



VICINITY MAP
BEAVERDAM ROAD
S.R. 2053

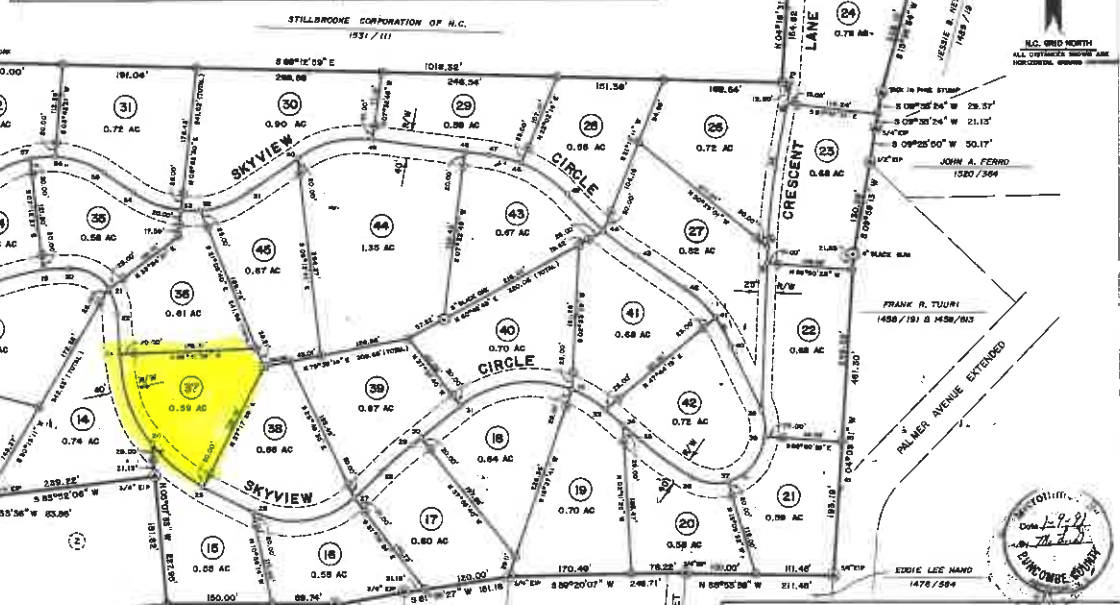
- LEGEND
- 1/4" IRON PIPE W/ IDENTIFICATION CAP (SET)
 - UNMARKED POINT C/L ROAD
 - EXISTING IRON PIPE OR MARK (AS NOTED)
 - CONCRETE MONUMENT W/ IRON DISC (SET)
 - TRIP - (AS NOTED)
 - EXISTING CONCRETE MONUMENT

NOTES

- SOURCE OF TITLE - DEED BOOK 1567, PAGE 584.
- THE EXTERIOR BOUNDARY OF THE "HILLS OF BEAVERDAM" IS ACCORDING TO A SURVEY BY DANNY R. TOLAR & ASSOCIATES, P.A. DATED OCTOBER 29, 1988, ENTITLED "PROPERTY OF - STILLBROOKE CORPORATION OF N.C.", AND THE FIRM OF McMAHAN & REESE, P.A. DOES NOT CERTIFY TO THE ACCURACY OR LOCATION OF SAID SURVEY.
- ALL ROADS WITHIN THE "HILLS OF BEAVERDAM" ARE PRIVATE MAINTAINED.
- ALL RIGHT-OF-WAYS SHOWN HEREON ARE FOR PERPETUAL INGRESS, EGRESS, AND RECESS AND FOR THE CONSTRUCTION AND MAINTENANCE OF ALL UTILITY SERVICES.
- UTILITY AND DRAINAGE EASEMENTS APPEARING ALL LOTS IN THIS TRACT ARE RESERVED 7.5 FEET (6" WIDTH ALONG INTERIOR AND REAR LOT LINES AND OVER THE REAR 15 FEET OF EACH LOT BORDERING THE EXTERIOR OF THE SUBDIVISION FOR INSTALLATION AND MAINTENANCE OF UTILITIES AND DRAINAGE FACILITIES.
- BUILDING SETBACKS - FRONT YARD - 35 FEET
SIDE YARD - 15 FEET
REAR YARD - 25 FEET
- PARCEL A, CONTAINING 0.15 ACRE, IS RESERVED AS RIGHT-OF-WAY FOR ACCESS TO BEAVERDAM ROAD AND PLACEMENT OF ENTRANCE SIGN.
- ALL ACRES ARE COMPUTED BY THE O.M.G. METHOD.

