE CALLS: S39°19'12"E 25.04' TO A POINT; THENCE S38°52'04"E 30.09' TO A POINT; THENCE S38°25'00"E 25.10' TO THE NORTHEAST CORNER OF LOT 9 AND COMMON CORNER OF LOT 8; THENCE LEAVING THE RIGHT OF WAY OF HAYWOOD ROAD AND BOUNDARY OF THE CITY OF HENDERSONVILLE WITH THE COMMON LINE OF LOTS 8 & 9 S42°15'00"W 160.00' TO THE SOUTHEAST CORNER OF LOT 9, COMMON CORNER OF LOTS 8, 9, 40, & 41, AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE COMMON LINES OF LOTS 9-11 & 38-40 AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE N40°00'00"W 80.00' TO THE SOUTHWEST CORNER OF LOT 11, COMMON CORNER OF LOTS 11, 12, 37, & 38; THENCE LEAVING THE BOUNDARY OF THE CITY OF HENDERSONVILLE AND WITH THE COMMON LINE OF LOTS 11 & 12 N42°15'00"E 161.60' TO THE POINT OF BEGINNING.
BEING ALL OF THE PROPERTY DESCRIBED IN DEED BOOK 1688 PAGE 548 TO TIMOTHY MAX CLUBB & LISA BALLARD CLUBB.

PARCEL C - PIN 9559-96-0225
BEING ALL OF LOTS 6, 7, & 8 OF WANTESKA VALLEY SUBDIVISION AS SHOWN ON PLAT THEREOF RECORDED IN PLAT CABINET B SLIDE 270A (ALSO KNOWN AS PLAT BOOK 5 PAGE 12), AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
BEGINNING AT THE NORTHWEST CORNER OF LOT 8 OF PLAT CABINET B SLIDE 370, COMMON CORNER OF LOT 9 OF SAID PLAT AT THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD (NC 191), AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE SOUTHERN RIGHT OF WAY OF HAYWOOD ROAD AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE THE FOLLOWING TWO CALLS: S40°00'00"E 50.00' TO A POINT; THENCE S41°08'18"E 24.94' TO THE NORTHEAST CORNER OF LOT 6 AND COMMON CORNER OF LOT 5; THENCE LEAVING THE RIGHT OF WAY OF HAYWOOD ROAD AND BOUNDARY OF THE CITY OF HENDERSONVILLE WITH THE COMMON LINE OF LOTS 5 & 6 S42°15'00"W 160.50' TO THE SOUTHEAST CORNER OF LOT 6, COMMON CORNER OF LOTS 5, 6, 43, & 44, AND BEING AT THE BOUNDARY OF THE CITY OF HENDERSONVILLE; THENCE WITH THE COMMON LINES OF LOTS 6-8 & 41-43 AND WITH THE BOUNDARY OF THE CITY OF HENDERSONVILLE N40°00'00"W 75.00' TO THE SOUTHWEST CORNER OF LOT 8, COMMON CORNER OF LOTS 8, 9, 40, & 41; THENCE LEAVING THE BOUNDARY OF THE CITY OF HENDERSONVILLE AND WITH THE COMMON LINE OF LOTS 8 & 9 N42°15'00"E 160.00' TO THE POINT OF BEGINNING.
BEING ALL OF THE PROPERTY DESCRIBED IN DEED BOOK 1659 PAGE 490 TO ELIZABETH A. CANTRELL.



