

THIS PROPERTY IS NOT LOCATED IN A SPECIAL FLOOD HAZARD AREA AS DETERMINED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY. PANEL NO. 37021C0350 C DATED: MAY 6, 1996

THE PROPERTIES SHOWN ARE SUBJECT TO THAT DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS FOR DROVERS ROAD PRESERVE AS RECORDED IN DB 3572 PG 1.

A 10' DRAINAGE AND UTILITY EASEMENT EXIST ALONG ALL LOT LINES, BEING 10' FROM FRONT AND REAR LOT LINES AND 5' EITHER SIDE OF INTERNAL LOT LINES AS SET OUT IN THE RESTRICTIVE COVENANTS FOR DROVERS ROAD PRESERVE AS RECORDED IN DB 3572 PG 1.

**REFERENCE:**

DROVERS ROAD PRESERVE  
 DB 2887 PG 339 PB 90 PG 164  
 DB 3572 PG 01 RESTRICTIVE COVENANTS  
 DB 3498 PG 612 CONSERVATION EASEMENT  
 PIN 9695-00-52-8956

**SETBACKS**

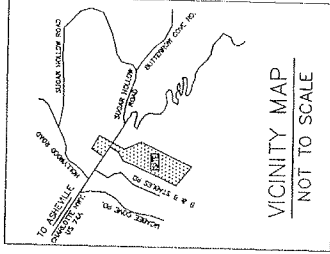
FRONT 50' REAR 50' SIDE 50'

PIN 9695-00-53-7813  
 BETTY CAMERON  
 868/481  
 TRACT ONE

Curve	Radius	Chord Bearing and Distance	Arc Length
C31	30.00'	S 3°-50'-23" E 31.14'	32.74'
C32	100.00'	S 19°-06'-17" W 28.95'	29.05'

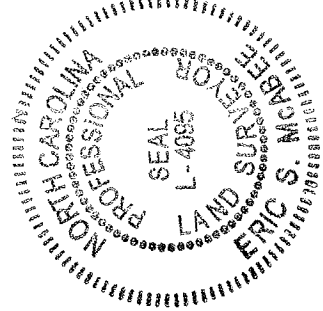
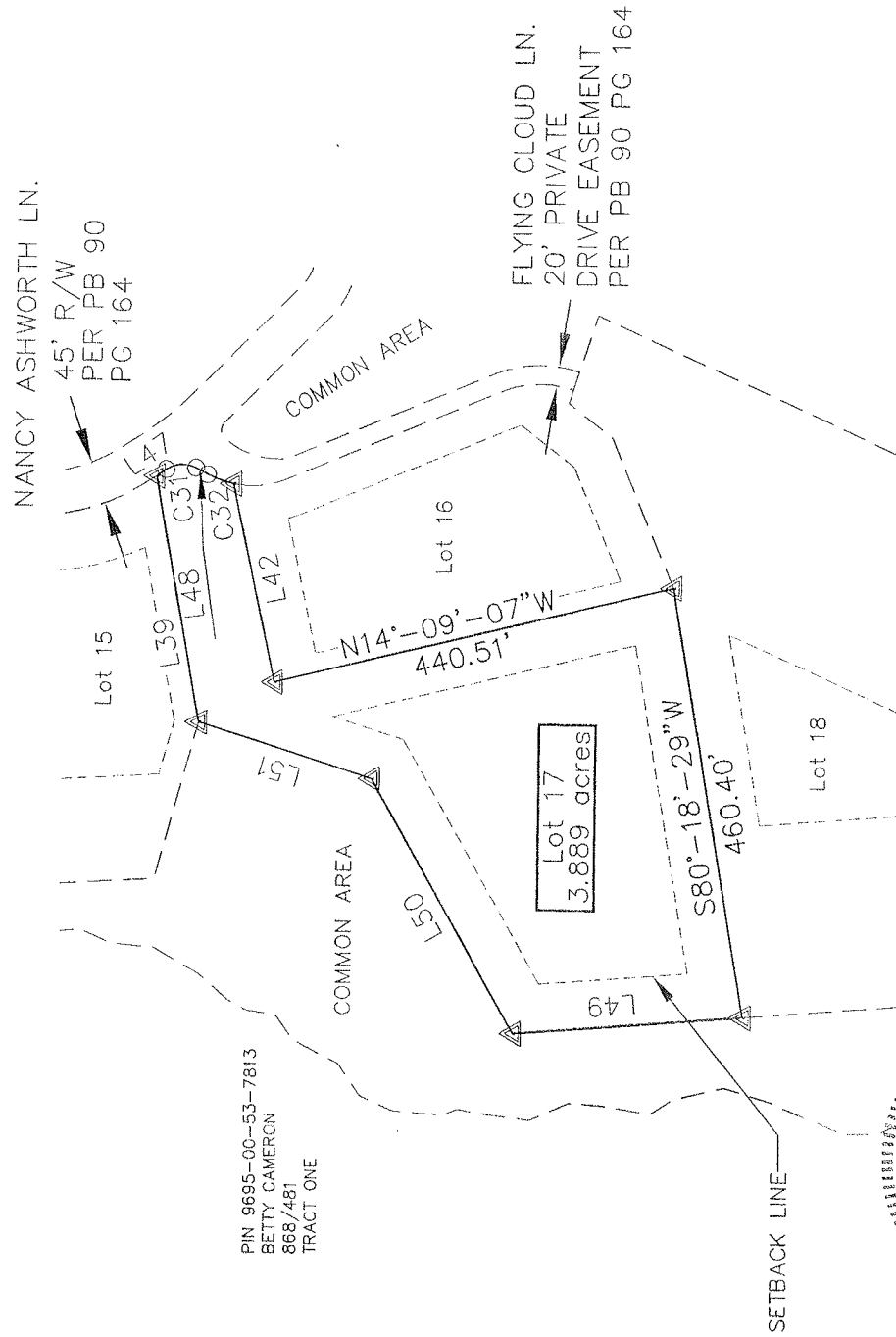
  