| CALLS WITH C/L OF SKYVIEW DRIVE & SKYVIEW CIRCLE | | | | | | CALLS WITH C/L OF SKYVIEW CIRCLE | | | | | | CALLS WITH C/L OF SKYVIEW CIRCLE | | | | | |
|--|-----|---------------|----------|---------|---------|----------------------------------|-----|---------------|----------|---------|---------|----------------------------------|-----|---------------|----------|---------|--------|
| PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH | PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH | PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH |
| 1 | 2 | N 36°08'32" E | 59.15' | | | 26 | 27 | N 81°42'34" E | 146.30' | 125.80' | 156.24' | 31 | 32 | S 89°49'51" W | 72.51' | 148.59' | 73.27' |
| 2 | 3 | N 64°04'00" E | 229.30' | | | 27 | 28 | N 46°07'46" E | 51.18' | | | 32 | 33 | N 09°59'21" W | 29.95' | 148.09' | 30.00' |
| 3 | 4 | N 77°37'20" E | 96.40' | 264.89' | 96.39' | 28 | 29 | N 46°07'46" E | 59.36' | 588.78' | 59.90' | 33 | 34 | N 70°00'21" W | 71.52' | 146.69' | 72.20' |
| 4 | 5 | S 68°37'00" E | 19.03' | 264.96' | 19.03' | 29 | 30 | N 52°01'20" E | 15.32' | | | 34 | 35 | N 50°53'15" W | 49.28' | | |
| 5 | 6 | S 67°33'54" E | 147.47' | | | 30 | 31 | N 52°01'20" E | 71.03' | | | 35 | 36 | N 71°00'28" W | 74.70' | 142.43' | 75.96' |
| 6 | 7 | S 48°36'30" E | 96.62' | 73.76' | 108.35' | 31 | 32 | N 81°27'10" E | 159.13' | 161.92' | 166.35' | 36 | 37 | S 89°30'15" W | 59.72' | 142.43' | 59.01' |
| 7 | 8 | S 00°20'31" W | 15.59' | 73.76' | 15.61' | 32 | 33 | S 59°58'18" E | 57.23' | 161.92' | 57.68' | 37 | 38 | S 81°33'50" W | 66.85' | 142.43' | 66.04' |
| 8 | 9 | S 00°20'31" W | 134.49' | | | 33 | 34 | S 49°40'30" E | 31.47' | | | 38 | 39 | S 43°20'28" W | 46.67' | | |
| 9 | 10 | S 00°20'31" W | 12.00' | | | 34 | 35 | S 49°40'30" E | 30.12' | | | 39 | 40 | S 39°47'57" W | 99.70' | 700.54' | 99.63' |
| 10 | 11 | S 00°20'31" W | 134.29' | 300.00' | 134.42' | 35 | 36 | S 53°30'27" E | 88.04' | 517.31' | 88.15' | 40 | 41 | S 30°48'09" W | 47.15' | | |
| 11 | 12 | S 12°01'18" E | 100.40' | 550.00' | 100.54' | 36 | 37 | S 81°00'27" E | 57.01' | 72.01' | 68.62' | 41 | 42 | S 08°20'24" W | 29.57' | | |
| 12 | 13 | S 21°10'00" E | 38.03' | 550.00' | 39.06' | 37 | 38 | S 39°59'09" E | 63.51' | 72.01' | 88.84' | 42 | 43 | S 09°25'00" W | 50.17' | | |
| 13 | 14 | S 19°00'30" E | 137.62' | 768.35' | 137.60' | 38 | 39 | N 10°28'40" W | 56.40' | 72.01' | 38.80' | 43 | 44 | S 08°20'24" W | 21.15' | | |
| 14 | 15 | S 13°58'30" E | 22.87' | | | 39 | 40 | N 29°07'08" W | 100.98' | | | 44 | 45 | S 08°20'24" W | 21.15' | | |
| 15 | 16 | S 30°02'54" E | 67.46' | 93.98' | 69.00' | 40 | 41 | N 32°14'16" E | 35.99' | 217.78' | 34.12' | 45 | 46 | S 08°20'24" W | 21.15' | | |
| 16 | 17 | S 83°53'00" E | 66.29' | 93.98' | 69.69' | 41 | 42 | N 40°40'31" E | 54.95' | 217.78' | 50.00' | 46 | 47 | S 08°20'24" W | 21.15' | | |
| 17 | 18 | N 69°05'00" E | 42.06' | | | 42 | 43 | N 40°40'31" E | 79.18' | | | 47 | 48 | S 08°20'24" W | 21.15' | | |
| 18 | 19 | N 79°25'15" E | 95.22' | 394.01' | 95.40' | 43 | 44 | N 31°25'08" E | 69.98' | 707.90' | 60.00' | 48 | 49 | S 08°20'24" W | 21.15' | | |
| 19 | 20 | N 88°18'08" E | 34.21' | 394.01' | 34.22' | 44 | 45 | N 40°02'07" E | 72.99' | 104.38' | 73.00' | 49 | 50 | S 08°20'24" W | 21.15' | | |
| 20 | 21 | S 54°18'24" E | 62.41' | 66.28' | 64.38' | 45 | 46 | N 50°50'40" E | 79.50' | 184.38' | 80.13' | 50 | 51 | S 08°20'24" W | 21.15' | | |
| 21 | 22 | S 18°51'57" E | 39.26' | 66.28' | 39.10' | 46 | 47 | N 79°52'29" W | 46.00' | 184.38' | 48.63' | 51 | 52 | S 08°20'24" W | 21.15' | | |
| 22 | 23 | S 01°38'31" E | 57.70' | | | 47 | 48 | N 82°27'14" W | 34.92' | | | 52 | 53 | S 08°20'24" W | 21.15' | | |
| 23 | 24 | S 19°53'00" E | 137.98' | 220.40' | 140.34' | 48 | 49 | N 82°27'14" W | 151.21' | | | 53 | 54 | S 08°20'24" W | 21.15' | | |
| 24 | 25 | S 00°21'04" E | 99.84' | 220.40' | 94.26' | 49 | 50 | S 78°51'48" W | 112.00' | 158.17' | 114.57' | 54 | 55 | S 08°20'24" W | 21.15' | | |
| 25 | 26 | S 00°42'35" E | 51.82' | | | 50 | 51 | S 88°04'46" W | 82.33' | | | 55 | 56 | S 08°20'24" W | 21.15' | | |

