

SURVEYOR'S CERTIFICATE

I, JEREMY RYAN HORN CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY MADE UNDER MY SUPERVISION, (DEED DESCRIPTION RECORDED IN BOOK 2039 PAGE 688 THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM RECORD INFORMATION AS NOTED HEREON; THAT THE GLOBAL POSITIONING SYSTEM OBSERVATIONS WERE PERFORMED TO THE GEOSPATIAL POSITIONING ACCURACY STANDARDS, PART 2, STANDARDS FOR GEODETIC NETWORKS AT THE 95% CONFIDENCE LEVEL USING RTK METHODS; THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED,

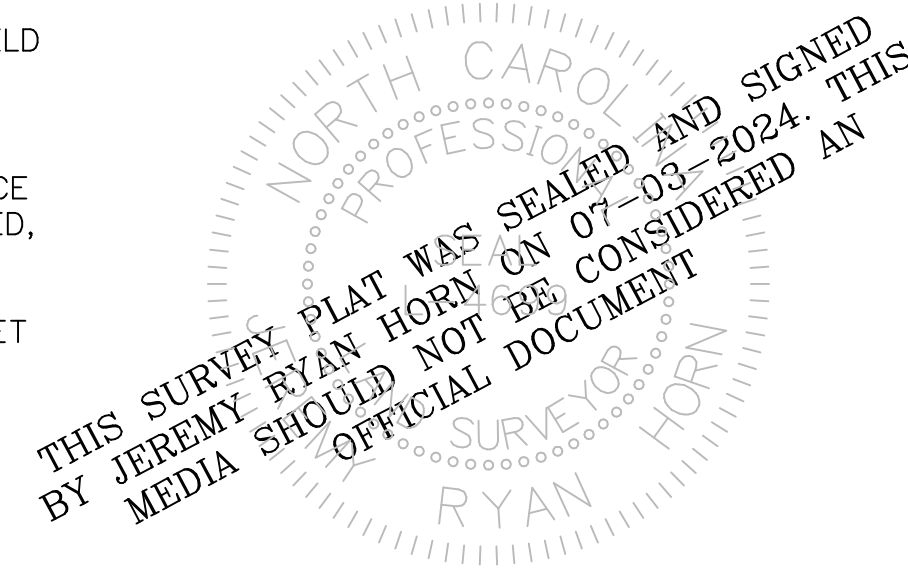
THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER AND SEAL THIS 3RD DAY OF JULY, 2024.