Line	Bearing	Distance
L39	S 79°-45'-10" W	265.65'
L42	N 77°-36'-56" E	215.27'
L47	S 35°-06'-27" E	12.08'
L48	S 27°-25'-41" W	14.11'
L49	N 4°-53'-00" W	246.79'
L50	N 60°-07'-09" E	306.74'
L51	N 17°-03'-08" E	194.22'



**LEGEND:**

- △ . . . REBAR SET
- . . . POINT NOT SET
- R/W . . . RIGHT OF WAY
- PB . . . PLAT BOOK
- DB . . . DEED BOOK
- PG . . . PAGE



I, ERIC S. MCABEE, CERTIFY THAT THE SURVEY IS OF AN EXISTING PARCEL OF LAND.

I, Eric S. McAbee, certify that this map was drawn under my supervision from an actual survey by me, deed description recorded in Book 2887 Page 339; that the ratio of precision as calculated by latitudes and departures is 1:10,000+.

Witness my hand and seal this JULY 1, 2004

*Eric S. McAbee* L-4095

SCALE 1"=200'



**SURVEY OF**  
 LOT 17 - DROVERS ROAD PRESERVE  
 PIN 9695-00-52-8956  
 309 FLYING CLOUD LANE  
 FAIRVIEW TOWNSHIP  
 BUNCOMBE COUNTY, NC  
 SCALE 1"=200' DATE 07-01-2004  
 MCABEE & ASSOCIATES, PA  
 ERIC S. MCABEE, PLS  
 3 MCABEE TRAIL  
 FAIRVIEW, NC 28730  
 TELEPHONE 828-628-1295

