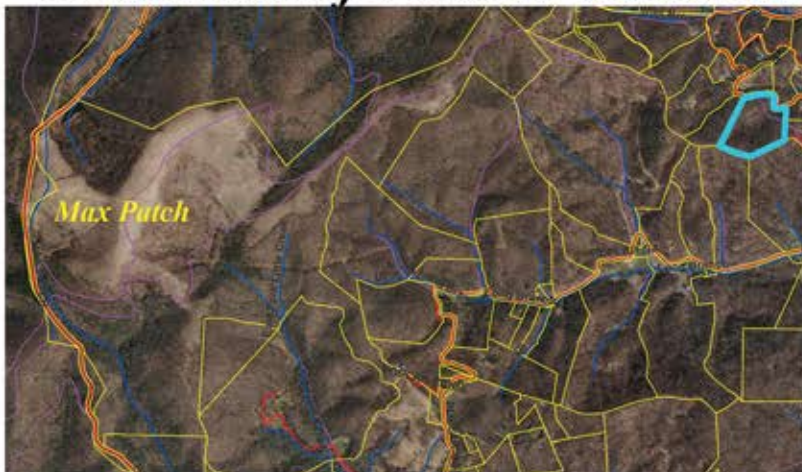


13.5 Acres of Pristine Scenic Privacy-Hike to Max Patch!



Welcome to the Mountains and to this special 13.5 acres of pristine scenic privacy.



Beautiful large trees on the property and amazing wildflowers. Moments from National Forest access. Hike to Max Patch via Buckeye Ridge Trail This property is ready for your retreat or homestead.



*Good access and drive way already put in to cleared home site on gentle knoll.
Power and phone available.
Great building site*

Several springs on the property which create a small creek. 3500'+ elevation for cooler summers.

***Offered for \$79,500
MLS# 3378159***



Mountain Home Properties www.mountaindream.com

Contact: Steve DuBose - sdubose@mountaindream.com 828-622-3222

Cindy DuBose - cdubose@mountaindream.com 828-734-9158



Land Property Client Full

717 Deerfield Drive, Hot Springs NC 28743

MLS#: **3378159**
 Status: **Active**
 Subdivision: **Deerfield Meadows**
 Zoning: **R-A**
 Legal Desc: **8736-58-5952**
 Elevation: **3500-4000 ft. Elev.**

Category: **Lots/Acres/Farms**
 Tax Location: **Madison**
 Tax Value: **\$50,783**

Parcel ID: **8736-58-5952**
 County: **Madison**
 Zoning Desc:
 Deed Reference: **518/110**

List Price: **\$79,500**

General Information

Type: **Lot**
 Can be Divided?: **No**
 \$/Acres: **\$5,871.49**

Land Information

Approx Acres: **13.54**
 Acres Cleared:
 Acres Wooded:
 Approx Lot Dim:
 Min Sqft To Build: **1,000**
 Prop Foundation:
 Lot Desc: **Mountain View, Private, Stream/Creek, Winter View**

Additional Information

Prop Fin: **Cash, Conventional**
 Publicly Maint Rd: **No**
 Ownership: **Seller owned for at least one year**
 Special Conditions: **None**

School Information

Elem: **Hot Springs**
 Middle: **Madison**
 High: **Madison**

Utility/Plan Information

Sewer: **None**
 Water: **None**
 Outbuildings: **No**
 Dwellings: **No**
 Bedrooms Septic:

Recent: **04/14/2018 : NEWS : ->ACT**

Features

Comm Features: **Walking Trails**
 Access: **Gravel Road, Private Road**
 Suitable Use: **Private Estate, Residential**

Street: **Gravel**

Association Information

Subject To HOA: **Required** HOA Subj Dues: **Mandatory** Assoc Fee: **\$250/Annually** Subject to CCRs: **Yes**

