



Cattail Creek Farm, Nestled Deep in Mountain Valley

## Cattail Creek Mountain Farm Is Residential Community

Cattail Creek Mountain Farm in Pensacola, nestled deep in a valley surrounded by Grassy Knob, Deer Mountain, Cattail Peak, Balsam Cove, and Bear-wallow Knob, has been operated continuously since 1850 as originally established.

Ralph and Martha Priesmeyer first saw the forty-acre farm on Cattail Creek three years ago, complete with a log cabin and barn by the side of a fast-flowing creek with a meadow, garden and cropfield. It was then that Priesmeyer, with an extensive background of real

estate development and construction, saw a chance for many summer visitors to own their own home on a small mountain farm.

Many people pursue the dream of owning a mountain farm home, but most dismiss it as beyond the reach of practicality for one or more reasons -- the investment is too great for the part-time resident, problems of maintenance will arise during his absence, the physical chore of running even a small farm is sizeable, and last but not least, the right spot is not usually available.

Priesmeyer devised a plan that would invite others to share in the ownership and enjoyment of this beauty spot. A portion of the farm has been subdivided into sites which are available for purchase and construction of individually owned homes or cabins.

An old converted barn serves as a central lodge for the little community. Other features include a private trout pond, hiking trails, and there will even be a garden area for those interested in growing their own vegetables.

To date, six homes have been completed, four on the creekfront and two on the mountainside. Four of the homes are privately owned and two are for sale. Priesmeyer said that the completed residential community will include 30 vacation or retirement homes.

Reasonable restrictions have been established to insure compatibility of construction with the old mountain farm theme. The rustic creekfront and mountainside homes are individually designed, and are constructed of stone and rough timber. The

price ranges from \$12,000 to \$25,000 and includes building site, water and sewage system, appliances, floor covering, and use of the entire farm area for the roaming and enjoyment of the owners.

Whether the potential home owner wishes to enjoy a few summer months in a cool and quiet spot or the entire year with the beauty of changing seasons, a great location is offered for a mountain home in this unique residential community.

## Wolf Laurel Built 'Settlers Village'

Wolf Laurel stresses living life to the fullest, and enjoying the conveniences of back home living at this unique four-season residential and recreational retreat in the Carolina high country is where it all begins.

The lore and history of the Appalachian Mountains is a living part of Wolf Laurel. Its Big Bald Mountain was the home of the Hermit of the Bald. The last wolves of the Carolinas roamed its hills and valleys. Confederate soldiers kept their lonely vigil from the Big Bald peak.

This residential and recreational retreat is north of Asheville in Madison and Yancey Counties near the Tennessee border.

Wolf Laurel is a natural mountain hideaway, yet provides the conveniences of back home living.

A building site at Wolf Laurel costs \$3,750 or more. So far, approximately 50 homes have been constructed.

"Settlers' Village" near the entrance to Wolf Laurel, harbors restored log cabins which may be rented by the day or weekend or longer.

Wolf Laurel's 18-hole golf course located on top of a ridge, is one of the highest courses east of the Rockies.

Three ski slopes are among the Wolf Laurel attractions, with a lodge and snack bar and chair lift rising 3,250 feet.

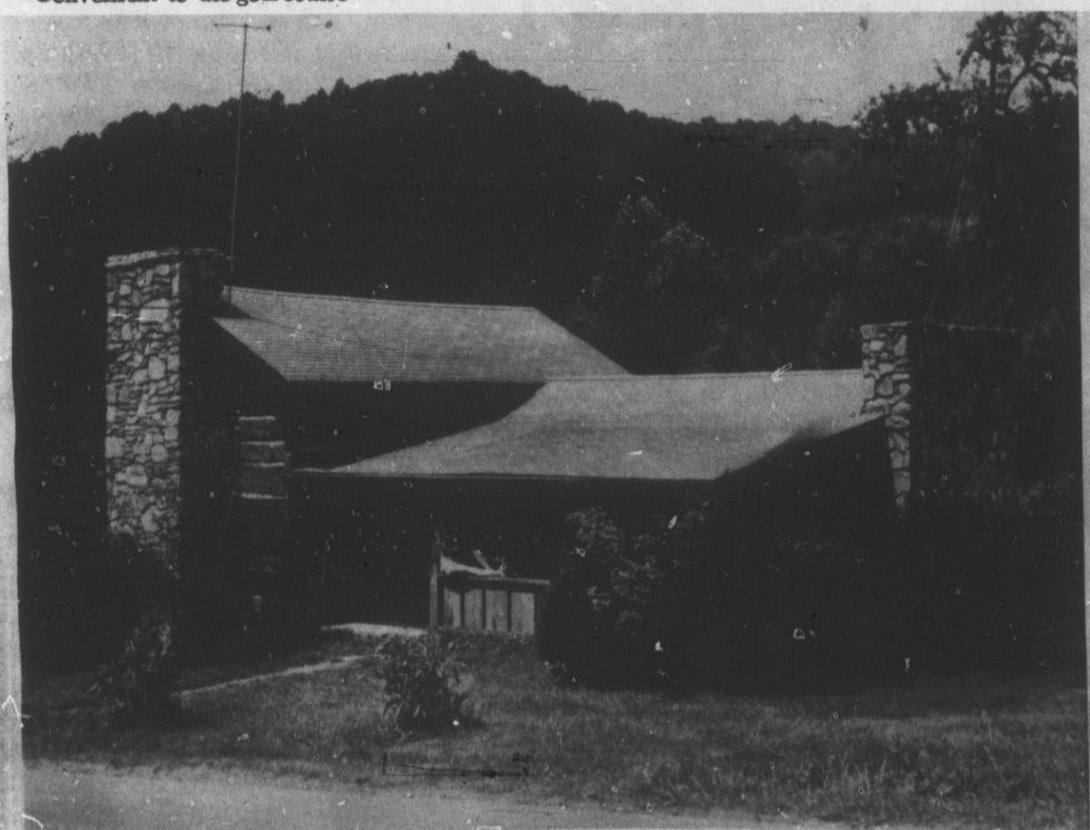
Convenient to the golf course

are Wolf Laurel Inn, with 20 rooms, and the Wolf Laurel Restaurant. Both Inn and Restaurant are open all year. Membership in the Timberwolf Lounge at the restaurant is open to property owners and guests.

