(828) 252-1541

I, RONALD K. PETERSON, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY SUPERVISION FROM THE DEED DESCRIPTION INDICATED IN THE TITLE BLOCK. THAT THE ADJOINING BOUNDARIES NOT SURVEYED WERE DRAWN FROM THE DEEDS INDICATED ON THE DRAWING. THAT THE RATIO OF PRECISION OF THE UNADJUSTED SURVEY IS AT LEAST 80000. THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED. WITNESS MY ORIGINAL SIGNATURE, REGISTRATION NUMBER AND SEAL.

TRACTS A & B ARE A RESURVEY OF AN EXISTING TRACT OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

TRACT C IS A RECOMBINATION OF EXISTING TRACTS OF LAND. THE INTENT IS TO COMBINE TRACT C AND THE TWO OVERLAP PARCELS WITH TRACT A TO CLEAR UP THE OVERLAP.

Ronald K. Peterson 9/26/05
RONALD K. PETERSON NCPLS NO. L-3252 DATE

NORTH CAROLINA PROFESSIONAL SEAL L-3252 LAND SURVEYOR RONALD K. PETERSON

NOTES

1. AREA WAS DETERMINED BY THE DOUBLE MERIDIAN DISTANCE METHOD.

2. NO STATE OR FEDERAL SURVEY CONTROL MONUMENTS WITH PUBLISHED DATA WERE FOUND WITHIN 2000' OF THIS PROPERTY.

3. ALL DISTANCES ARE HORIZONTAL GROUND MEASURE.

4. THE RIGHT OF WAY WIDTH FOR KENNEDY DRIVE AND AZALEA AVENUE AND FOR THE ALLEY WERE SCALED FROM PLAT BOOK 6 PAGE 13.

5. TRACT B WAS DEEDED JANUARY 4, 1958 IN DEED BOOK 795 PAGE 474. TRACT A WAS DEEDED JANUARY 3, 1958 IN DEED BOOK 795 PAGE 476 (DEED RECORDED AFTER TRACT B). AN UNRECORDED PLAT TITLED "THE TROY BANI BUCHANAN PROPERTY" PREPARED BY R.J. MARTIN, REGISTERED SURVEYOR, DATED JANUARY 17, 1959 AND REVISED APRIL 20, 1959, DOES NOT SHOW TRACT B AS PART OF THIS PROPERTY. SAID PLAT WAS PROVIDED BY THE PROPERTY OWNERS.

6. THE OWNERS OF THIS PROPERTY HAVE DEEDED A FIFTY FOOT RIGHT OF WAY FOR AZALEA AVENUE TO THE NORTH CAROLINA DEPARTMENT OF TRANSPORTATION PER A DEED IN THE POSSESSION OF THE PROPERTY OWNERS. NO RECORD OF SAID DEED BEING RECORDED WAS FOUND IN THE BUNCOMBE COUNTY REGISTER OF DEEDS OFFICE.

EXEMPT FROM THE BUNCOMBE COUNTY SUBDIVISION ORDINANCE AS A RECOMBINATION OF EXISTING TRACTS OF LAND.