Remarks

Public Remarks: **Welcome to the Mountains and to this special 13.5 acres of pristine scenic privacy. Good access and drive way already put in to cleared home site on gentle knoll. Power and phone available. Great building site. Several springs on the property which create a small creek. 3500'+ elevation for cooler Summers. Beautiful large trees on the property and amazing wildflowers. This property is ready for your retreat or homestead.**
 Directions: **From Hot Springs take Hwy. 209 south about 8 miles to right on Meadow Fork Rd. to right on Panther Branch Rd. Take a left on Deerfield Dr. for 3/4 mile to property on left at sign.**

Listing Information

DOM: **6** CDOM: **392** Closed Dt:
 UC Dt: DDP-End Date: Close Price: Slr Contr:
 LTC:

Prepared By: Jill Warner

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Land Property Photo Gallery
717 Deerfield Drive, Hot Springs NC 28743

MLS#: 3378159

List Price: \$79,500



Private Home site on gentle knoll



Another view of home site



2 good spring heads for your own spring water!



Drive way on the property to home site



Spring



Stream from the springs



Beautiful private gentle land with drive way



The Hollow



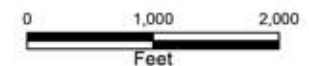
MIMKEN, NICHOLAS B,
PIN 8736585952,
to MAX PATCH

Madison County Parcel
Date 2012-04



Legend

-  USGS Feature Names
-  NC DOT
-  NC Trails
-  Parcels
-  Study Area



MIMKEN, NICHOLAS B,
PIN 8736585952

Madison County Parcel
Date 2012-04

Elevation Contours
generated from NC LIDAR

Elevation	Slope in Percent
Min 3481 ft	Min 3%
Max 3811 ft	Max 69%
Mean 3617 ft	Mean 43%

