STATE OF NORTH CAROLINA
COUNTY OF TRANSYLVANIA
CITY OF BREVARD

PETITION REQUESTING A CONTIGUOUS ANNEXATION
(G.S. 160A-31)

Date: August 6, 2025

To the City Council of the City of Brevard:

1. We the undersigned owners of real property respectfully request that the area described in paragraph 2 below be annexed to the City of Brevard.

2. The area to be annexed is contiguous to the City of Brevard and the boundaries of such territory are as follows:

   Transylvania County Property Identification Number(s): 8585-19-5389-000

   Street Address: Cashiers Valley Road

   (ATTACH A METES AND BOUNDS PROPERTY DESCRIPTION AS "ATTACHMENT A")

3. A map is attached showing the area proposed for annexation in relation to the primary corporate limits of the City of Brevard. (ATTACH MAP AS "ATTACHMENT B", including the Tax Map PIN)

4. We acknowledge that any zoning vested rights acquired pursuant to G.S. 160A-385.1 or G.S. 153A-344.1 must be declared and identified on this petition. We further acknowledge that failure to declare such rights on this petition shall result in a termination of vested rights previously acquired for the property. (If zoning vested rights are claimed, indicate below and attach proof.)

   Property Owner(s): Do you declare vested rights? Yes____ No_X_
   (Vested rights are rights belonging completely and unconditionally to a person which cannot be impaired or taken away by another party.)

Property Owners Contact Information (If there are more than three property owners, provide their names, contact information and signatures upon a separate and attached sheet.)

a. Name City of Brevard
Address 95 W Main St, Brevard, NC 28712

Telephone 828-885-5602 Email: Wilson.Hooper@cityofbrevard.com

Signature Wilson B. Hooper
By: Wilson Hooper, City Manager

b. Name _____
Address _____

Telephone _____ Email _____

Signature _____

c. Name _____
Address _____

Telephone _____ Email _____

Signature _____

Property Ownership by Corporation or LLC: (If there are more than three principals or managing members then provide their names, contact information and signatures upon a separate and attached sheet.)

a. Name _____
Address _____

Telephone _____ Email _____

By: _____
Type or Print Name and Title (President / Managing Member)

Signature _____

b. Name _____
Address _____
_____
Telephone _____Email_____

By: _____
Type or Print Name and Title (President / Managing Member)

Signature _____

c. Name _____
Address _____
_____
Telephone _____Email_____

By: _____
Type or Print Name and Title (President / Managing Member)

Signature _____

* * * * * * * * * * *

AGENT:
Name: _____
Address: _____
_____
Telephone:_____Email_____

Petition along with a Metes and Bounds description (Attachment A), and Map / Survey (Attachment B) is to be returned to:

Denise Hodsdon, City Clerk
City of Brevard
95 West Main St., Brevard, NC 28712

Filed for registration on the 27 day of Dec
20 01 at 4:15 o'clock P M. and registered and
verified on the 27 day of Dec 20 01
in Book No: 81 of page 472
Vickie L Edwards
Register of Deeds, Transylvania County
By: Beth C Sales, Deputy

000031
-0- 000472

Excise Tax

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the 27 day of Dec, 2001
by _____ Dwl

Mail after recording to ~~Donald H. Barton, Attorney at Law~~ Hold
~~PO Box 1209, Brevard, NC 28712~~
This instrument was prepared by Donald H. Barton, Attorney at Law
Brief description for the Index 1.12 ac. +/- on Cashiers Valley Road

NORTH CAROLINA GENERAL WARRANTY DEED

*of Gift
THIS DEED made this 27th day of December, 2001, by and between

GRANTOR	GRANTEE
JAMES E. WILSON and Wife, SANDRA W. WILSON Rt. 2, Box 724-1 Brevard, NC 28712	THE CITY OF BREVARD

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that

certain lot or parcel of land situated in the City of _____, Brevard Township, Transylvania County, North Carolina and more particularly described as follows:

