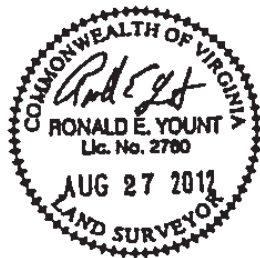


SURVEY FOR
COLLINSVILLE LAND CORPORATION

CREATING
TRACT 1 THROUGH TRACT 5
UNION HALL MAGISTERIAL DISTRICT
FRANKLIN COUNTY, VIRGINIA
SURVEYED AUGUST 27, 2012
JOB NO. 57-12



SCALE: 1" = 120'



NANNIE F. DILLON
D.B. 153 PG. 282
TAX: 53-98

JERRY B. DILLON
D.B. 479 PG. 1169
D.B. 479 PG. 1171
TAX: 53-98.1

POINT ON R/W BEARS
N 07°48'20" E 2.64'
FROM FOUND IRON PIN

LINDA S. DAVIS
D.B. 500 PG. 1158
TAX: 52-110

TRACT 5
7.102 ACRES

TRACT 4
5.879 ACRES

TRACT 3
5.148 ACRES

TRACT 2
5.149 ACRES

TRACT 1
5.251 ACRES

Auction
Tract 7

LOT 25
P.B. 4 PG. 85
TAX: 52.2-3

STAR BLUE LAKE
ASSOCIATION, INC.
D.B. 947 PG. 2169
D.B. 854 PG. 1368
TAX: 52.2-2

NOTES

- LEGAL REFERENCE: DEED BOOK 240, PAGE 204 (COLLINSVILLE LAND CORP.)
PLAT BOOK 4, PAGE 83
- TAX REFERENCE: 052.02-001.00 (COLLINSVILLE LAND CORP.)
- PORTION OF PROPERTY ADJACENT TO SMITH MOUNTAIN LAKE LIES IN HUD FLOOD HAZARD ZONE A. THE REMAINDER LIES IN ZONE X. SEE PANEL # 54067C 0240D, DATED JANUARY 6, 2010.
- SURVEY PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
- PROPERTY SERVED BY UNDERGROUND TELEPHONE, EXACT LOCATION UNKNOWN.
- CHORD BEARINGS AND DISTANCES, SURVEYED PROPERTY LINE FOLLOWS THE RIGHT OF WAY LINE OF ROUTE 674 FROM CORNER A TO CORNER B.
- CHORD BEARINGS AND DISTANCES, SURVEYED PROPERTY LINE FOLLOWS THE 800 FOOT CONTOUR LINE OF SMITH MOUNTAIN LAKE FROM CORNER C TO CORNER D.
- TRACTS EXCEED 5.000 ACRES WITH STATE ROAD FRONTAGE AND ARE EXEMPT FROM THE FRANKLIN COUNTY SUBDIVISION ORDINANCE AND DO NOT REQUIRE REVIEW BY THE DEPARTMENT OF HEALTH.
- THIS PLAT REPRESENTS A CURRENT FIELD SURVEY.



LEGEND

- SURVEYED PROPERTY LINE
- DEED LINE
- FLOOD ZONE LIMITS
- EDGE WATER BRANCH
- OVERHEAD ELECTRIC LINE
- SET 1/2" REBAR
- FOUND IRON PIN
- FOUND CONCRETE MONUMENT
- UTILITY POLE
- POINT
- PUE PUBLIC UTILITY EASEMENT

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD DIRECTION	CHORD
C1	145°00'48"	40.00	101.24	128.92	S 11°40'28" W	78.30
C2	21°48'34"	460.10	175.14	88.64	N 88°39'52" W	174.08

NUMBER	BEARING	DISTANCE
L1	N 49°34'50" E	77.45'
L2	N 36°32'57" E	43.91'
L3	N 62°23'54" E	35.62'
L4	S 87°12'14" E	33.48'
L5	N 76°45'40" E	48.17'
L6	N 48°11'43" E	21.15'
L7	N 77°24'37" E	28.14'
L8	N 85°48'58" E	38.35'
L9	N 69°12'23" E	38.55'
L10	S 64°33'47" E	18.71'
L11	N 62°24'21" E	37.80'
L12	N 63°35'09" E	44.92'
L13	N 63°32'34" E	23.77'
L14	S 88°23'09" E	33.20'
L15	S 79°10'16" E	24.80'
L16	N 88°04'51" E	81.42'
L17	N 74°20'17" E	43.69'
L18	N 88°07'53" E	41.92'
L19	S 73°25'48" E	34.01'
L20	S 38°14'42" E	37.88'
L21	S 30°37'23" E	44.31'
L22	N 31°33'22" E	19.24'
L23	N 41°23'35" E	29.51'
L24	N 58°58'16" E	57.00'

NUMBER	BEARING	DISTANCE
L25	N 81°25'33" E	32.42'
L26	S 85°58'48" E	52.08'
L27	S 76°22'17" E	40.46'
L28	S 69°13'39" E	24.81'
L29	S 69°13'39" E	17.36'
L30	S 83°55'27" E	50.83'
L31	S 81°07'37" E	43.80'
L32	S 72°58'05" E	51.33'
L33	S 54°21'04" E	35.10'
L34	S 44°38'16" E	17.86'
L35	S 44°38'16" E	10.38'
L36	N 65°48'29" E	10.93'
L37	S 82°07'02" E	27.21'
L38	S 80°43'51" E	41.01'
L39	S 71°28'08" E	51.91'
L40	S 68°24'33" E	58.76'
L41	S 44°13'01" E	29.52'
L42	N 78°31'48" W	14.98'
L43	N 60°18'47" W	85.39'
L44	N 63°24'58" W	48.43'
L45	N 63°24'58" W	38.11'
L46	N 66°12'48" W	89.15'
L47	N 70°27'00" W	88.59'
L48	N 72°26'18" W	52.96'