Legend

Elevation Contours Feet

— 2440 - 2980
— 2981 - 3350
— 3351 - 3670
— 3671 - 4060
— 4061 - 4620

— NC Trails

Parcels

Study Area



0 100 200
Feet

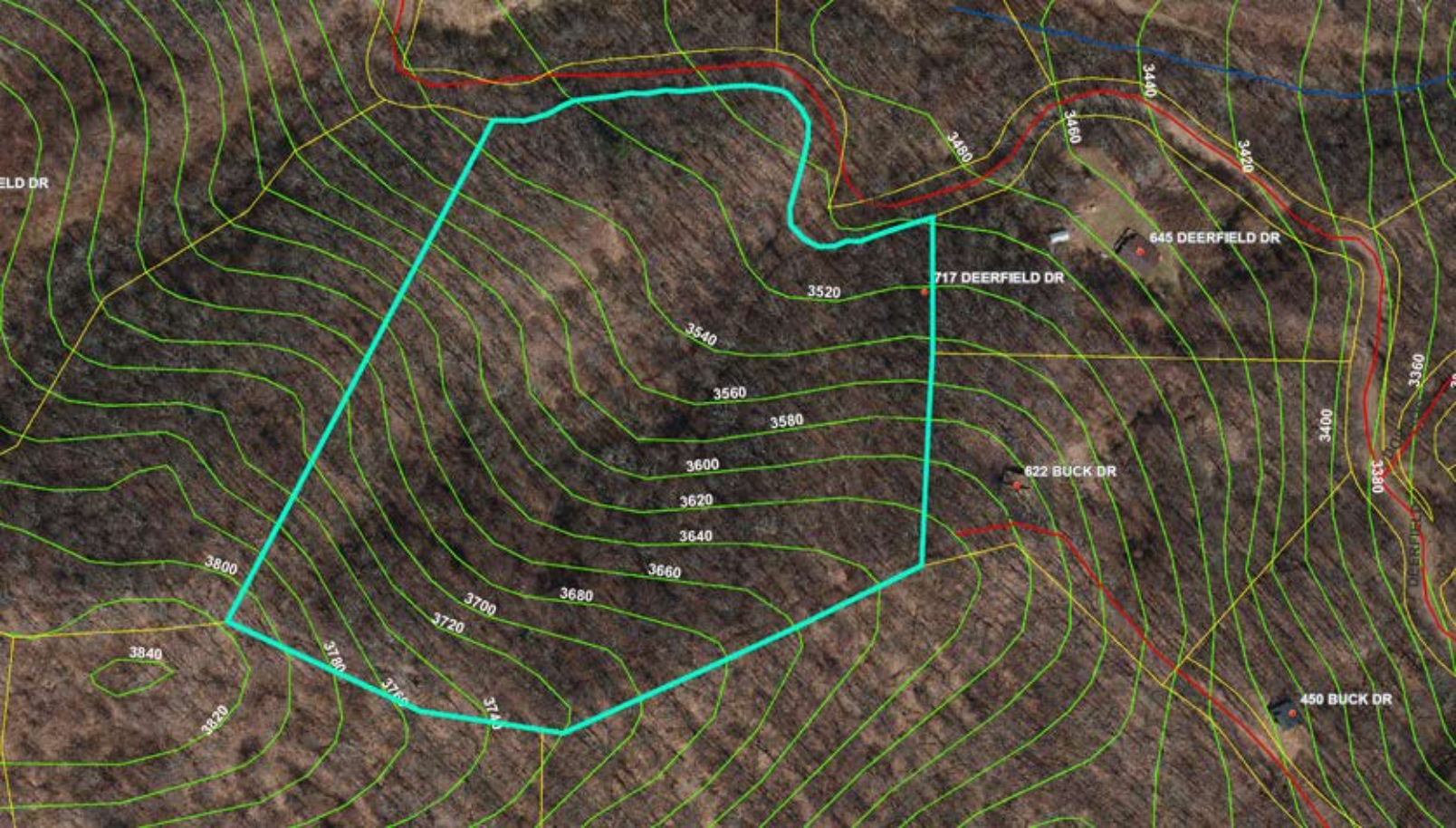
DEERFIELD DR

717 DEERFIELD DR

645 DEERFIELD DR

622 BUCK DR

450 BUCK DR



LEGEND

EP = Existing Iron Pipe or Pin
 IPB = Iron Pin Set, 5/16" Bore With Cap stamped "HERRON SURVEY" and 2" above grade
 ELM = Existing Leased Easement
 MON = Concrete Monument
 R/W = Right of Way
 R/R Splice = Railroad Splice
 FS = Fence Stake
 CCS = Cotton Gin Splice

MBH = Manhole
 CCB = Catch Basin
 WM = Water Meter
 PPS = Power Service Pole
 H/F = Hole or Farrow
 P/O = Part of
 DB = Dead Book
 PG = Page

--- = Road or Stream
 --- = Survey Property Line
 --- = Adjacent Property Line (not surveyed)
 --- = Surveyed To Line
 --- = Edge of Road or Other Type of Feature (not surveyed)
 --- = Edge of Right of Way (not surveyed)
 --- = Edge of Survey (Type noted and dimensioned)

--- = Tip of Ridge
 --- = Tip of Draw
 --- = Faint Line

NOTES

- Acreage calculated by Coordinate Computation Method.
- All property corners NOT described are computed "points" only.
- Property is subject to all applicable easements and rights of way of record.
- Error of closure reads or exceeds 1:10,000 +. All distances are horizontal.
- This Survey meets the requirements of a Class "M" Survey.
- Location of All unrecorded utilities are indicated, unless otherwise indicated. Exact location to be determined by owner.
- Property corners are marked with blue flagging, other color flagging is for reference only, unless otherwise indicated.
- If land containing utilities in excess of 0.5 acre are planned, the property owner is required to submit a Submittal and Easement Control Plan to North Carolina Dept. of Environment Health and Natural Resources.
- Copyright ©, Heron Associates, PA. All rights reserved. Reproduction or use of the contents of this document, or additions or deletions to this document, in whole or in part, without written consent of the land surveyor, is prohibited. Only copies signed in red of this document with a seal, as disclosed from the surveyor shall be considered true and valid. ALL other copies shall be considered a "Preliminary Plot-Not for construction, sales or recordation."
- The certification shown herein is not a certification of title, zoning or freedom from encumbrances.
- This survey was prepared without benefit of abstract title and ALL matters of title should be referred to an Attorney-at-Law.
- This property has not been inspected for utilities or floodway encroachment.
- There IS NO recordable Horizontal Control within 2000'.
- Property IS NOT located in a special flood hazard area, in accordance with current FEMA and FIRM maps.
- North is "Dead North" of Dead Book DBS @ Page 110.
- This plot represents a survey of Dead Book DBS @ Page 110.

