

PC 13 SL 820

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- 1 - Acreage calculated by Coordinate Computation Method
- 2 - All property corners not described are "computed points".
- 3 - Property is subject to all applicable easements and rights of way of record.
- 4 - Error of closure meets or exceeds 1: 15,000+.
- 5 - This Survey meets the requirements of a Class A Survey
- 6 - North is Plat North of Plat Cabinet 9 - Slides 927-931.
- 7 - All roads are privately maintained unless noted otherwise
- 8 - Property is not in a flood hazard area.
- 9 - Unless otherwise indicated, all property surrounding the surveyed lots is owned by Balsam Mountain Preserve, Limited Partnership.
- 10 - Right of Ways shown are defined by a meter and bounds description as detailed on the Right of Way Survey prepared for Balsam Mountain Preserve



This property is not located within a public water supply watershed and can be recorded in the register of deeds office.

Date 4-12-05
Watershed Administrator

NCCS MONUMENT "CASHIE"
N = 625193.17720
E = 770929.57362
ELEVATION = 2681.65'
(NAD 83)

HOMESTEAD

64

HOMESTEAD

63

1.537 ACRES TOTAL

BUILDING ENVELOPE

0.483 ACRES

CONSERVATION AREA

(SUBJECT TO RESTRICTIONS OF RECORD)

HOMESTEAD

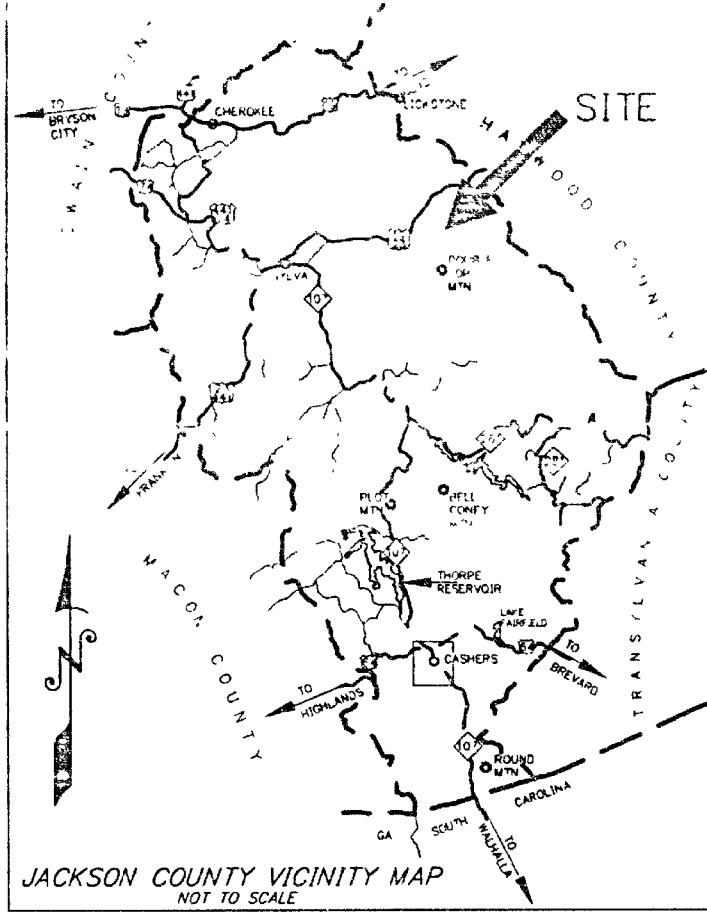
62

CONSERVATION AREA
(SUBJECT TO RESTRICTIONS OF RECORD)

HOMESTEAD

69

- LEGEND---
- EIP = Existing Iron Pipe or Pin
 - IPS = Iron Pin Set
 - PVC = 1" PVC Pipe Set
 - R/R Spike = Railroad Spike Set
 - FC = Fence Corner
 - PTB = Power Transformer Box
 - TB = Telephone Pedestal
 - PP = Power service pole
 - P = Aerial Power Line
 - R/W = Right of Way
 - P/O = Part of
 - DB = Deed Book
 - PG = Page
 - Fence line
 - Branch or Stream
 - Homestead Boundary Line
 - Road Right of Way Line



