

KNOW ALL MEN BY THESE PRESENTS, TO WIT:

THAT WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED KNOWN AS "VILLAGE GREEN" LOCATED AT "THE WATERS EDGE" BOUNDED AS SHOWN HEREON IN DETAIL BY OUTSIDE CORNERS 1 THROUGH 17 TO 1 INCLUSIVE WHICH COMPRISES PART 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 AND ALL THE LAND CONVEYED TO SAID OWNER BY DEED DATED JUNE 18, 1987, FROM CHARLIE BLANKENSHIP, RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 415, PAGE 1730 AND A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED NOVEMBER 5, 1985 FROM CHARLIE BLANKENSHIP, RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 391, PAGE 1759, AND A PORTION OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED NOVEMBER 5, 1985 FROM DAVIS BLANKENSHIP, ET ALS, RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 391, PAGE 1753.

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 SECTIONS 15-1 THRU 15-467 OF THE VIRGINIA CODE OF 1950, AS AMENDED TO DATE AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE FRANKLIN COUNTY LAND SUBDIVISION ORDINANCES.

THE SAID OWNER DOES BY VIRTUE OF THE RECORDATION OF THIS PLAT DEDICATE ALL THE PUBLIC EASEMENTS, SHOWN WITHIN THE BOUNDARY FOR PUBLIC USE TO THE COUNTY OF FRANKLIN.

BY: \_\_\_\_\_  
RONALD L. WILLARD, PRESIDENT  
WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC.

STATE OF \_\_\_\_\_ OF \_\_\_\_\_

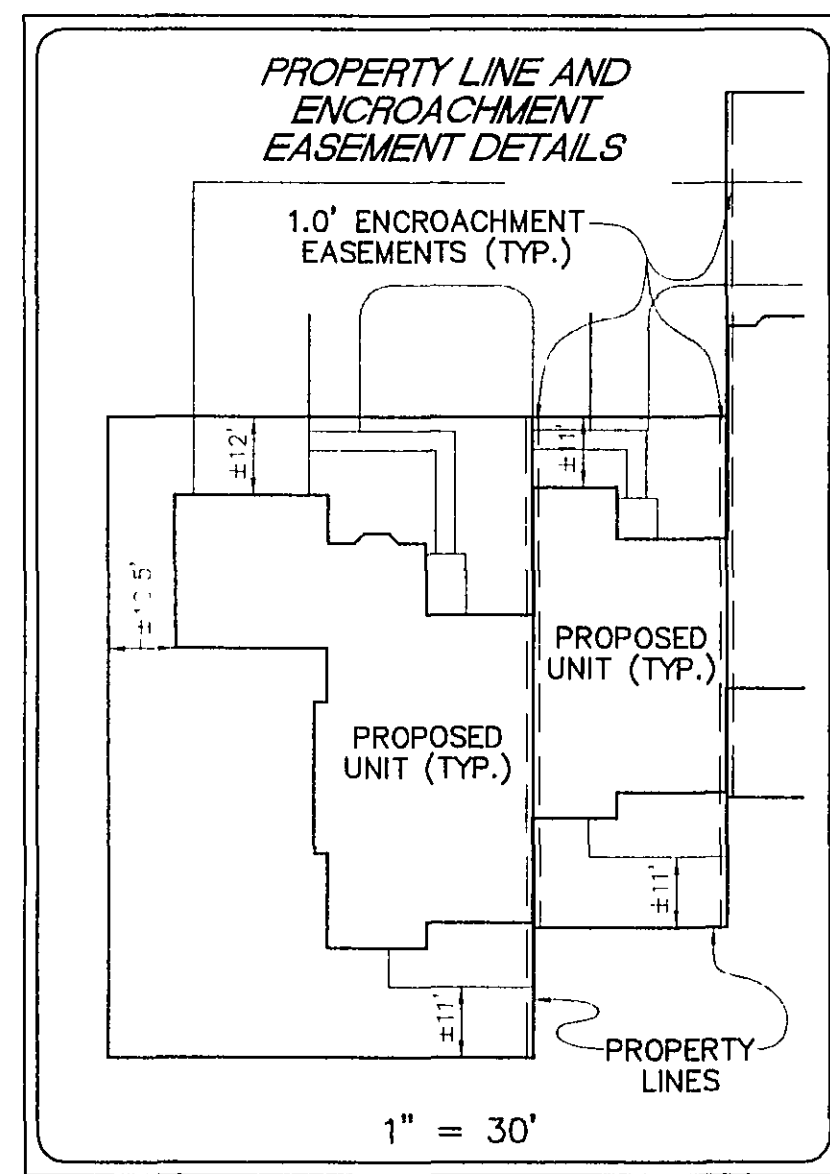
I, \_\_\_\_\_, A NOTARY PUBLIC IN AND FOR THE AFORESAID \_\_\_\_\_ AND STATE DO HEREBY CERTIFY THAT RONALD L. WILLARD, PRESIDENT, WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED \_\_\_\_\_ 2000 HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID \_\_\_\_\_ AND STATE AND ACKNOWLEDGED THE SAME ON \_\_\_\_\_ 2000.

