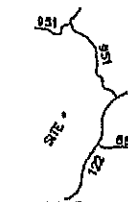


DB 892 PG 2473

VICINITY MAP



NUMBER	BEARING	DISTANCE
L45	N 79°48'05" E	23.00'
L46	N 79°48'05" E	53.00'
L47	N 79°48'05" E	47.38'
L48	N 79°48'05" E	38.60'
L49	N 79°48'05" E	32.00'
L50	N 79°48'05" E	24.31'
L51	N 03°01'58" W	39.41'
L52	N 03°01'58" W	70.43'
L53	N 03°01'58" W	70.43'
L54	N 03°01'58" W	70.43'
L55	N 03°01'58" W	67.61'
L56	N 33°05'30" W	3.04'
L57	N 33°05'30" W	79.18'
L58	N 33°05'30" W	10.13'

I, PHILIP W. NESTER, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM A PLAT RECORDED IN DEED BOOK 839, PAGE 809, THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS GREATER THAN 1/10,000, THAT THE BOUNDARIES NOT PLATTED ARE SHOWN AS BROKEN LINES PLATTED FROM INFORMATION FOUND IN DEED BOOK 839, PAGE 809 THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF THE FRANKLIN COUNTY SUBDIVISION ORDINANCES.

WITNESS MY HAND AND SEAL THIS _____ DAY OF _____, A.D. 2006

PHILIP W. NESTER LS 1390

KNOW ALL MEN BY THESE PRESENTS THAT I/WE, THE UNDERSIGNED, CERTIFY THAT I/WE HAVE THE OWNERSHIP OF THE PROPERTY SHOWN ON THIS PLAT, THAT I/WE HEREBY DEDICATE TO PUBLIC USE THE PROPOSED PUBLIC UTILITY AND SEWER EASEMENTS AS SHOWN ON THIS PLAT. I/WE FURTHER CERTIFY THAT PHILIP W. NESTER SURVEYED AND MADE THIS PLAT AT MY/OUR DIRECTION, FREE WILL AND CONSENT, AND THAT THE ENTIRE SUBDIVISION IS WITHIN THE BOUNDARIES OF A TRACT OF LAND CONVEYED TO ME/US BY A DEED RECORDED IN DEED BOOK 815, PAGE 1583 FRANKLIN COUNTY, VIRGINIA.

OWNER: _____ PRINTED NAME: _____ SIGNATURE: _____
 TRUSTEE: _____ PRINTED NAME: _____ SIGNATURE: _____
 STATE OF VIRGINIA, COUNTY OF FRANKLIN, THE FOREGOING INSTRUMENTS WERE ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2006.

NOTARY PUBLIC

MY COMMISSION EXPIRES

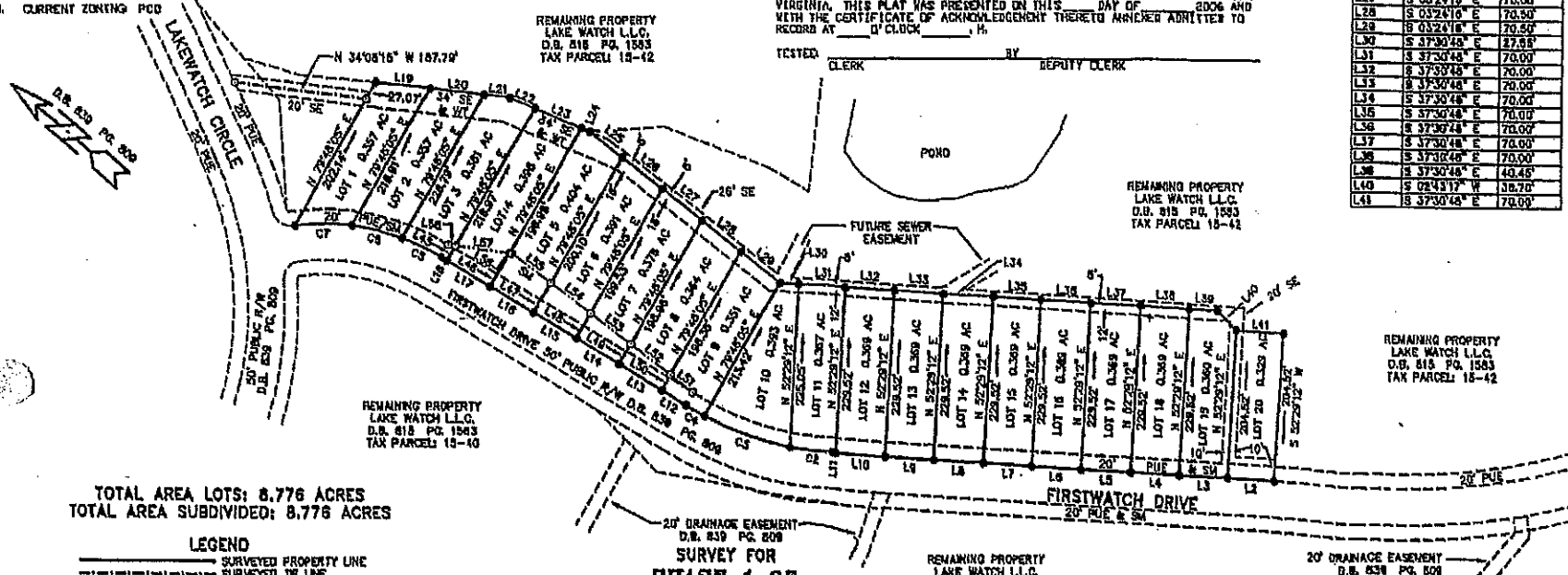
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF FRANKLIN, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS _____ DAY OF _____, 2006 AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THEREON ANNEXED ADMITTED TO RECORD AT _____ O'CLOCK _____, H.