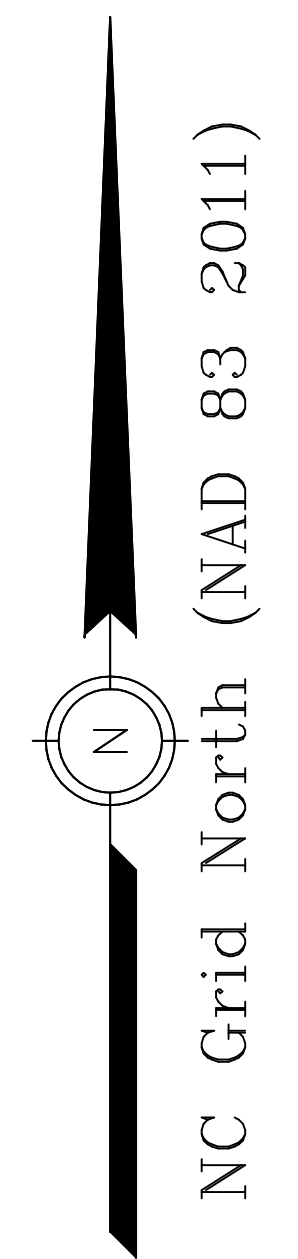
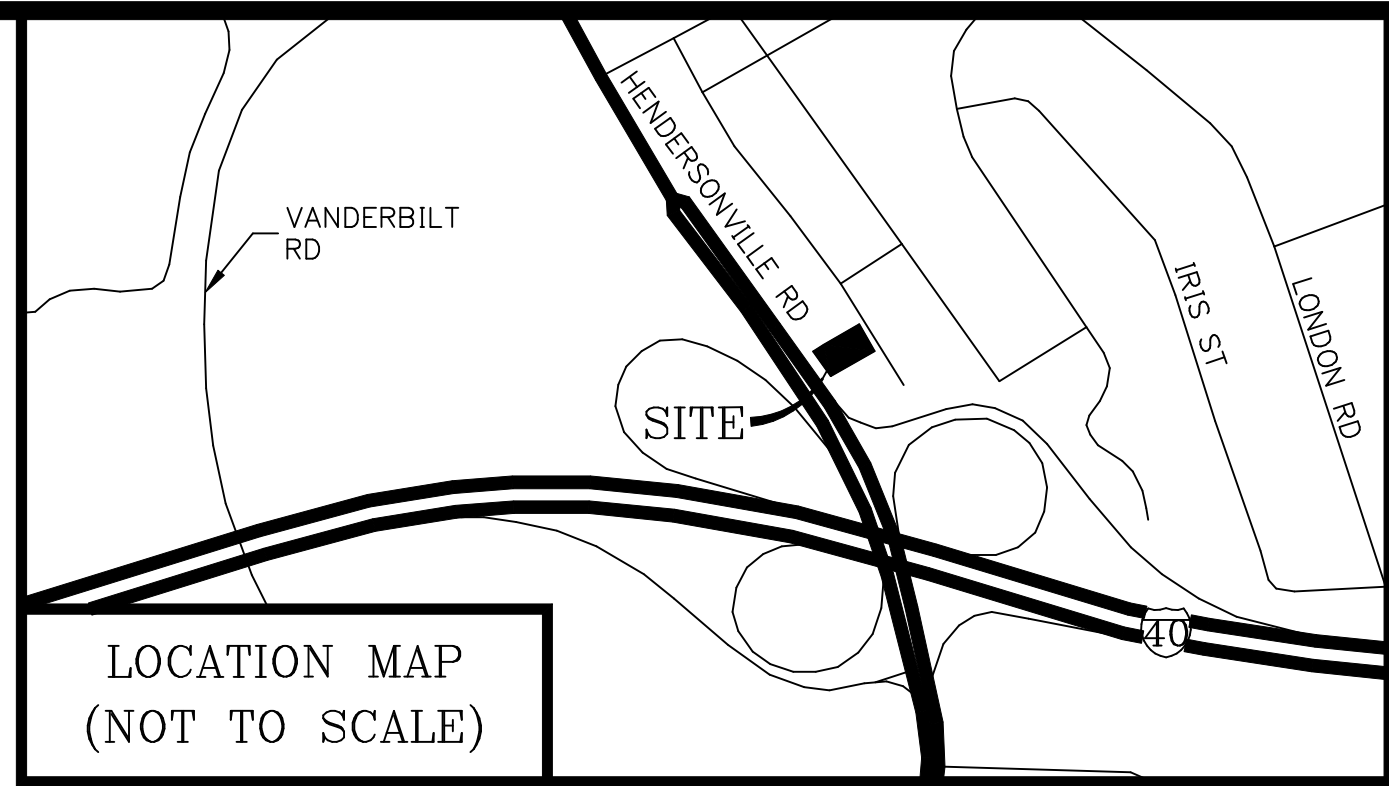
JEREMY RYAN HORN, PLS
N.C. NO. L-4699

NOTES:

