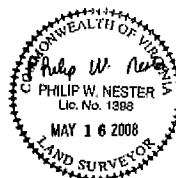


BK 0939 PG 02344

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

SEE SHEET 2

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD



SEE LINE TABLE SHEET 2
SEE CURVE TABLE SHEET 2

SURVEY FOR
COMMERCIAL LOT C-27
LAKEWATCH DRIVE
SECOND WATCH DRIVE
AT
LAKEWATCH PLANTATION
PLANNED COMMERCIAL DEVELOPMENT
DEVELOPED BY: LAKEWATCH, L.L.C.
GILLS CREEK MAGISTERIAL DISTRICT
FRANKLIN COUNTY, VIRGINIA
SURVEYED MAY 16, 2008
JOB NO. 21-04
SHEET 1 OF 2

LOT C-27
3.755 ACRES

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

NOTES

- LEGAL REFERENCE: PORTION OF DEED BOOK 815, PAGE 1583 (LAKEWATCH, L.L.C.)
- TAX REFERENCE: PORTION OF 015.00-042.00 (LAKEWATCH, L.L.C.)
- PROPERTY LOCATED IN HUD FLOOD HAZARD ZONE X. SEE COMMUNITY PANEL NO. 5100610090 B DATED OCTOBER 5, 2001.
- 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: PCD

I, PHILIP W. NESTER, CERTIFY THAT THIS MAP WAS DRAWN UNDER MY SUPERVISION FROM A PLAT RECORDED IN DEED BOOK 839, PAGE 809 AND DEED BOOK 894, PAGE 192. THAT THE ERROR OF CLOSURE AS CALCULATED BY LATITUDES AND DEPARTURES IS GREATER THAN 1/10,000. THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS BROKEN LINES PLATTED FROM INFORMATION FOUND IN DEED BOOK 815, PAGE 809, DEED BOOK 894, PAGE 192, AND DEED BOOK 815, PAGE 1583. THAT THIS MAP WAS PREPARED IN ACCORDANCE WITH THE PROVISIONS OF THE FRANKLIN COUNTY SUBDIVISION ORDINANCES.

WITNESS MY HAND AND SEAL THIS 16th DAY OF May, A.D. 2008

Philip W. Nester
PHILIP W. NESTER

LS 1398

KNOW ALL MEN BY THESE PRESENTS THAT I/WE, THE UNDERSIGNED, CERTIFY THAT I/WE AM/ARE THE OWNER(S) OF THE PROPERTY SHOWN ON THIS PLAT; THAT I/WE HEREBY DEDICATE TO PUBLIC USE THE PROPOSED PUBLIC RIGHTS OF WAY AND PUBLIC UTILITY/SLOPE MAINTENANCE EASEMENTS AS SHOWN ON THIS PLAT. I/WE FURTHER CERTIFY THAT PHILIP W. NESTER SURVEYED AND MADE THIS PLAT AT MY/OUR DIRECTION, 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: LAKEWATCH, L.L.C. LAKEWATCH, L.L.C.
PRINTED NAME SIGNATURE

STATE OF VIRGINIA, COUNTY OF FRANKLIN, THE FOREGOING INSTRUMENTS WERE ACKNOWLEDGED BEFORE ME THIS 29th DAY OF May, 2008.

NOTARY PUBLIC: Wanda E. Ward
MY COMMISSION EXPIRES: 12-31-2011

TRUSTEE: David W. Dettst
PRINTED NAME SIGNATURE

STATE OF VIRGINIA, County of Montgomery, THE FOREGOING INSTRUMENTS WERE ACKNOWLEDGED BEFORE ME THIS 27th DAY OF May, 2008.

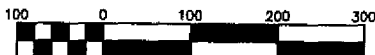
NOTARY PUBLIC: Chas. Wells Road
MY COMMISSION EXPIRES: July 31, 2012

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF FRANKLIN, VIRGINIA, THIS PLAT WAS PRESENTED ON THIS 27 DAY OF May, 2008 AND WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED ADMITTED TO RECORD AT 10 O'CLOCK A. M.

TESTEE: _____ BY _____
CLERK DEPUTY CLERK

LEGEND

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



SCALE: 1" = 100'

AREA IN PROPOSED R/W: 3.753 ACRES 163,481 SQ. FT. (PWN)
AREA IN PROPOSED LOT: 3.755 ACRES
TOTAL AREA SUBDIVIDED: 7.508 ACRES

