

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC. A VIRGINIA CORPORATION, IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED BOUNDED IN DETAIL BY CORNERS 1 THROUGH 23 TO 1, INCLUSIVE, WHICH COMPRISES A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED NOVEMBER 28, 1984, FROM FRANKLIN REAL ESTATE COMPANY, A PENNSYLVANIA CORPORATION, RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY IN DEED BOOK 384, PAGE 726.

THE SAID OWNER CERTIFIES THAT HE HAS SUBDIVIDED THIS LAND AS SHOWN HEREON ENTIRELY WITH HIS OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH THE VIRGINIA CODE OF 1950, AS AMENDED TO DATE AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE RESIDENTIAL PLANNED UNIT DEVELOPMENT ORDINANCE OF FRANKLIN COUNTY, VIRGINIA.

IN WITNESS THEREOF IS HEREBY PLACED THE FOLLOWING SIGNATURE AND SEAL ON THIS 23 DAY OF December, 1992.

WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., A VIRGINIA CORPORATION

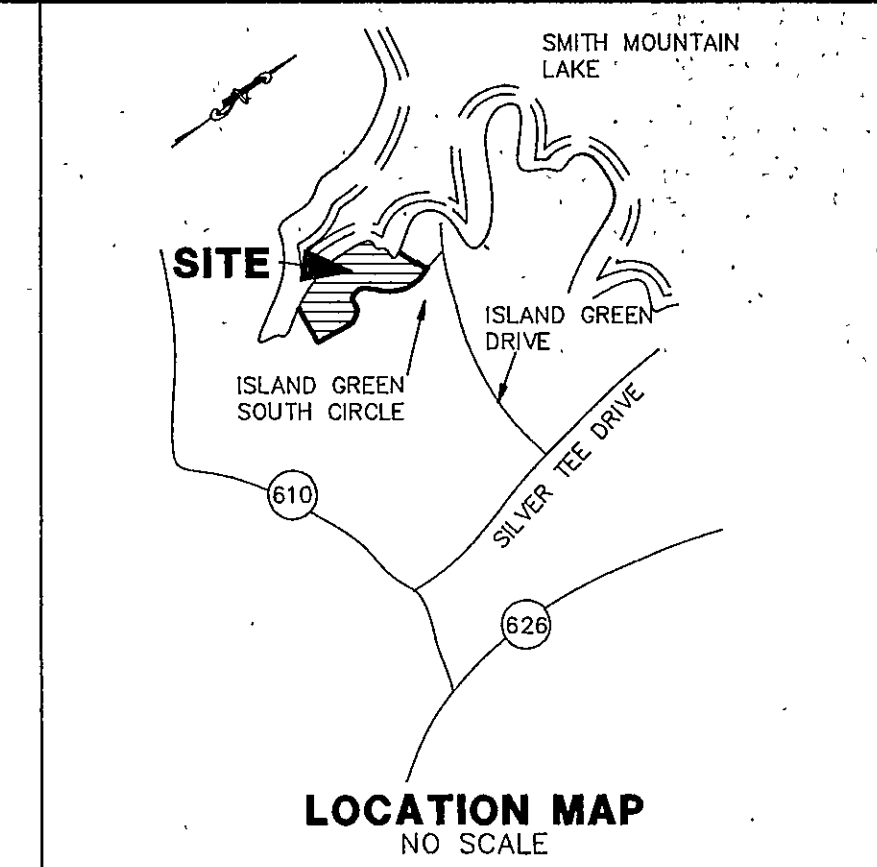
BY: Ronald L. Willard  
RONALD L. WILLARD, PRESIDENT

STATE OF Virginia  
County of Roanoke

I, Sara V. Prillaman, A NOTARY PUBLIC IN AND FOR THE AFORESAID County AND STATE DO HEREBY CERTIFY THAT RONALD L. WILLARD, PRESIDENT, WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., A VIRGINIA CORPORATION, WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED January 10, 1992, HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID County AND STATE AND ACKNOWLEDGED THE SAME ON December 23, 1992.