- 1 THE PROPERTY SHOWN HEREON IS SUBJECT TO ANY AND ALL EASEMENTS, RESTRICTIONS, AND RIGHTS OF WAY THAT MIGHT LEGALLY AFFECT THIS PROPERTY. (NO TITLE REPORT WAS FURNISHED TO THIS SURVEYOR.)
- 2 OTHER THAN SHOWN, NO ATTEMPT HAS BEEN MADE AS A PART OF THIS SURVEY TO OBTAIN OR SHOW DATA CONCERNING EXISTENCE SIZE, DEPTH, CONDITION, CAPACITY, OR LOCATION OF ANY UTILITY OR MUNICIPAL/PUBLIC SERVICE FACILITY. FOR INFORMATION REGARDING THESE UTILITIES OR FACILITIES, PLEASE CONTACT THE APPROPRIATE AGENCIES.
- 3 ADJOINING PROPERTIES' OWNER NAMES AND DEED REFERENCES AS SHOWN HEREON ARE SUBJECT TO THE ACCURACY OF COUNTY TAX RECORDS.
- 4 FIELD SURVEY CONDUCTED ON DATE: 7-3-2024
- 5 CAD FILE: 24057-B
- 6 FLOOD ZONE DESIGNATION: THE SUBJECT PROPERTY IS NOT IN AN AREA DESIGNATED AS SPECIAL FLOOD HAZARD, ACCORDING TO FEMA FIRM NUMBER 3700964700J WITH EFFECTIVE DATE OF 01-06-2010.
- 7 SUBJECT PROPERTY ZONED: OFFICE BY THE CITY OF ASHEVILLE