BEGINNING on a 30" black oak, the old corner in the line between the Grantors and Charlie H. Smith, and runs thence with said line, North 52 deg. 27 min. 17 sec. West 129.02 feet to a 5/8" old iron pipe on the east side of an old road, common corner of the Grantors and Harvey V. Smith; thence with the line between said parties two (2) calls: North 19 deg. 18 min. 03 sec. East, along the east side of said road, 79.26 feet to a 30" oak; and North 71 deg. 21 min. 12 sec. East 60.05 feet to an 18" hemlock, common corner of the Grantors and the Brevard Housing Authority; thence with the said line three (3) calls: South 00 deg. 38 min. 39 sec. West 58.11 feet to an old 3/4 iron pipe; South 64 deg. 00 min. 38 sec. East 150.40 feet to an old 2" iron pipe; and South 63 deg. 31 min. 28 sec. East (passing an old 3/4" iron pipe in the center of the former Southern Railway Company railroad right-of-way at 202.93 feet) 269.48 feet to a point in the Cashiers Valley or Lake Sega Road, S.R. 1344, near its intersection with the Nicholson Creek Road, S.R. 1346; thence South 75 deg. 17 min. 45 sec. West 36.01 feet to a point in the centerline of the Cashiers Valley Road; thence with the center of said road four (4) calls: South 60 deg. 09 min. 13 sec. West 33.17 feet; South 62 deg. 10 min. 08 sec. West 38.15 feet; South 66 deg. 18 min. 23 sec. West 59.71 feet; and South 68 deg. 58 min. 51 sec. West 25.99 feet; thence leaving said road, to and with the line between the Grantors and Charlie H. Smith, North 50 deg. 33 min. 33 sec. West) passing the center of the former Southern Railway Company railroad right-of-way at 36.42 feet, and an old iron pipe at 44.42 feet) 233.44 feet to the BEGINNING. Containing 1.12 acres, more or less.

The Grantor, Helen E. Duckworth, is the widow of J. Frank Duckworth, who is the same person as Joseph Franklin Duckworth and Frank J. Duckworth. (over)

here is included in the above description a 0.06 acre trianglar shaped tract at the southeast corner of the above described tract, which the Grantors have been in possession of continuously, under known and visible lines, since 1942.

*Being all the same property described in Deed Book 316 Page 420 of the Transylvania County Registry.

The property hereinabove described was acquired by Grantor by instrument recorded in Deed Book 81, Page 160 in the Office of the Register of Deeds of Transylvania County, NC.

A map showing the above described property is recorded in Plat Book _____ page _____.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

_____ (Corporate Name)

By: _____ President

ATTEST: _____ Secretary (Corporate Seal)

SEAL-STAMP

USE BLACK INK ONLY

James E Wilson (SEAL)
JAMES E. WILSON, Grantor

Sandra W. Wilson (SEAL)
SANDRA W. WILSON, Grantor

_____ (SEAL)

_____ (SEAL)

Use Black Ink

NORTH CAROLINA, Transylvania County.
I, a Notary Public of the County and State aforesaid, certify that James E. Wilson and Wife Sandra W. Wilson Grantor(s) personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 27th day of December, 2001.
My commission expires: August 10, 2003 Notary Public

SEAL-STAMP

Use Black Ink

NORTH CAROLINA, _____ County.
I, a Notary Public of the County and State aforesaid, certify that _____
personally came before me this day and acknowledged that _____ he is _____ Secretary of _____ a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its _____ President, sealed with its corporate seal and attested by _____ as its _____ Secretary.
Witness my hand and official stamp or seal, this _____ day of _____, 2001.
My commission expires: _____ Notary Public

The foregoing Certificate(s) of Diffany Hayle Webb

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Vickie L Edwards REGISTER OF DEEDS FOR Transylvania COUNTY
By Beth C Sales Deputy/Assistant – Register of Deeds