| CALLS WITH C/L OF SKYVIEW DRIVE & SKYVIEW CIRCLE | | | | | | CALLS WITH C/L OF SKYVIEW CIRCLE | | | | | | CALLS WITH C/L OF SKYVIEW CIRCLE | | | | | |
|--|-----|---------------|----------|---------|---------|----------------------------------|-----|---------------|----------|---------|--------|----------------------------------|-----|---------------|----------|-------|--------|
| PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH | PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH | PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH |
| 26 | 27 | N 81°42'34" E | 146.30' | 125.80' | 156.24' | 56 | 57 | S 89°30'15" W | 59.72' | 142.43' | 59.01' | 60 | 61 | S 30°48'09" W | 47.15' | | |
| 27 | 28 | N 46°07'46" E | 51.18' | | | 57 | 58 | S 81°33'50" W | 66.85' | 142.43' | 66.04' | 61 | 62 | S 08°20'24" W | 21.15' | | |
| 28 | 29 | N 46°07'46" E | 59.36' | 588.78' | 59.90' | 58 | 59 | S 43°20'28" W | 46.67' | | | 62 | 63 | S 08°20'24" W | 21.15' | | |
| 29 | 30 | N 52°01'20" E | 15.32' | | | 59 | 60 | S 39°47'57" W | 99.70' | 700.54' | 99.63' | 63 | 64 | S 08°20'24" W | 21.15' | | |
| 30 | 31 | N 52°01'20" E | 71.03' | | | 60 | 61 | S 30°48'09" W | 47.15' | | | 64 | 65 | S 08°20'24" W | 21.15' | | |
| 31 | 32 | N 81°27'10" E | 159.13' | 161.92' | 166.35' | 61 | 62 | S 08°20'24" W | 21.15' | | | 65 | 66 | S 08°20'24" W | 21.15' | | |
| 32 | 33 | S 59°58'18" E | 57.23' | 161.92' | 57.68' | 62 | 63 | S 08°20'24" W | 21.15' | | | 66 | 67 | S 08°20'24" W | 21.15' | | |
| 33 | 34 | S 49°40'30" E | 31.47' | | | 63 | 64 | S 08°20'24" W | 21.15' | | | 67 | 68 | S 08°20'24" W | 21.15' | | |
| 34 | 35 | S 49°40'30" E | 30.12' | | | 64 | 65 | S 08°20'24" W | 21.15' | | | 68 | 69 | S 08°20'24" W | 21.15' | | |
| 35 | 36 | S 53°30'27" E | 88.04' | 517.31' | 88.15' | 65 | 66 | S 08°20'24" W | 21.15' | | | 69 | 70 | S 08°20'24" W | 21.15' | | |
| 36 | 37 | S 81°00'27" E | 57.01' | 72.01' | 68.62' | 66 | 67 | S 08°20'24" W | 21.15' | | | 70 | 71 | S 08°20'24" W | 21.15' | | |
| 37 | 38 | S 39°59'09" E | 63.51' | 72.01' | 88.84' | 67 | 68 | S 08°20'24" W | 21.15' | | | 71 | 72 | S 08°20'24" W | 21.15' | | |
| 38 | 39 | N 10°28'40" W | 56.40' | 72.01' | 38.80' | 68 | 69 | S 08°20'24" W | 21.15' | | | 72 | 73 | S 08°20'24" W | 21.15' | | |
| 39 | 40 | N 29°07'08" W | 100.98' | | | 69 | 70 | S 08°20'24" W | 21.15' | | | 73 | 74 | S 08°20'24" W | 21.15' | | |
| 40 | 41 | N 32°14'16" E | 35.99' | 217.78' | 34.12' | 70 | 71 | S 08°20'24" W | 21.15' | | | 74 | 75 | S 08°20'24" W | 21.15' | | |
| 41 | 42 | N 40°40'31" E | 54.95' | 217.78' | 50.00' | 71 | 72 | S 08°20'24" W | 21.15' | | | 75 | 76 | S 08°20'24" W | 21.15' | | |
| 42 | 43 | N 40°40'31" E | 79.18' | | | 72 | 73 | S 08°20'24" W | 21.15' | | | 76 | 77 | S 08°20'24" W | 21.15' | | |
| 43 | 44 | N 31°25'08" E | 69.98' | 707.90' | 60.00' | 73 | 74 | S 08°20'24" W | 21.15' | | | 77 | 78 | S 08°20'24" W | 21.15' | | |
| 44 | 45 | N 40°02'07" E | 72.99' | 104.38' | 73.00' | 74 | 75 | S 08°20'24" W | 21.15' | | | 78 | 79 | S 08°20'24" W | 21.15' | | |
| 45 | 46 | N 50°50'40" E | 79.50' | 184.38' | 80.13' | 75 | 76 | S 08°20'24" W | 21.15' | | | 79 | 80 | S 08°20'24" W | 21.15' | | |
| 46 | 47 | N 79°52'29" W | 46.00' | 184.38' | 48.63' | 76 | 77 | S 08°20'24" W | 21.15' | | | 80 | 81 | S 08°20'24" W | 21.15' | | |
| 47 | 48 | N 82°27'14" W | 34.92' | | | 77 | 78 | S 08°20'24" W | 21.15' | | | 81 | 82 | S 08°20'24" W | 21.15' | | |
| 48 | 49 | N 82°27'14" W | 151.21' | | | 78 | 79 | S 08°20'24" W | 21.15' | | | 82 | 83 | S 08°20'24" W | 21.15' | | |
| 49 | 50 | S 78°51'48" W | 112.00' | 158.17' | 114.57' | 79 | 80 | S 08°20'24" W | 21.15' | | | 83 | 84 | S 08°20'24" W | 21.15' | | |
| 50 | 51 | S 88°04'46" W | 82.33' | | | 80 | 81 | S 08°20'24" W | 21.15' | | | 84 | 85 | S 08°20'24" W | 21.15' | | |