State of North Carolina, County of Jackson

Filed for registration on the 12 day of April, 2005
At 1:50 PM, and recorded in Plat Cabinet 13

Signature of Joe Hamilton
Register of Deeds - Jackson County

Assistant Deputy

State of North Carolina, County of Jackson

I, Ramona Powell, Review Officer of Jackson County, certify that the map or plat to which this certification is affixed meets all statutory requirements for recording

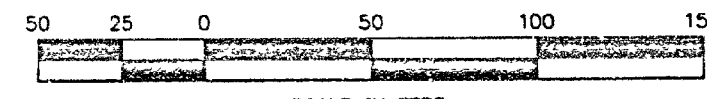
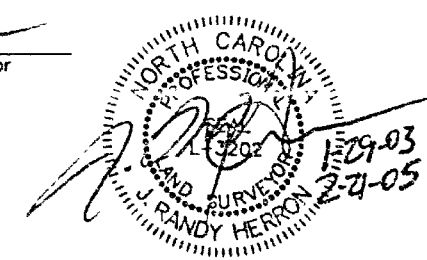
Signature of Ramona Powell
Review Officer

CONSERVATION AREA
(SUBJECT TO RESTRICTIONS OF RECORD)

This survey represents a subdivision of land located within a portion of Jackson County that is not regulated by a Subdivision Ordinance.

I, J. RANDY HERRON certify that this plat was drawn under my supervision from an actual survey made under my supervision; that the boundaries not surveyed are clearly indicated as drawn from information found in referenced documents; that the ratio of precision as calculated is 1: 15,000+, that this plat was prepared in accordance with G.S. 47-30 as amended. Witness my hand and seal this 29th day of January, 2003.

Signature of J. Randy Herron
Professional Land Surveyor
License Number L-3202



SCALE IN FEET

This plat modifies the boundary line of the Conservation Area as provided pursuant to section 3.4 of the Conservation Easement between Balsam Mountain Preserve LP and North American Land Trust dated December 14, 2001 and recorded in the Office of Register of Deeds for Jackson County, North Carolina in Book 1140, Page 48, amended in Book 1170, Page 480, in Book 1176, Page 41 and in Book 1155, Page 584. The area that was included within the boundaries of Lot 63 on the plat recorded at Plat Cabinet 11 Slide 751-754 ("Original Plat") but which is excluded from such Lot on this Plat shall hereafter be encumbered by and subject to the Conservation Easement, as amended. The area formally excluded from such Lot on the Original Plat but which is now included in the Lot on this Plat shall no longer be encumbered by and subject to the Conservation Easement. Executed this 6th day of April, 2005.

North American Land Trust

Signature of Andrew L. Johnson
Andrew L. Johnson, President

EXISTING SOIL DRIVES, ROADS OR TRAILS WITHIN THE LIMITS OF A HOMESTEAD ARE OWNED BY AND FOR THE USE OF THE HOMESTEAD OWNER. EXISTING OR NEW SOIL DRIVES, ROADS AND TRAILS OUTSIDE THE HOMESTEAD LIMITS ARE OWNED BY BALSAM MOUNTAIN PRESERVE LP AND MAY OR MAY NOT BE USED FOR CIRCULATION THROUGH THE CONSERVATION AREA

CONSERVATION AREA

(SUBJECT TO RESTRICTIONS OF RECORD)

PREPARED BY:

J. RANDY HERRON, P.L.S. L-3202
Herron Surveying, PC

105 Iron Horse Lane, Highlands, NC 28741
(828) 466-6551

PIN # 7672-90-6264

DATE

01/29/2003

DRAWN BY

JRH

SCALE

1" = 50'

REFERENCES: Deed Book 1098 - Page 406

Plat Cabinet 9 - Slides 927 - 931

NO LIESONS IN THIS UPDATED PLAT

DATE

1-29-03

SHEET NUMBER

1 of 1

DRAWING NUMBER

0000 000 1

HOMESTEAD 63 - PHASE I
BALSAM MOUNTAIN PRESERVE

Scotts Creek Township Jackson County, N.C.

52 Sugar Loaf Road
Sylva, North Carolina 28779
828-631-3021

FAX 828-631-3060

www.balsammountainpreserve.com