2025002558
TRANSYLVANIA CO, NC FEE $26.00
NO TAXABLE CONSIDERATION
PRESENTED & RECORDED:
06-03-2025 10:39:17 AM
BETH C LANDRETH
REGISTER OF DEEDS
BY: ANTJE OWEN
DEPUTY REGISTER OF DEEDS
BK: DOC 1152
PG: 191-193

Excise Tax $0.00 Recording Time, Book and Page

Tax Lot No._____ Parcel Identifier No. _____

Verified by _____ County on the _____ day of _____, 2025

by _____

Mail after recording to McKeller Wall, P.C., 130 S. Broad St., Brevard, NC 28712

This instrument was prepared by Charles W. McKeller. NO TITLE EXAMINATION

Brief description for the Index:

NORTH CAROLINA QUITCLAIM DEED

THIS DEED made this 3 day of June, 2025, by and between

GRANTOR	GRANTEE
DONALD PRIDEMORE and wife, NATALIA T. PRIDEMORE	THE CITY OF BREVARD, a North Carolina Municipal Corporation

Enter in appropriate block for each party; name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

WITNESSETH, that the Grantor, for a valuable consideration, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell, transfer, set over and convey unto the Grantee in fee simple, any and all interest of which Grantor may be possessed in that certain lot or parcel of land situated in the City of _____, _____ Township, TRANSYLVANIA County, North Carolina more particularly described as follows:

See Exhibit "A" attached hereto and incorporated herein by reference.

AND BEING all of that property described in the Deed Book ____ at the Page ____ Transylvania County Registry. Grantor covenants that during his/her ownership and possession of this property he/she has in no way encumbered the property.

The property hereinabove described was acquired by Grantor by instrument in Book ____, page ____, Transylvania County Registry.

A map showing the above described property is recorded in Plat Book 25, page 182.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

IN WITNESS WHEREOF, the Grantor has hereunto set her hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

_____ (SEAL)
DONALD PRIDEMORE

Natalia T. Pridemore (SEAL)
NATALIA T. PRIDEMORE

STATE OF North Carolina, Transylvania County,

I, Angela Davis, a Notary Public of the County and State aforesaid, certify that DONALD PRIDEMORE, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument.

Witness my hand and official stamp or seal, this 3 day of June, 2025.

My commission expires: 8-22-26 Angela Davis Notary Public

ANGELA DAVIS NOTARY PUBLIC TRANSYLVANIA COUNTY, NC

STATE OF North Carolina, Transylvania County,

Angela Davis, a Notary Public of the County and State aforesaid, certify that NATALIA T. PRIDEMORE, Grantor, personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 3 day of June, 2025.