VICINITY MAP



FRANKLIN COUNTY HEALTH DEPARTMENT DATE 6/5/08

VIRGINIA DEPARTMENT OF TRANSPORTATION DATE 6/5/08

FRANKLIN COUNTY SUBDIVISION AGENT DATE 6/5/08

BK 0939 PG 02345

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

REMAINING PROPERTY
LAKEWATCH, L.L.C.
D.B. 815 PG. 1583
TAX: 15-42
ZONED PCD

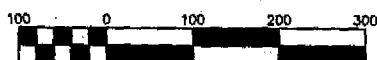
NUMBER	BEARING	DISTANCE
L1	N 19°32'42" W	30.00'
L2	N 19°32'42" W	17.20'
L3	N 55°56'02" W	19.29'
L4	N 34°03'58" E	50.00'
L5	S 34°03'58" W	65.38'
L6	S 62°37'31" W	22.15'
L7	S 03°07'37" W	107.19'
L8	S 33°05'29" W	127.28'
L9	S 68°21'21" E	44.51'
L10	N 55°56'02" W	50.00'
L11	N 01°23'58" E	148.55'
L12	N 62°50'48" E	10.86'
L13	N 62°50'48" E	84.69'
L14	S 62°50'48" W	75.35'
L15	S 01°23'58" W	140.77'
L16	N 35°22'17" E	117.81'
L17	N 12°18'09" W	181.81'
L18	N 39°45'58" W	89.84'
L19	N 11°03'28" E	67.64'
L20	N 27°06'54" E	130.33'
L21	N 40°07'27" W	72.44'
L22	N 02°36'04" E	108.26'
L23	N 22°32'08" E	146.96'
L24	N 01°08'13" E	138.83'
L25	N 53°47'40" W	35.30'
L26	N 44°11'02" E	188.17'
L27	N 40°30'59" E	170.07'
L28	N 22°05'25" E	103.35'
L29	N 04°03'36" W	78.39'
L30	N 05°33'04" E	107.44'
L31	N 79°15'25" E	137.40'

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD	DIRECTION	CHORD
C1	07°42'50"	275.00	37.02	18.54	N 23°24'07" W	37.00	
C2	36°23'20"	325.00	208.41	106.82	N 37°44'22" W	202.86	
C3	90°00'00"	25.00	39.27	25.00	N 10°58'02" W	35.38	
C4	29°32'11"	150.00	77.33	36.54	S 19°13'52" W	75.47	
C5	51°49'58"	93.00	84.13	45.19	S 30°28'45" W	81.29	
C6	19°52'35"	353.16	122.51	81.88	N 24°07'40" E	121.98	
C7	12°47'25"	353.16	78.84	39.58	N 07°47'40" E	78.67	
C8	05°31'35"	1557.44	150.22	75.17	N 04°09'43" E	150.16	
C9	06°54'34"	1557.44	187.82	94.02	N 10°22'50" E	187.71	
C10	04°29'00"	1557.44	121.87	60.97	N 16°04'38" E	121.84	
C11	07°04'50"	1557.44	192.47	98.36	N 21°51'33" E	192.35	
C12	05°19'28"	337.00	31.32	15.67	N 28°03'42" E	31.31	
C13	32°07'23"	337.00	188.94	97.02	N 46°47'07" E	186.47	
C14	53°58'05"	25.00	23.55	12.73	N 35°51'46" E	22.69	
C15	86°23'08"	60.00	90.48	56.33	N 52°04'17" E	82.13	
C16	106°44'18"	60.00	111.78	80.70	S 31°22'00" E	98.30	
C17	94°48'44"	60.00	99.29	65.26	S 69°24'31" W	88.34	
C18	53°58'05"	25.00	23.55	12.73	S 88°49'51" W	22.69	
C19	37°26'50"	287.00	187.58	97.28	S 44°07'23" W	184.28	
C20	01°41'34"	1507.44	44.54	22.27	S 24°33'11" W	44.54	
C21	09°34'22"	1507.44	251.86	126.22	S 18°55'12" W	251.87	
C22	81°51'09"	25.00	40.08	25.82	S 31°47'34" E	36.92	
C23	87°58'08"	25.00	38.38	24.13	N 58°17'49" E	34.72	
C24	08°13'36"	987.73	107.36	53.73	S 11°11'56" W	107.30	
C25	85°48'15"	25.00	37.44	23.23	N 34°49'01" W	34.04	
C26	92°24'00"	25.00	40.32	26.07	S 56°04'52" W	36.09	
C27	08°28'54"	1507.44	223.15	111.78	S 05°38'25" W	222.85	
C28	19°20'54"	403.16	138.14	68.73	S 11°04'26" W	135.50	
C29	13°19'06"	403.16	83.71	47.07	S 27°24'25" W	93.50	

SEE SHEET 1

LEGEND

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



SCALE: 1" = 100'

SURVEY FOR
COMMERCIAL LOT C-27
LAKEWATCH DRIVE
SECOND WATCH DRIVE
AT

LAKEWATCH PLANTATION
PLANNED COMMERCIAL DEVELOPMENT
DEVELOPED BY: LAKE WATCH, L.L.C.
GILLS CREEK MAGISTERIAL DISTRICT
FRANKLIN COUNTY, VIRGINIA
SURVEYED MAY 16, 2008

INSTRUMENT #080005368
RECORDED IN THE CLERK'S OFFICE OF
FRANKLIN COUNTY ON

JUNE 9, 2008 AT 4:01 p.m.

TERESA J. BROWN, CLERK

Sarah M. Hillman (pc)

JOB NO. 21-04

SHEET 2 OF 2