Date: 5/29/02  
 County: Buncombe  
 Lot number: 17

**SOIL / SITE EVALUATION**

Owner: Flying Cloud LTD Proposed Facility: 3-4 bedroom houses

Location: Hwy. 74 Fairview

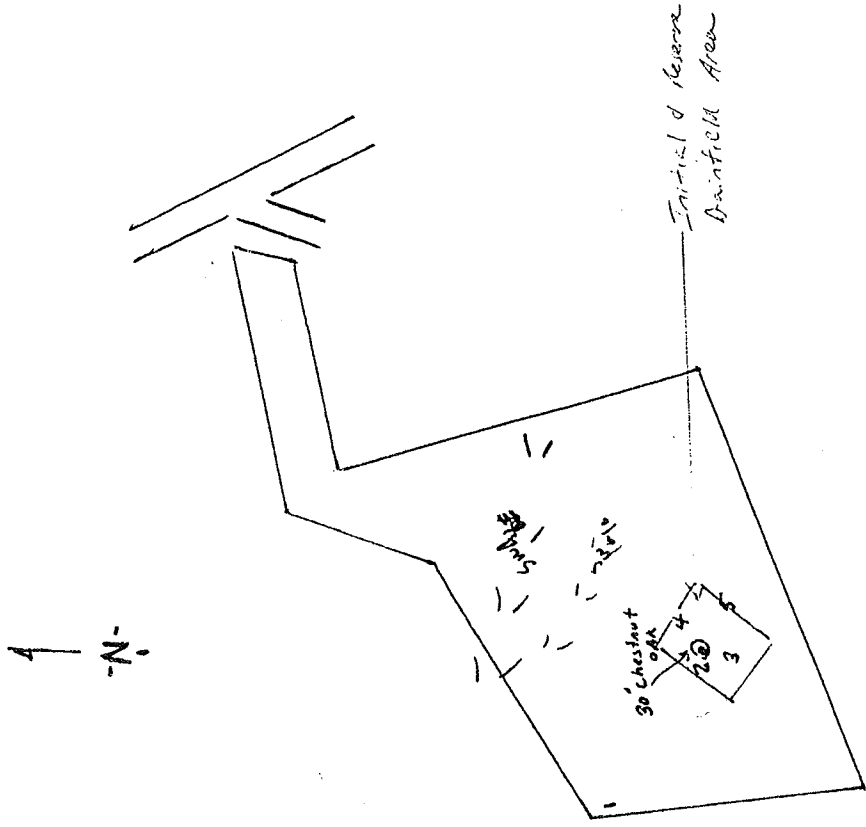
Water Supply: Private  Public  Well  Spring  Other

Evaluation Method: Auger Boring  Pit  Cut

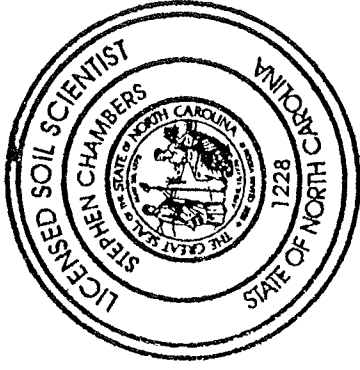
Profile #	Landscape Position	Slope %	Horizon	Depth Inches	Texture	Structure	Consistence	Mineralogy	Mottle Color	Matrix Color	Other Profile Factors		
<b>17-1</b>	Linear Convex Footslope	12%	A	0-6	SL	Gr	VFr	so,po NE			Witness condition 26"		
			Bt	6-26	SCL	SBK	Fr	ss,sp SE				Soil Depth	
			BC	26-36	SCL	SBK	Fr	ss,sp SE		6/1-6/2		Restrictive Horizon	
													Profile Classification U
<b>17-2</b>	Linear Convex Sideslope	25%	A	0-4	SL	Gr	VFr	so,po NE			Witness condition		
			Bt	4-32	SCL	SBK	Fr	ss,sp SE				Soil Depth 38"	
			BC	32-38	SCL	SBK	Fr	ss,sp SE				Restrictive Horizon	
			A/R	Roots									Profile Classification PS
													LTAR - .45 (10" LDP)
<b>17-3</b>	Linear Convex Sideslope	20%	A	0-4	SL	Gr	VFr	so,po NE			Witness condition		
			Bt	4-26	SCL	SBK	Fr	ss,sp SE				Soil Depth 34"	
			BC	26-34	SCL	SBK	Fr	ss,sp SE				Restrictive Horizon	
			C	34-48	SL	-	Fr	ss,po SE				Profile Classification PS	
													LTAR - .45 (10" LDP)
<b>17-4</b>	Linear Convex Sideslope	26%	A	0-6	SL	Gr	VFr	so,po NE			Witness condition		
			Bt	6-34	SCL	SBK	Fr	ss,sp SE				Soil Depth 46"	
			BC	34-46	SCL	SBK	Fr	ss,sp SE				Restrictive Horizon	
													Profile Classification PS
<b>17-5</b>	Linear Concave Sideslope/ Shoulder	24%	A	0-6	SL	Gr	VFr	so,po NE			Witness condition		
			AB	6-18	SL	SBK	Fr	ss,sp SE				Soil Depth 48"	
			Bt	18-38	SCL	SBK	Fr	ss,sp SE				Restrictive Horizon	
			BC	38-48	SL	SBK	Fr	ss,po SE				Profile Classification PS	
													LTAR - .5

Comments: A/R=Auger Refusal. Soil witness conditions in boring 17-1 on lower footslope landscape. Borings 17-2 through 17-5 contain excellent sandy clay loam textures in the argillic horizons overlying sandy loam textured saprolite. Residual parent material.

DROVER'S ROAD FOREST  
Lot 17



LTAR: .45 gallons/day/ft<sup>2</sup>ft  
System proposal: 10" Large Diameter Pipe  
14" width trenches  
18" lower sidewall depth



1 inch ~ 200'