

BA 0412 PG 01074

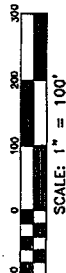
NOTES

84 0912 PG 01074

- LEGAL REFERENCED PORTION OF DEED BOOK 815, PAGE 1583 (LAKE WATCH, L.L.C.)
- TAX REFERENCES: PORTION OF 015-00-042-00 (LAKE WATCH, L.L.C.)
PORTION OF 015-00-040-00 (LAKE WATCH, L.L.C.)
- PROPERTY LOCATED IN AND FLOOD HAZARD ZONE X. SEE COMMUNITY PANEL NO. 510610993 B.
- 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 COMMUNITY SEPTIC SYSTEM.
- SEE FRANKLIN COUNTY ZONING ORDINANCE FOR MINIMUM BUILDING LINES.
- CURRENT ZONING: PC3
- TRACT IS SUBJECT TO A PROPOSED WALK/BIKE/GOOLF CART PATH EASEMENT, EXACT LOCATION TO BE DETERMINED.
- THE REMAINING PROPERTY OF LAKE WATCH L.L.C. (INCLUDING THE CONSERVATION EASEMENT AREA) IS SUBJECT TO A FUTURE WALK TRAIL, EXACT LOCATION TO BE DETERMINED.
- TRACT EXCEEDS FIVE ACRES WITH STATE ROAD FRONTAGE AND IS EXEMPT FROM THE FRANKLIN COUNTY SUBDIVISION ORDINANCE.

LEGEND

- REMAINING PROPERTY LINE
- SURVEYED DEED LINE
- BRANCH POINT
- 1 1/2" IRON ROD
- FIVE FOOTES PUBLIC UTILITY EASEMENT
- SIX FOOTES SANITARY SEWER EASEMENT
- DEEDS ORANGE EASEMENT
- REMOTES SLOPE MAINTENANCE EASEMENT



NUMBER	BEARING	W	DISTANCE
1	S 41°00'40" E	24.48'	
2	S 19°25'56" W	51.05'	
3	N 72°39'30" W	57.45'	
4	N 72°39'30" W	57.45'	
5	N 20°49'44" W	73.02'	
6	N 27°10'40" W	137.60'	
7	N 27°10'40" W	137.60'	
8	N 45°15'40" W	73.02'	
9	N 45°15'40" W	73.02'	
10	N 32°15'40" W	104.07'	
11	N 27°14'25" W	104.07'	
12	N 27°14'25" W	104.07'	
13	N 19°17'04" W	104.07'	
14	N 03°00'26" W	58.73'	
15	N 03°00'26" W	58.73'	
16	N 03°00'26" W	58.73'	
17	N 02°01'53" W	278.87'	
18	N 27°10'40" W	104.07'	
19	S 87°17'10" W	101.28'	
20	S 87°17'10" W	101.28'	
21	S 82°44'50" W	54.97'	
22	S 27°14'25" W	147.02'	
23	S 82°44'50" W	54.97'	
24	S 77°55'15" W	104.07'	
25	S 77°55'15" W	104.07'	
26	S 04°11'18" W	52.83'	
27	S 04°11'18" W	52.83'	
28	S 17°00'54" W	265.36'	
29	S 27°14'25" W	104.07'	
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REMAINING PROPERTY
LAKE WATCH L.L.C.
D.B. 815 PG. 1583
TAX PARCEL 15-40

THE CARRIAGE HOMES
LAKEWATCH AT
LAKEWATCH
D.B. 882 PG. 2474

REMAINING PROPERTY
LAKE WATCH L.L.C.
D.B. 815 PG. 1583
TAX PARCEL 15-40

CONSERVATION EASEMENT #2
D.B. 889 PG. 2388

CONSERVATION EASEMENT #2
D.B. 889 PG. 2388

SURVEY FOR
FRANKLIN COUNTY
FAMILY YMCA
AT
LAKEWATCH PLANTATION
PLANNED COMMERCIAL DEVELOPMENT
DEVELOPED BY: LAKE WATCH L.L.C.
GILLS CREEK MAGISTERIAL DISTRICT
FRANKLIN COUNTY, VIRGINIA
SURVEYED DECEMBER 27, 2006
JOB NO. 21-04



NOT SUBJECT TO FRANKLIN COUNTY
SUBDIVISION ORDINANCE
BY: *[Signature]*
DATE: *[Date]*

PHILIP W. MEESTER, P.O. BOX 971, ROCKY MOUNT, VA, 24151, PHONE: 504-443-1482, 1008 PG. 21-44