TESTED _____ BY _____ CLERK _____ DEPUTY CLERK _____

NUMBER	BEARING	DISTANCE
L2	N 37°30'45" W	70.00'
L3	N 37°30'45" W	70.00'
L4	N 37°30'45" W	70.00'
L5	N 37°30'45" W	70.00'
L6	N 37°30'45" W	70.00'
L7	N 37°30'45" W	70.00'
L8	N 37°30'45" W	70.00'
L9	N 37°30'45" W	70.00'
L10	N 37°30'45" W	70.00'
L11	N 37°30'45" W	4.83'
L12	N 100°01'17" W	38.19'
L13	N 100°01'17" W	70.00'
L14	N 100°01'17" W	70.00'
L15	N 100°01'17" W	70.00'
L16	N 100°01'17" W	70.00'
L17	N 100°01'17" W	70.00'
L18	N 100°01'17" W	6.36'
L19	S 34°25'35" E	78.78'
L20	S 34°25'35" E	78.78'
L21	S 34°25'35" E	35.66'
L22	S 17°02'53" E	37.63'
L23	S 17°02'53" E	70.63'
L24	S 17°02'53" E	12.52'
L25	S 03°24'16" E	58.00'
L26	S 03°24'16" E	70.60'
L27	S 03°24'16" E	70.60'
L28	S 03°24'16" E	70.50'
L29	S 03°24'16" E	70.50'
L30	S 37°30'45" E	27.68'
L31	S 37°30'45" E	70.00'
L32	S 37°30'45" E	70.00'
L33	S 37°30'45" E	70.00'
L34	S 37°30'45" E	70.00'
L35	S 37°30'45" E	70.00'
L36	S 37°30'45" E	70.00'
L37	S 37°30'45" E	70.00'
L38	S 37°30'45" E	70.00'
L39	S 37°30'45" E	70.00'
L40	S 02°43'17" W	38.70'
L41	S 37°30'45" E	70.00'

NOTES

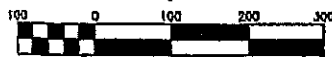
- LEGAL REFERENCE: PORTION OF DEED BOOK 815, PAGE 1889 (LAKE WATCH L.L.C.)
- TAX REFERENCE: PORTION OF 015.00-042.00 (LAKE WATCH, L.L.C.)
- PROPERTY LOCATED IN HUD FLOOD HAZARD ZONE K. SEE COMMUNITY PANEL NO. 5100610090 &
- SURVEY PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
- PROPERTY SERVED BY UNDERGROUND UTILITIES, EXACT LOCATION UNKNOWN.
- PROPERTY SERVED BY FRANKLIN COUNTY PUBLIC WATER AND LAKEWATCH PLANTATION COMMUNITY SEPTIC SYSTEM.
- SEE FRANKLIN COUNTY ZONING ORDINANCE FOR MINIMUM BUILDING LINES.
- CURRENT ZONING: PDD



TOTAL AREA LOTS: 8.776 ACRES
 TOTAL AREA SUBDIVIDED: 8.776 ACRES

LEGEND

- SURVEYED PROPERTY LINE
- SURVEYED TRAIL LINE
- DEED LINE
- SET 1/2" IRON REBAR POINT
- PUE DENOTES PUBLIC UTILITY EASEMENT
- SE DENOTES SANITARY SEWER EASEMENT
- DE DENOTES DRAINAGE EASEMENT
- SM DENOTES SLOPE MAINTENANCE EASEMENT
- WT DENOTES WALK-TRAIL EASEMENT



SCALE: 1" = 100'

SURVEY FOR
 PHASE 1 OF
 THE CARRIAGE HOMES
 AT

LAKEWATCH PLANTATION
 PLANNED COMMERCIAL DEVELOPMENT
 DEVELOPED BY LAKE WATCH, L.L.C.
 GILLS CREEK MAGISTERIAL DISTRICT
 FRANKLIN COUNTY, VIRGINIA
 SURVEYED MARCH 31, 2006
 REVISED JULY 24, 2006
 JOB NO. 21-04

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD	DIRECTION	CHORD
C2	07°52'25"	475.00	89.27	32.69	N 33°34'56" W	85.22	
C3	19°46'40"	475.00	130.80	65.81	N 21°49'03" W	130.39	
C4	03°43'27"	475.00	30.87	15.44	N 12°00'00" W	30.87	
C5	10°45'11"	325.00	60.89	30.59	N 15°30'52" W	60.90	
C6	12°56'38"	325.00	73.42	36.07	N 27°21'46" W	73.24	
C7	14°24'40"	325.00	81.74	41.09	N 41°02'23" W	81.63	