My commission expires: 8-22-26 Angela Davis Notary Public

ANGELA DAVIS NOTARY PUBLIC TRANSYLVANIA COUNTY, NC

This certificate(s) of _____

is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

_____ REGISTER OF DEEDS FOR TRANSYLVANIA COUNTY

By _____ Deputy/Assistant-Register of Deeds

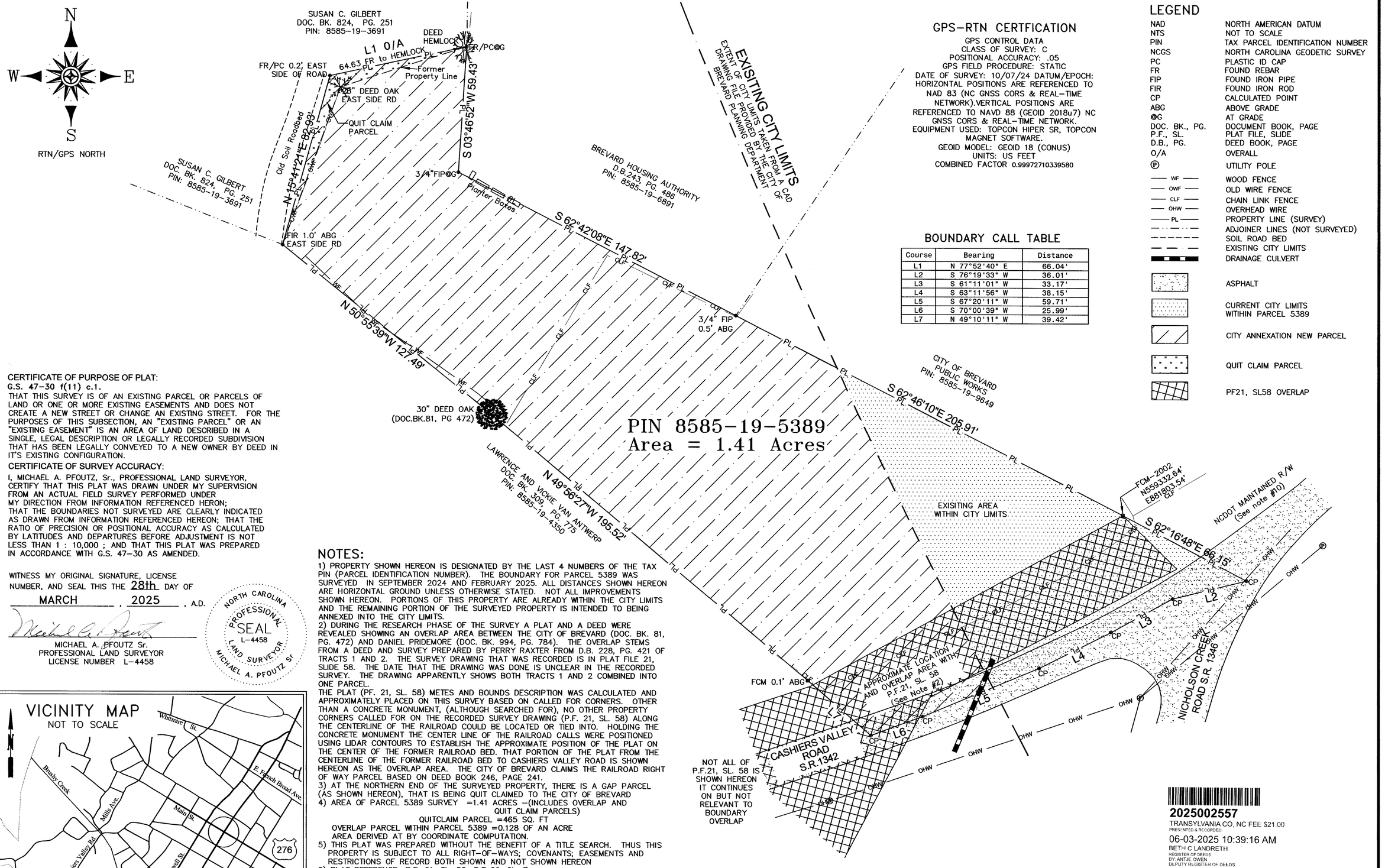
EXHIBIT "A"

"Being all of the overlap area containing 0.128 acres, more or less, as shown on a plat entitled "Boundary Dispute Plat for PIN 8585-19-5389" by Carolina Mountain Surveying dated March 28, 2025 and recorded in Plat File 25 Slide 182 of the Transylvania County Registry. This deed serves to cure the overlap over the real property claimed by the City of Brevard in Deed Book 81 at Page 472 which was created upon filing of the Plat recorded in Plat File 21 at Slide 58. The deed amends the said plat in no other way whatsoever".

25, 182

Slide 182

Plat File 25 Slide 182



GPS-RTN CERTFICATION

GPS CONTROL DATA
CLASS OF SURVEY: C
POSITIONAL ACCURACY: .05
GPS FIELD PROCEDURE: STATIC
DATE OF SURVEY: 10/07/24 DATUM/EPOCH:
HORIZONTAL POSITIONS ARE REFERENCED TO NAD 83 (NC GNSS CORS & REAL-TIME NETWORK).VERTICAL POSITIONS ARE REFERENCED TO NAVD 88 (GEOID 2018u7) NC GNSS CORS & REAL-TIME NETWORK.
EQUIPMENT USED: TOPCON HIPER SR, TOPCON MAGNET SOFTWARE.
GEOID MODEL: GEOID 18 (CONUS)
UNITS: US FEET
COMBINED FACTOR 0.99972710339580

