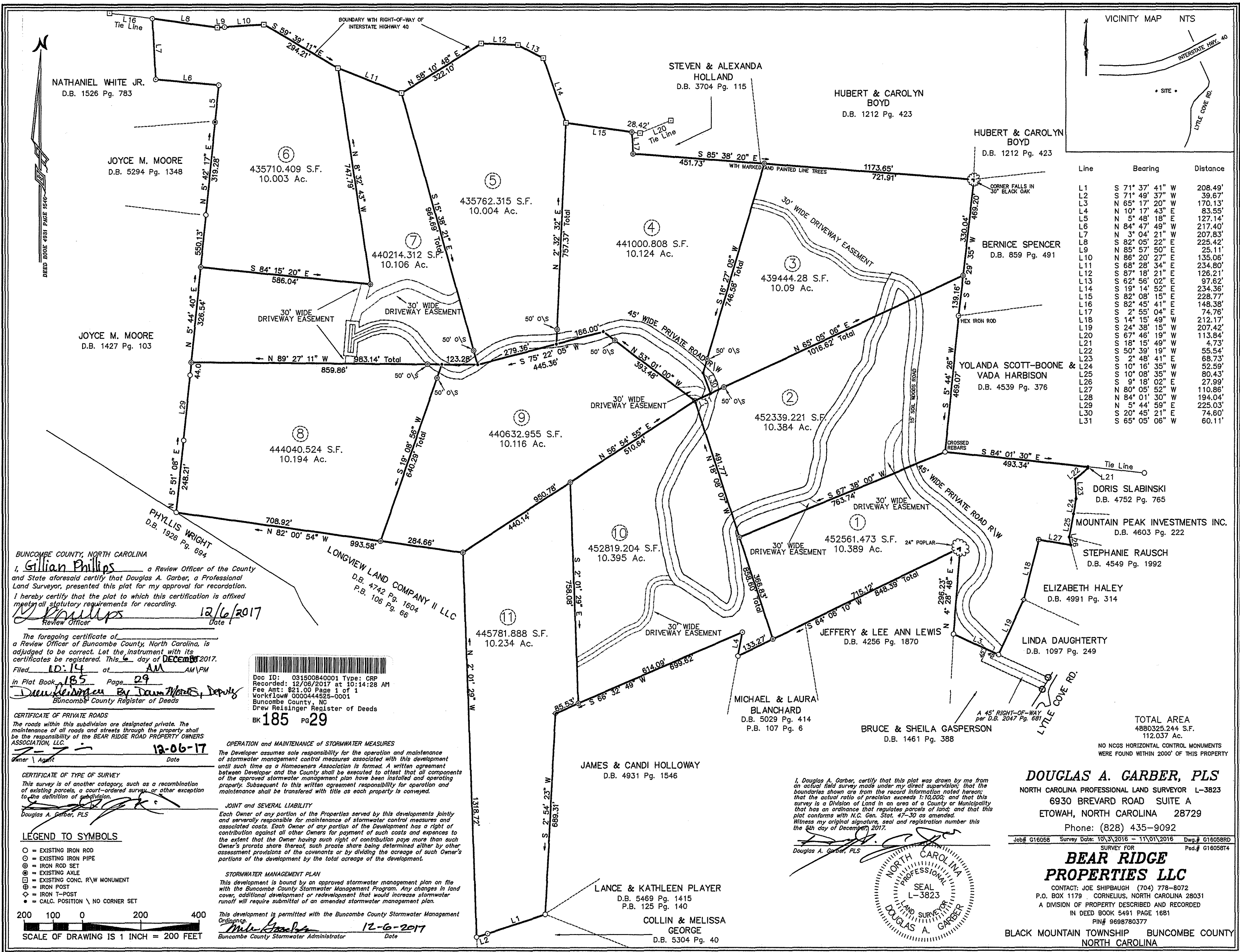




BUNCOMBE COUNTY, NORTH CAROLINA
I, Gillian Phillips, a Review Officer of the County and State aforesaid certify that Douglas A. Garber, a Professional Land Surveyor, presented this plat for my approval for recordation.
I hereby certify that the plat to which this certification is affixed meets all statutory requirements for recording.
Gillian Phillips Review Officer Date 12/6/2017
The foregoing certificate of a Review Officer of Buncombe County, North Carolina, is adjudged to be correct. Let the instrument with its certificates be registered. This 6 day of December 2017.
Filed 10:14 at AM in Plat Book 185 Page 29
Drew Reisinger By Drew Reisinger, Deputy Buncombe County Register of Deeds