MY COMMISSION EXPIRES \_\_\_\_\_

NOTARY PUBLIC

NOTES

1. THIS PROPERTY AS PLATTED DOES NOT FALL WITHIN THE LIMITS OF THE FEDERAL INSURANCE RATE MAP 100 YEAR FLOOD PLAIN.
2. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST EASEMENTS NOT SHOWN HEREON.
3. THERE IS A 1.0' ENCROACHMENT EASEMENT EXTENDING BEYOND ALL PROPERTY LINES.
4. VILLAGE GREEN DRIVE, VILLA LANE AND DRIVEWAYS ARE PRIVATE AND MAINTAINED BY THE VILLAGE GREEN HOMEOWNERS ASSOCIATION.
5. LOTS SHOWN HEREON ARE SUBJECT TO DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED IN D.B. \_\_\_\_\_ P.G. \_\_\_\_\_.
6. BOUNDARY CLOSURE AND ALL LOT CLOSURES ARE GREATER THAN ONE IN TEN THOUSAND.
7. SEE SEWAGE DISPOSAL SYSTEM PLANS FOR "VILLAGE GREEN" ON FILE AT FRANKLIN COUNTY HEALTH DEPARTMENT.
8. UNITS SHOWN HEREON ARE PROPOSED AND DO NOT REPRESENT ACTUAL FIELD LOCATIONS.
9. THE OWNER RESERVES THE RIGHT TO GRANT OR OBTAIN UTILITY EASEMENTS AS NECESSITATED BY CONSTRUCTION.
10. OWNER/DEVELOPER AGREES TO CONSTRUCT A CENTRAL WATER SYSTEM FOR "VILLAGE GREEN" AT "THE WATERS EDGE."



SURVEYOR'S CONFORMATION

I, V. KIRK LUMSDEN, CERTIFY THAT THIS PLAT WAS PREPARED BY AN ACTUAL SURVEY MADE UNDER MY SUPERVISION; THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS GREATER THAN 1:10,000; THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH CHAPTER 19 OF THE FRANKLIN COUNTY CODE AS AMENDED.

WITNESS MY HAND AND SEAL THIS 16th DAY OF September, 1999.

V. Kirk Lumsden  
V. KIRK LUMSDEN  
REGISTERED SURVEYOR  
NO. 1428B

CLERK'S CERTIFICATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGMENT THERETO ANNEXED IS ADMITTED TO RECORD ON \_\_\_\_\_ 2000, AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M.

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

DEPUTY CLERK

CONFORMATION

KNOW ALL MEN BY THESE PRESENTS: THAT THIS PLAT WAS APPROVED ON \_\_\_\_\_ 2000, 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

TOTAL AREA = 8.608 ACRES  
PLAT SHOWING

VILLAGE GREEN

AT

"THE WATERS EDGE"

UNION HALL MAGISTERIAL DISTRICT  
FRANKLIN COUNTY, VIRGINIA

PROPERTY OF

WILLARD CONSTRUCTION OF  
ROANOKE VALLEY, INC.

SCALE: 1" = 50' DATE: 16 SEPTEMBER 1999

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

SHEET 1 OF 2  
COMM. # 98-423