LEGEND

NAD	NORTH AMERICAN DATUM
NTS	NOT TO SCALE
PIN	TAX PARCEL IDENTIFICATION NUMBER
NCGS	NORTH CAROLINA GEODETIC SURVEY
PC	PLASTIC ID CAP
FR	FOUND REBAR
FIP	FOUND IRON PIPE
FIR	FOUND IRON ROD
CP	CALCULATED POINT
ABG	ABOVE GRADE
@G	AT GRADE
DOC. BK., PG.	DOCUMENT BOOK, PAGE
P.F., SL.	PLAT FILE, SLIDE
D.B., PG.	DEED BOOK, PAGE
O/A	OVERALL
Ⓟ	UTILITY POLE
WF	WOOD FENCE
OWF	OLD WIRE FENCE
CLF	CHAIN LINK FENCE
OHW	OVERHEAD WIRE
PL	PROPERTY LINE (SURVEY)
	ADJOINER LINES (NOT SURVEYED)
	SOIL ROAD BED
	EXISTING CITY LIMITS
	DRAINAGE CULVERT
	ASPHALT
	CURRENT CITY LIMITS WITHIN PARCEL 5389
	CITY ANNEXATION NEW PARCEL
	QUIT CLAIM PARCEL
	PF21, SL58 OVERLAP

BOUNDARY CALL TABLE

Course	Bearing	Distance
L1	N 77°52'40" E	66.04'
L2	S 76°19'33" W	36.01'
L3	S 61°11'01" W	33.17'
L4	S 63°11'56" W	38.15'
L5	S 67°20'11" W	59.71'
L6	S 70°00'39" W	25.99'
L7	N 49°10'11" W	39.42'

CERTIFICATE OF PURPOSE OF PLAT:
G.S. 47-30 f(11) c.1.
THAT THIS SURVEY IS OF AN EXISTING PARCEL OR PARCELS OF LAND OR ONE OR MORE EXISTING EASEMENTS AND DOES NOT CREATE A NEW STREET OR CHANGE AN EXISTING STREET. FOR THE PURPOSES OF THIS SUBSECTION, AN "EXISTING PARCEL" OR AN "EXISTING EASEMENT" IS AN AREA OF LAND DESCRIBED IN A SINGLE, LEGAL DESCRIPTION OR LEGALLY RECORDED SUBDIVISION THAT HAS BEEN LEGALLY CONVEYED TO A NEW OWNER BY DEED IN IT'S EXISTING CONFIGURATION.

CERTIFICATE OF SURVEY ACCURACY:
I, MICHAEL A. PFOUTZ, Sr., PROFESSIONAL LAND SURVEYOR, CERTIFY THAT THIS PLAT WAS DRAWN UNDER MY SUPERVISION FROM AN ACTUAL FIELD SURVEY PERFORMED UNDER MY DIRECTION FROM INFORMATION REFERENCED HERON; THAT THE BOUNDARIES NOT SURVEYED ARE CLEARLY INDICATED AS DRAWN FROM INFORMATION REFERENCED HEREON; THAT THE RATIO OF PRECISION OR POSITIONAL ACCURACY AS CALCULATED BY LATITUDES AND DEPARTURES BEFORE ADJUSTMENT IS NOT LESS THAN 1 : 10,000 ; AND THAT THIS PLAT WAS PREPARED IN ACCORDANCE WITH G.S. 47-30 AS AMENDED.

WITNESS MY ORIGINAL SIGNATURE, LICENSE NUMBER, AND SEAL THIS THE 28th DAY OF MARCH, 2025, A.D.