CERTIFICATE OF PRIVATE ROADS
The roads within this subdivision are designated private. The maintenance of all roads and streets through the property shall be the responsibility of the BEAR RIDGE ROAD PROPERTY OWNERS ASSOCIATION, LLC.
12-06-17
Owner / Agent Date

CERTIFICATE OF TYPE OF SURVEY
This survey is of another category, such as a recombination of existing parcels, a court-ordered survey or other exception to the definition of subdivision.
Douglas A. Garber, PLS

LEGEND TO SYMBOLS
○ = EXISTING IRON ROD
⊙ = EXISTING IRON PIPE
⊗ = IRON ROD SET
⊕ = EXISTING AXLE
⊖ = EXISTING CONC. R/W MONUMENT
⊙ = IRON POST
⊕ = IRON T-POST
• = CALC. POSITION \ NO CORNER SET
200 100 0 200 400
SCALE OF DRAWING IS 1 INCH = 200 FEET

OPERATION AND MAINTENANCE OF STORMWATER MEASURES
The Developer assumes sole responsibility for the operation and maintenance of stormwater management control measures associated with this development until such time as a Homeowners Association is formed. A written agreement between Developer and the County shall be executed to attest that all components of the approved stormwater management plan have been installed and operating properly. Subsequent to this written agreement responsibility for operation and maintenance shall be transferred with title as each property is conveyed.
JOINT AND SEVERAL LIABILITY
Each Owner of any portion of the Properties served by this developments jointly and severally responsible for maintenance of stormwater control measures and associated costs. Each Owner of any portion of the Development has a right of contribution against all other Owners for payment of such costs and expenses to the extent that the Owner having such right of contribution pays more than such Owner's prorate share thereof, such prorate share being determined either by other assessment provisions of the covenants or by dividing the acreage of such Owner's portions of the development by the total acreage of the development.
STORMWATER MANAGEMENT PLAN
This development is bound by an approved stormwater management plan on file with the Buncombe County Stormwater Management Program. Any changes in land cover, additional development or redevelopment that would increase stormwater runoff will require submittal of an amended stormwater management plan.
This development is permitted with the Buncombe County Stormwater Management Ordinance.
Mike Jacobs Buncombe County Stormwater Administrator Date 12-6-2017

Line	Bearing	Distance
L1	S 71° 37' 41" W	208.49'
L2	S 71° 49' 37" W	39.67'
L3	N 65° 17' 20" W	170.13'
L4	N 10° 17' 43" E	83.55'
L5	N 5° 48' 18" E	127.14'
L6	N 84° 47' 49" W	217.40'
L7	N 3° 04' 21" W	207.83'
L8	S 82° 05' 22" E	225.42'
L9	N 85° 57' 50" E	25.11'
L10	N 86° 20' 27" E	135.06'
L11	S 68° 28' 34" E	234.80'
L12	S 87° 18' 21" E	126.21'
L13	S 62° 56' 02" E	97.62'
L14	S 19° 14' 52" E	234.36'
L15	S 82° 08' 15" E	228.77'
L16	S 82° 45' 41" E	148.38'
L17	S 2° 55' 04" E	74.76'
L18	S 14° 15' 49" W	212.17'
L19	S 24° 38' 15" W	207.42'
L20	S 67° 46' 19" W	113.84'
L21	S 18° 15' 49" W	4.73'
L22	S 50° 39' 19" W	55.54'
L23	S 2° 48' 41" E	68.73'
L24	S 10° 16' 35" W	52.59'
L25	S 10° 08' 35" W	80.43'
L26	S 9° 18' 02" E	27.99'
L27	N 80° 05' 52" W	110.86'
L28	N 84° 01' 30" W	194.04'
L29	N 5° 44' 59" E	225.03'
L30	S 20° 45' 21" E	74.60'
L31	S 65° 05' 06" W	60.11'

DOUGLAS A. GARBER, PLS
NORTH CAROLINA PROFESSIONAL LAND SURVEYOR L-3823
6930 BREVARD ROAD SUITE A
ETOWAH, NORTH CAROLINA 28729
Phone: (828) 435-9092
Job# G16058 Survey Date: 10/3/2016 - 11/01/2016 Dwg# G16058RD
SURVEY FOR
BEAR RIDGE PROPERTIES LLC
CONTACT: JOE SHIPBAUGH (704) 778-8072
P.O. BOX 1179 CORNELIUS, NORTH CAROLINA 28031
A DIVISION OF PROPERTY DESCRIBED AND RECORDED
IN DEED BOOK 5491 PAGE 1681
PIN# 9688780377
BLACK MOUNTAIN TOWNSHIP BUNCOMBE COUNTY
NORTH CAROLINA

Original document returned to customer at time of recording