The Wolf Laurel enterprise is in the hands of the Bald Mountain Development Corporation, headed by Fendren Mitchell, a Florida ranchman. The corporation took over the property about two years ago.



Teeing Off At Wolf Laurel Golf Course



Wolf Laurel Cabin Hideaway

## Cattail Community Has Varied Homes

Cattail Community in Pensacola was probably the first summer housing development in Yancey County.

According to owner Percy Threadgill, when he bought the approximately 5,000 acre tract in 1925 he didn't know what else to do with the land.

When the Threadgills first came to Cattail the area was a virtual wilderness. The road was accessible by wagon or horseback. Threadgill finally got an automobile up the rugged road.

Although there was no electric service or roads, Threadgill had a vision that the wonderful scenery, the excellent climate and isolation would appeal

to people who really want to get away from city conditions for part of the year.

Over the years, the types of summer homes built in the community have varied, but Threadgill recalls that the first homes were rustic log cabins. The first cabin and lot sold for \$350. The cabin is still owned by the family of Dr. James, the original owner.

The property adjoins a sixty-acre wildlife reserve and is located on the slopes of the Big Blacks that rise abruptly to more than 6,500 feet.

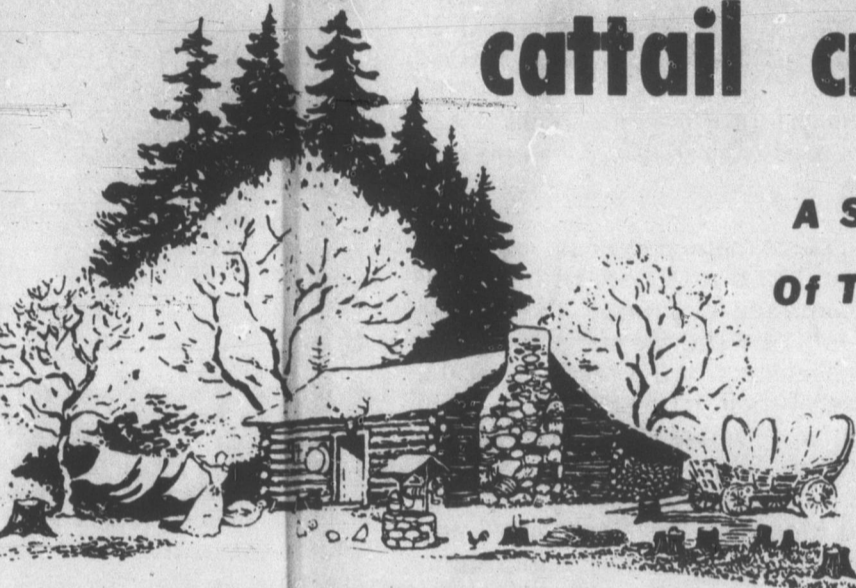
Today there are around 150 privately owned homes in Cattail Community, many of them are located along Cattail Creek,

one of the torrents that goes to make up Cane River.

Mr. Threadgill said that the tendency today is more toward year-round living, whereas a few years ago most people were interested in summer vacation homes. To meet this trend, the A-frame type houses now being built are insulated and heated for year-round comfort.

Threadgill said that they hope to someday take advantage of the height and natural slope of mountains for a year-round ski resort.

"We have the most desirable location in the state," he said, "This is the coldest spot in the winter and the coolest in the summer."



### cattail creek mountain farm

**A Small Residential Community  
Of Thirty Vacation Or Retirement  
Homes On An Old  
40 Forty Acre Farm.**

**3200 Foot Elevation  
Surrounded By 6000 Foot Mountains  
1800 Feet Cattail Creek Frontage**


**Private Trout Pond  
Central Lodge-Old Converted Barn  
Reasonable Use Restrictions**

---


**FACTS AND FIGURES**

- 40 miles, 1 hour, to Asheville's southern charm and big-city conveniences
- 20 miles, 30 minutes, to Spruce Pine golf and crafts
- 8 miles, 15 minutes, to Burnsville's old town square, Yancey County courthouse, Country Store, Parkway Playhouse, and stores to supply all needs
- 2 miles, 5 minutes, to Pensacola with B. B. Wilson's general store and Mountain Wilderness with its airstrip, swimming pool, horses, young folks entertainment, and laundramat
- 1 hour drive to Grandfather Mountain, Blue Ridge Parkway, Mt. Mitchell, the Biltmore House and other attractions
- All by good, all weather, paved roads

**Individually designed homes of stone and rough timber ranging \$12,000 to \$25,000 including building site, water and sewage system, appliances, and floor covering.**



**Mountainside Home**  
\$21,500  
2 BEDROOMS, 2 BATHS



**Creekfront Home**  
\$19,500  
2 BEDROOMS, 1 BATH

**We Invite Your Inspection**

**R.D. Priesmeyer**  
DEVELOPER DESIGNER BUILDER

PHONE 704-682-3962

BURNSVILLE, N. C. 28714

RT. 6, BOX 120-A