MICHAEL A. PFOUTZ Sr.
PROFESSIONAL LAND SURVEYOR
LICENSE NUMBER L-4458

NORTH CAROLINA PROFESSIONAL SEAL L-4458 LAND SURVEYOR MICHAEL A. PFOUTZ Sr.

VICINITY MAP
NOT TO SCALE

NOTES:
1) PROPERTY SHOWN HEREON IS DESIGNATED BY THE LAST 4 NUMBERS OF THE TAX PIN (PARCEL IDENTIFICATION NUMBER). THE BOUNDARY FOR PARCEL 5389 WAS SURVEYED IN SEPTEMBER 2024 AND FEBRUARY 2025. ALL DISTANCES SHOWN HEREON ARE HORIZONTAL GROUND UNLESS OTHERWISE STATED. NOT ALL IMPROVEMENTS SHOWN HEREON. PORTIONS OF THIS PROPERTY ARE ALREADY WITHIN THE CITY LIMITS AND THE REMAINING PORTION OF THE SURVEYED PROPERTY IS INTENDED TO BEING ANNEXED INTO THE CITY LIMITS.
2) DURING THE RESEARCH PHASE OF THE SURVEY A PLAT AND A DEED WERE REVEALED SHOWING AN OVERLAP AREA BETWEEN THE CITY OF BREVARD (DOC. BK. 81, PG. 472) AND DANIEL PRIDEMORE (DOC. BK. 994, PG. 784). THE OVERLAP STEMS FROM A DEED AND SURVEY PREPARED BY PERRY RAXTER FROM D.B. 228, PG. 421 OF TRACTS 1 AND 2. THE SURVEY DRAWING THAT WAS RECORDED IS IN PLAT FILE 21, SLIDE 58. THE DATE THAT THE DRAWING WAS DONE IS UNCLEAR IN THE RECORDED SURVEY. THE DRAWING APPARENTLY SHOWS BOTH TRACTS 1 AND 2 COMBINED INTO ONE PARCEL.
THE PLAT (PF. 21, SL. 58) METES AND BOUNDS DESCRIPTION WAS CALCULATED AND APPROXIMATELY PLACED ON THIS SURVEY BASED ON CALLED FOR CORNERS. OTHER THAN A CONCRETE MONUMENT, (ALTHOUGH SEARCHED FOR), NO OTHER PROPERTY CORNERS CALLED FOR ON THE RECORDED SURVEY DRAWING (P.F. 21, SL. 58) ALONG THE CENTERLINE OF THE RAILROAD COULD BE LOCATED OR TIED INTO. HOLDING THE CONCRETE MONUMENT THE CENTER LINE OF THE RAILROAD CALLS WERE POSITIONED USING LIDAR CONTOURS TO ESTABLISH THE APPROXIMATE POSITION OF THE PLAT ON THE CENTER OF THE FORMER RAILROAD BED. THAT PORTION OF THE PLAT FROM THE CENTERLINE OF THE FORMER RAILROAD BED TO CASHIERS VALLEY ROAD IS SHOWN HEREON AS THE OVERLAP AREA. THE CITY OF BREVARD CLAIMS THE RAILROAD RIGHT OF WAY PARCEL BASED ON DEED BOOK 246, PAGE 241.
3) AT THE NORTHERN END OF THE SURVEYED PROPERTY, THERE IS A GAP PARCEL (AS SHOWN HEREON), THAT IS BEING QUIT CLAIMED TO THE CITY OF BREVARD
4) AREA OF PARCEL 5389 SURVEY =1.41 ACRES -(INCLUDES OVERLAP AND QUIT CLAIM PARCELS)
QUITCLAIM PARCEL =465 SQ. FT
OVERLAP PARCEL WITHIN PARCEL 5389 =0.128 OF AN ACRE
AREA DERIVED AT BY COORDINATE COMPUTATION.
5) THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE SEARCH. THUS THIS PROPERTY IS SUBJECT TO ALL RIGHT-OF-WAYS; COVENANTS; EASEMENTS AND RESTRICTIONS OF RECORD BOTH SHOWN AND NOT SHOWN HEREON
6) PLAT REFERENCE: P.F. 21, SL. 58; P.F 20, SL. 7
7) DEED REFERENCE: D.B. 246, PG. 441; DOC.BK. 81, PG. 472; D.B. 228, PG 421; DOC. 994, PG. 784
8) TAX PARCEL IDENTIFICATION NUMBER: 8585-19-5389
9) THAT PORTION OF PROPERTY CURRENTLY WITHIN THE CITY LIMITS IS ZONED GENERAL RESIDENTIAL 8 AND THE REMAINDER APPEARS TO BE ZONED GENERAL RESIDENTIAL 4.
10) PER PLAT FILE 20 SLIDE 7, NCDOT HAS ONLY A MAINTAINED R/W FOR CASHIERS VALLEY ROAD IN THIS AREA