SUBDIVISION OF
HILLS OF BEAVERDAM
BEAVERDAM TOWNSHIP
BUNCOMBE COUNTY, N.C.
SCALE: 1" = 100'
DATE: OCT. 31, 1989



PHILIP D. REESE, certify that this plat was made under my supervision and that I am a duly licensed and registered professional land surveyor in the State of North Carolina. I am duly sworn and qualified to perform the duties of a land surveyor. I am duly sworn and qualified to perform the duties of a land surveyor. I am duly sworn and qualified to perform the duties of a land surveyor.

| CALLS WITH C/L OF SUNSET TRAIL | | | | | | CALLS WITH C/L OF CRESCENT LANE | | | | | |
|--------------------------------|-----|---------------|----------|---------|---------|---------------------------------|-----|---------------|----------|---------|---------|
| PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH | PT. | PT. | BEARING | DISTANCE | ACRES | LENGTH |
| 13 | 61 | S 19°00'00" W | 191.78' | | | 39 | 68 | N 02°20'18" E | 211.17' | | |
| 61 | 62 | S 09°00'18" W | 32.25' | 150.00' | 32.30' | 68 | 67 | N 02°20'18" E | 21.84' | | |
| 62 | 63 | S 24°08'56" E | 121.90' | 150.00' | 125.52' | 67 | 68 | N 02°20'18" E | 112.80' | 900.01' | 112.58' |
| 63 | 64 | S 21°28'39" E | 65.33' | 150.00' | 65.68' | 68 | 69 | N 09°34'28" E | 93.92' | | |
| 64 | 65 | S 74°03'24" E | 49.81' | | | 69 | 70 | N 09°34'28" E | 29.36' | | |