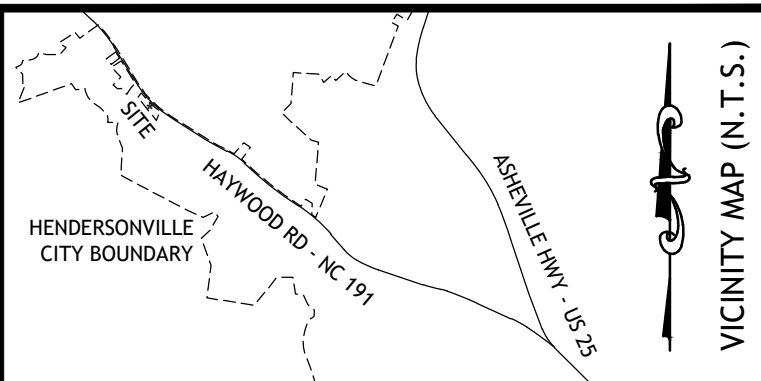
PURPOSE STATEMENT

THE PURPOSE OF THIS PLAT IS TO ANNEX PARCELS A (PIN 9559-86-9317 - 0.277 ACRES) B (PIN 9559-86-9361 - 0.293 ACRES) C (PIN 9559-96-0225 - 0.273 ACRES) A TOTAL CONTIGUOUS AREA OF 0.843 ACRES INTO THE CITY OF HENDERSONVILLE AS SHOWN.

TOTAL AREA OF ANNEXATION

0.843 ACRES

BEING
PARCEL A
DEED BOOK 1036 PAGE 541
PLAT CABINET B SLIDE 370A, LOTS 12-14
PIN 9559-86-9317
PARCEL B
DEED BOOK 1688 PAGE 548
PLAT CABINET B SLIDE 370A, LOTS 9-11
PIN 9559-86-9361
PARCEL C
DEED BOOK 1659 PAGE 490
PLAT CABINET B SLIDE 370A, LOTS 6-8
PIN 9559-96-0225



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 _____, 2022.

PRELIMINARY

ANGELA L. REECE, CITY CLERK

**PRELIMINARY:
NOT FOR RECORDATION,
CONVEYANCES, OR SALES**

G.S. 47-30(j): THE PROVISIONS OF THIS SECTION SHALL NOT APPLY TO BOUNDARY PLATS OF STATE LINES, COUNTY LINES, AREAS ANNEXED BY MUNICIPALITIES, NOR TO PLATS OF MUNICIPAL BOUNDARIES, WHETHER OR NOT REQUIRED BY LAW TO BE RECORDED.

I, ALEX DANIEL WARD, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION (DEED DESCRIPTION RECORDED IN BOOK N/A, PAGE N/A); THAT THE BOUNDARIES NOT SURVEYED ARE INDICATED AS DRAWN FROM INFORMATION IN DEED BOOK 1036 PAGE 541, DEED BOOK 1659 PAGE 490, DEED BOOK 1688 PAGE 548; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY IS N/A; AND THAT THIS MAP MEETS THE REQUIREMENTS OF THE STANDARDS OF PRACTICE FOR LAND SURVEYING IN NORTH CAROLINA (21 NCAC 56.1600).

THIS DATE _____

PRELIMINARY

ALEX DANIEL WARD, PLS L-5272

REFERENCES

DEED BOOK 1036 PAGE 541 PLAT CABINET B SLIDE 270A (ALSO KNOWN AS PLAT BOOK 5 PAGE 12)
DEED BOOK 1659 PAGE 490
DEED BOOK 1688 PAGE 548 CLERK OF SUPERIOR COURT OF HENDERSON COUNTY, NC: FILE #2021 R 210, DATED 4/19/21

REVISIONS

NO.	DATE	DESCRIPTION	BY

DATE OF PLAT: **PRELIMINARY** DRAWN BY: ADW

ANNEXATION PLAT TO THE:
CITY OF HENDERSONVILLE

PROPERTY OWNERS OF RECORD:
ROBIN KAY RILEY (F/K/A ROBIN R. CHANDLER)
(PIN 9559-86-9317)

TIMOTHY MAX CLUBB & LISA
BALLARD CLUBB (PIN 9559-86-9361)
ELIZABETH A. CANTRELL (PIN 9559-96-0225)
PROJECT 22028-H • HENDERSONVILLE
TOWNSHIP, HENDERSON COUNTY, NC

PISGAH SURVEYING, PLLC

1503 ORLEANS AVE, HENDERSONVILLE, NC 28791
(828) 515-1929 • NC FIRM #P-2288

SCALE: 0 30 60 90
1" = 30'