DATE JAMES H. COMAN, ZONING ADMINISTRATOR

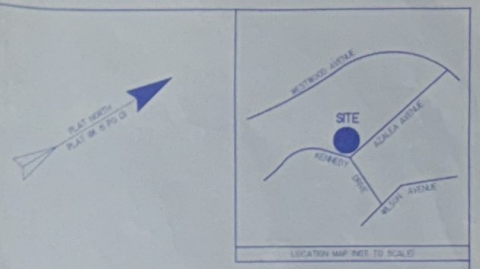
STATE OF NORTH CAROLINA
BUNCOMBE COUNTY

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

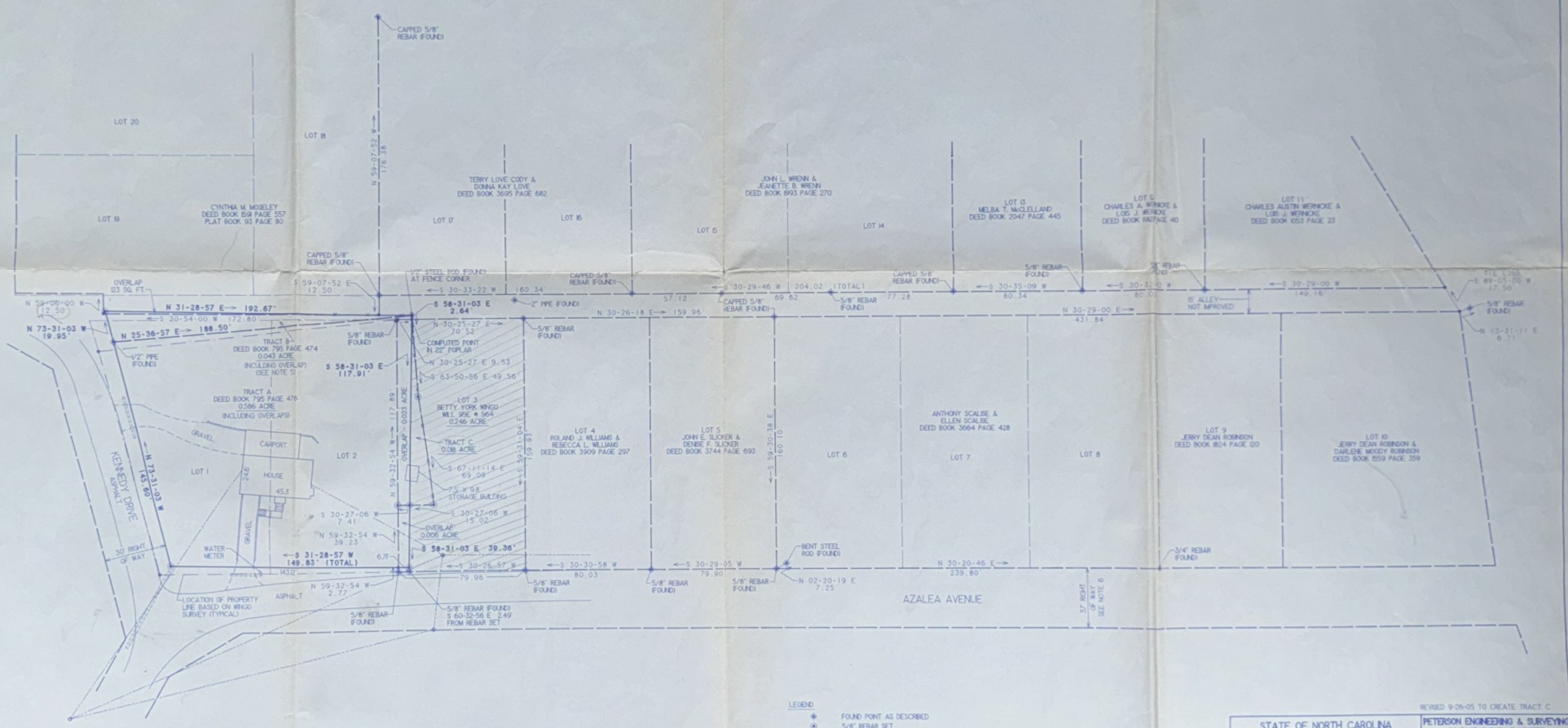
REVIEW OFFICER DATE

FILED FOR REGISTRATION ON THE ____ DAY OF _____ 20__ AT _____ O'CLOCK _____ M.

BY _____ DEPUTY.



LOCATION MAP (NOT TO SCALE)



LEGEND

- FOUND POINT AS DESCRIBED
- 5/8" REBAR SET
- COMPUTED POINT NOT FOUND OR SET
- FENCE
- UTILITY POLE
- OVERHEAD UTILITY LINES
- CULVERT

0' 30' 60' 90'
SCALE 1"=30'

REVISED 9-26-05 TO CREATE TRACT C

STATE OF NORTH CAROLINA BUNCOMBE COUNTY	PETERSON ENGINEERING & SURVEYING 138 EAST CHESTNUT STREET ASHEVILLE, NORTH CAROLINA 28801 (828) 252-1541
SWANNANOA TOWNSHIP GROVEMONT ON SWANNANOA BLOCK 8 PART LOTS 1 & 2 PROPERTY OF TROY BANI BUCHANAN & MYRTLE C. BUCHANAN	DEED BOOK 795 PG 476 & DB 795 PG 474
	PLAT BOOK 6 PAGE 13
	PIN: 9699.10-25-5308 & 9699.10-25-5468
	SURVEY BY: JLJ & EJW
	DRAWN BY: RKP
	DATE: JANUARY 8 - 27, 2004
	DRAWING No. 1270