MY COMMISSION EXPIRES January 31, 1995

Sara V. Prillaman  
NOTARY PUBLIC



KNOW ALL MEN BY THESE PRESENTS:

THAT THIS PLAT WAS APPROVED ON \_\_\_\_\_ 1992, BY THE AGENT OF THE BOARD OF SUPERVISORS, AND THE HEALTH DEPARTMENT IN ACCORDANCE WITH THE RESIDENTIAL PLANNED UNIT DEVELOPMENT ORDINANCE OF FRANKLIN COUNTY, VIRGINIA.

HEALTH DEPARTMENT

BOARD REPRESENTATIVE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITTED TO RECORD ON \_\_\_\_\_, 1992, AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M.

TESTEE: \_\_\_\_\_

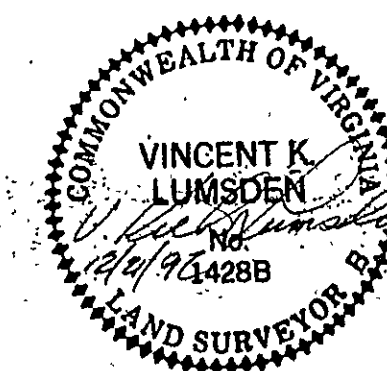
DEPUTY CLERK

BOUNDARY COORDINATES		
ORIGIN OF COORDINATES ASSUMED		
CORNER	NORTH	EAST
1	14940.51295	6519.66136
2	14898.76826	6504.05370
3	14765.68567	6319.19025
4	14763.54738	6257.95528
5	14703.90363	6183.36764
6	14677.16007	6193.09388
7	14554.13668	6202.19850
8	14427.28683	6069.86941
9	14570.43101	5932.65228
10	14663.90493	5946.49559
11	14701.56666	5970.62787
12	14758.85192	5958.37980
13	14906.64895	6035.56960
14	15047.33534	6140.38627
15	15013.39043	6190.47822
16	14939.72362	6206.22022
17	14966.09917	6257.76380
18	14956.76791	6294.46618
19	14911.52548	6370.88829
20	14977.10841	6363.11377
21	14942.96355	6456.92597
22	14951.23079	6458.60812
23	14934.12980	6505.59270
1	14940.51295	6519.66136

TOTAL ACREAGE = 3.7474 AC.

NOTES:

1. THERE IS A 1.0' ENCROACHMENT EASEMENT EXTENDING BEYOND ALL PROPERTY LINES.
2. A PORTION OF THIS PROPERTY, AS PLATTED, FALLS WITHIN THE FEDERAL INSURANCE RATE MAP ONE HUNDRED YEAR FLOOD PLAIN.
3. ALL PARKING AREAS AND ROADWAYS ARE TO BE PRIVATE.
4. THE LOTS SHOWN HEREON ARE SUBJECT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN DEED BOOK \_\_\_\_\_, PAGE \_\_\_\_\_.
5. BASEMENT OR LOWEST FLOOR ELEVATIONS ARE AS FOLLOWS:  
LOT 23A- 809.75  
LOT 24B- 811.75  
LOT 25B- 812.25  
LOT 26A- 814.50  
LOT 27B- 815.25  
LOT 28A- 817.25  
LOT 29B- 819.00  
LOT 30A- 817.00
6. BOUNDARY CLOSURE AND ALL LOT CLOSURES GREATER THAN ONE IN TEN THOUSAND.
7. SEE SEWERAGE DISPOSAL SYSTEM PLANS FOR PHASE II ISLAND GREEN POINTE ON FILE AT FRANKLIN COUNTY HEALTH DEPARTMENT.



TOTAL AREA - 3.7474 ACRES  
PLAT OF  
PHASE II  
"ISLAND GREEN POINTE"  
LOCATED IN  
"THE WATERS EDGE"

UNION HALL MAGISTERIAL DISTRICT  
FRANKLIN COUNTY, VIRGINIA

PROPERTY OF

WILLARD CONSTRUCTION OF  
ROANOKE VALLEY, INC.

SCALE: 1" = 30' DATE: 10 JANUARY 1992

LUMSDEN ASSOCIATES, P.C.  
ENGINEERS-SURVEYORS-PLANNERS  
ROANOKE, VIRGINIA

COMM. #84-665-IG2