State of North Carolina, County of Madison
 Filed for registration on the _____ day of _____
 2017 at _____ o'clock _____ and recorded in Plot Cabinet _____
 at _____
 Registrar of Deeds - Madison County
 by _____ Notarist Deputy

State of North Carolina, County of Madison
 I, _____ Notary Public for
 Madison County, certify that the map or plat to which this
 certification is affixed meets all statutory requirements for recording.
 REVIEW OFFICER (Date)

TITLE OF SURVEY PERFORMED

() This survey creates a subdivision of land within the area of a county or municipality that has an ordinance that regulates parcels of land.

() This survey is located in a portion of a county or municipality that is unregulated as to an ordinance that regulates parcels of land.

(X) This survey is of an existing parcel(s) of land and does not create a new street or change an existing street.

() This survey is of an existing building or other structure, or natural feature, such as a watercourse.

() This survey is a control survey.

() This survey is of another category, such as the recombination of existing parcels, a cross-sectional survey, or other exception to the definition of subdivision.

() The information available to the surveyor is such that the surveyor is unable to make a determination to the best of the surveyor's professional ability as to which type of survey listed above best describes the type of survey performed.

I, SYLVIA E. HERRON certify that this plot was drawn under my supervision from an actual survey made under my supervision; that the boundaries not surveyed are clearly indicated on drawn from information found in referenced documents; that the ratio of reduction as indicated is 1:15,000; that this plot was prepared in accordance with G.S. 47-30 as amended. Witness my hand and seal this 16th day of March, 2017.

Professional Land Surveyor
 License Number L-4308



OWNER OF RECORD:
 NICHOLAS MIMKEN

Line	Bearing	Distance
L1	S 88° 00' 00" E	50.00'
L2	N 88° 00' 00" E	77.00'
L3	N 88° 00' 00" E	80.35'
L4	S 88° 00' 00" E	50.00'
L5	S 88° 00' 00" E	27.00'
L6	S 88° 00' 00" E	36.00'
L7	S 88° 00' 00" E	35.00'
L8	S 88° 00' 00" E	36.12'
L9	S 88° 00' 00" E	67.00'
L10	S 88° 00' 00" E	58.00'
L11	S 88° 00' 00" E	12.00'
L12	S 88° 00' 00" E	21.72'
L13	S 88° 00' 00" E	41.01'
L14	S 88° 00' 00" E	10.00'
L15	S 88° 00' 00" E	63.00'
L16	S 88° 00' 00" E	23.74'
L17	S 88° 00' 00" E	62.00'

MARK T. STONE
 KATHLEEN M. STONE
 DB 510 - PG 650

BUCKEYE RIDGE
 PHASE II
 DB 362 - PG 279

13.543 ACRES
 NO STRUCTURES FOUND ON PARCEL

COY R. MOORE, JR.
 MARY ANN MOORE
 DB 196 - PG 185



UNRECORDED

PLAT PREPARED FOR
NICHOLAS MIMKEN
 Number 8 Township Madison County, N.C.

NC CORPORATE LICENSE NUMBER C-1002
HERRON ASSOCIATES
 1000 W. 10TH ST. SUITE 100
 FAYETTEVILLE, NC 28404
 PHONE: (770) 456-5761 • FAX: (770) 456-1207
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 WWW.HERRONASSOCIATES.COM

DATE
 03/16/2017
 SCALE
 1" = 100'

REFERENCES: DB 510 - PG 110
 REVISIONS:
 DRAWN BY
 JRH
 CHECK BY
 JRH

SHEET NUMBER
 1 of 1
 DRAWING NUMBER
 2501-529-A