PIN: 9647-77-5785
MILAN BILTMORE TWO INC
DEED REFERENCE: 5338-1497
234 HENDERSONVILLE RD

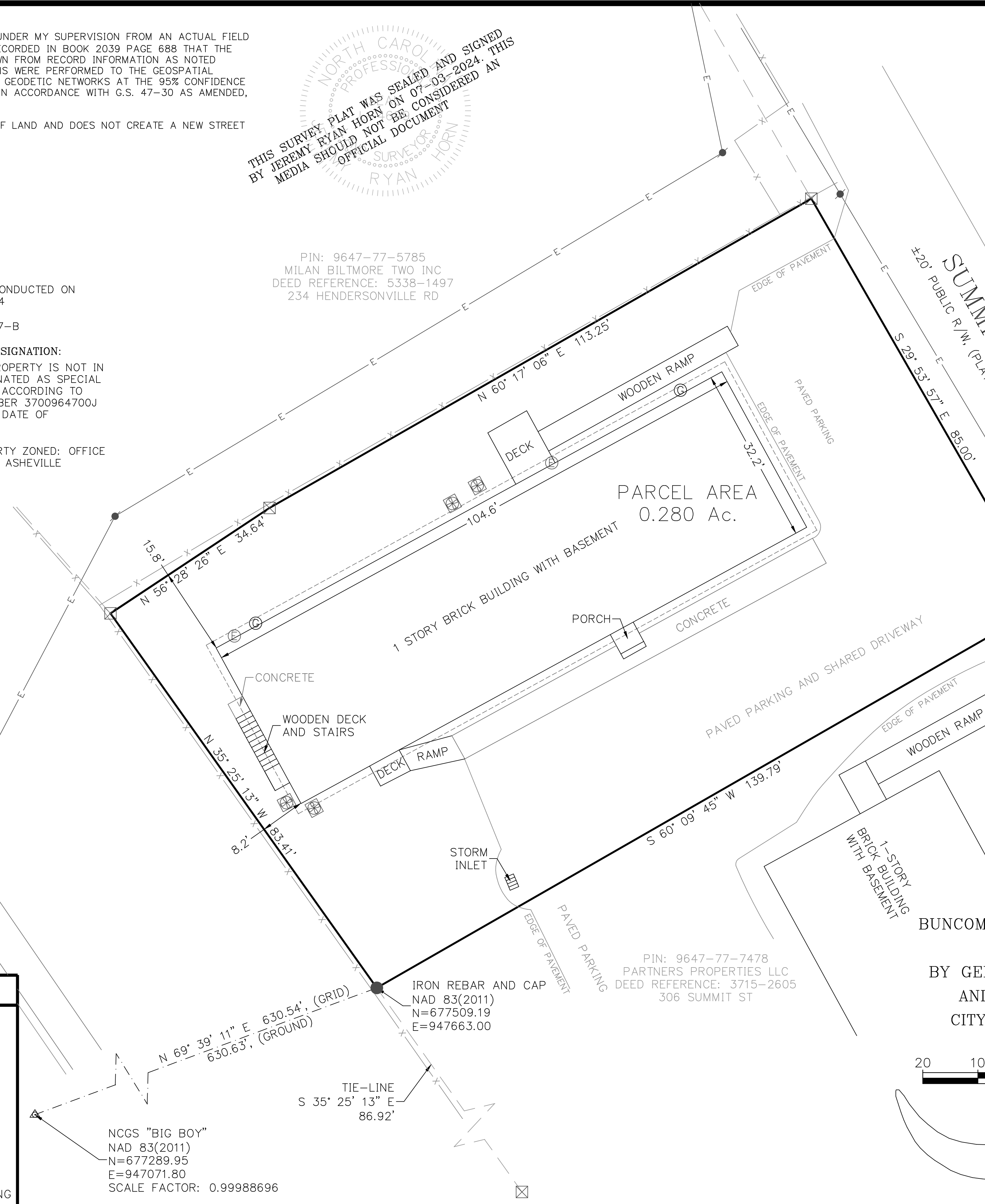


HENDERSONVILLE ROAD
US HIGHWAY 25
VARIABLE WIDTH PUBLIC R/W

LEGEND

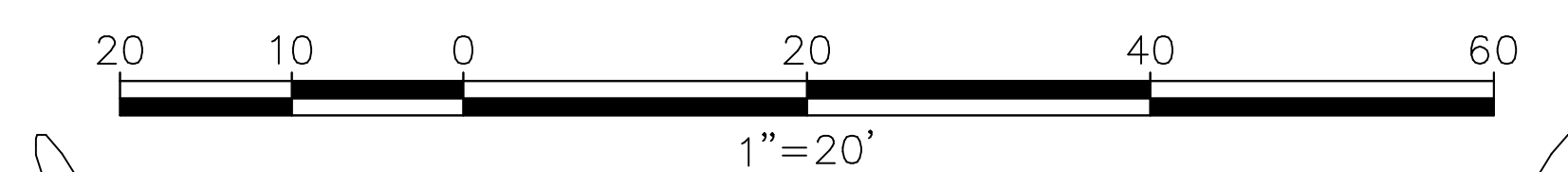
- ⊠ EXISTING/FOUND CONCRETE CORNER MONUMENT
- SET CORNER MONUMENT (IRON REBAR AND CAP)
- ▲ SET CORNER MONUMENT (MAG NAIL IN PAVEMENT)
- UTILITY POLE
- ⊙ GAS METER
- ⊕ ELECTRIC METER
- ⊞ HVAC UNIT
- E — = OVERHEAD UTILTY LINES
- X — = FENCE LINES
- — — = ADJOINING PROPERTY LINES
- - - - - = BUILDING AND ROOF OVERHANG

NCGS "BIG BOY"
NAD 83(2011)
N=677289.95
E=947071.80
SCALE FACTOR: 0.99988696



PIN: 9647-77-7478
PARTNERS PROPERTIES LLC
DEED REFERENCE: 3715-2605
306 SUMMIT ST

304 SUMMIT STREET
PARCEL NUMBER: 9647-77-7507
SUBJECT PROPERTY CONVEYED TO
BUNCOMBE COUNTY MEDICAL SOCIETY CORPORATION
FROM WINSTON PULLIAM
BY GENERAL WARRANTY DEED DATED: 7-31-1998
AND RECORDED IN BOOK 2039 PAGE 688
CITY OF ASHEVILLE, BUNCOMBE COUNTY, NC



RYAN HORN - LAND SURVEYOR
PO BOX 734, ERWIN, TN 37650
PHONE: (423) 646-3459