2025002557
TRANSYLVANIA CO, NC FEE $21.00
PRESENTED & RECORDED:
06-03-2025 10:39:16 AM
BETH C LANDRETH
REGISTER OF DEEDS
BY: ANTJE OWEN
DEPUTY REGISTER OF DEEDS

BK: PF 25
PG: 182-182

PREPARED BY
CAROLINA MOUNTAIN SURVEYING
FIRM LICENSE NUMBER #F-1205
137 NORTH BROAD STREET; SUITE 2
BREVARD, NORTH CAROLINA 28712
(828) 883-2670
CMSURVEYING@COMPORIUM.NET

PROPERTY SITUATE IN
CITY OF BREVARD, BREVARD TOWNSHIP
TRANSYLVANIA COUNTY, NORTH CAROLINA
OWNERS OF RECORD: CITY OF BREVARD

BOUNDARY DISPIUTE PLAT for PIN 8585-19-5389

PREPARED FOR
THE CITY of BREVARD

DATE	MARCH 28, 2025	FIELD RECORDS	DATA COLLECTOR
		DRAWING	CMS24048-BNDRY
		COORD. FILE	CMS24084.CRD
		PROJECT NUMBER	CMS24084

30 0 30 60 90
GRAPHIC SCALE - FEET WRITTEN SCALE: 1"=30'

CITY ANNEXATION LEGAL DESCRIPTION
FOR PIN# 8585-19-5389

Beginning at an existing concrete monument which has North Carolina NAD 83/2011 grid coordinates of Northing: 559254.05’ and Easting: 881654.64’;

thence N 49°56'27" W a distance of 195.52’ to a deeded 30” Oak Tree;

thence N 50°55'39" W a distance of 127.49’ to a found iron rod 1.0’ above grade on the east side of a soil road bed;

thence along the eastern margin of the soil road bed N 15°41'21" E a distance of 74.96’ to a set 5/8” rebar with a plastic I.D. cap on the east margin of the soil road bed;

thence N 72°06'25" E passing through a deeded 26” Oak tree at a distance of 7.49’ and a deeded 34” double Hemlock tree at a distance of 61.21’, a total distance of 70.11’ to a found rebar with a plastic I.D. cap set at grade;

thence S 03°46'52" W a distance of 59.43’ to a found ¾” iron pipe at grade;

thence S 62°42'08" E a distance of 147.82’ to a found ¾” iron pipe 0.5’ above grade;

thence S 62°46'10" E a distance of 53.81’ to a calculated point at the intersection of the existing city limit line;

thence with the existing city limit line on a curve to the southeast with an arc length of 168.28’, with a radius of 3,207.69’, with a chord bearing of S 25°59'41" E, a chord length of 168.24’ to a calculated point on the deeded property line for parcel 5389 in the center of Cashiers Valley road;

thence along the centerline of the existing asphalt road the following 2 calls S 67°20'11" W a distance of 35.92’ to a calculated point;

thence S 70°00'39" W a distance of 25.99’ to a calculated point in the centerline of the road;

thence leaving the centerline of Cashiers Valley road N 49°10'11" W a distance of 39.42’ to an existing concrete monument which is the place and point of beginning.