SURVEY OF MOORE ESTATES

LOTS 1 THRU 22 TOTAL AREA = 72.949 ACRES

CAPON DISTRICT

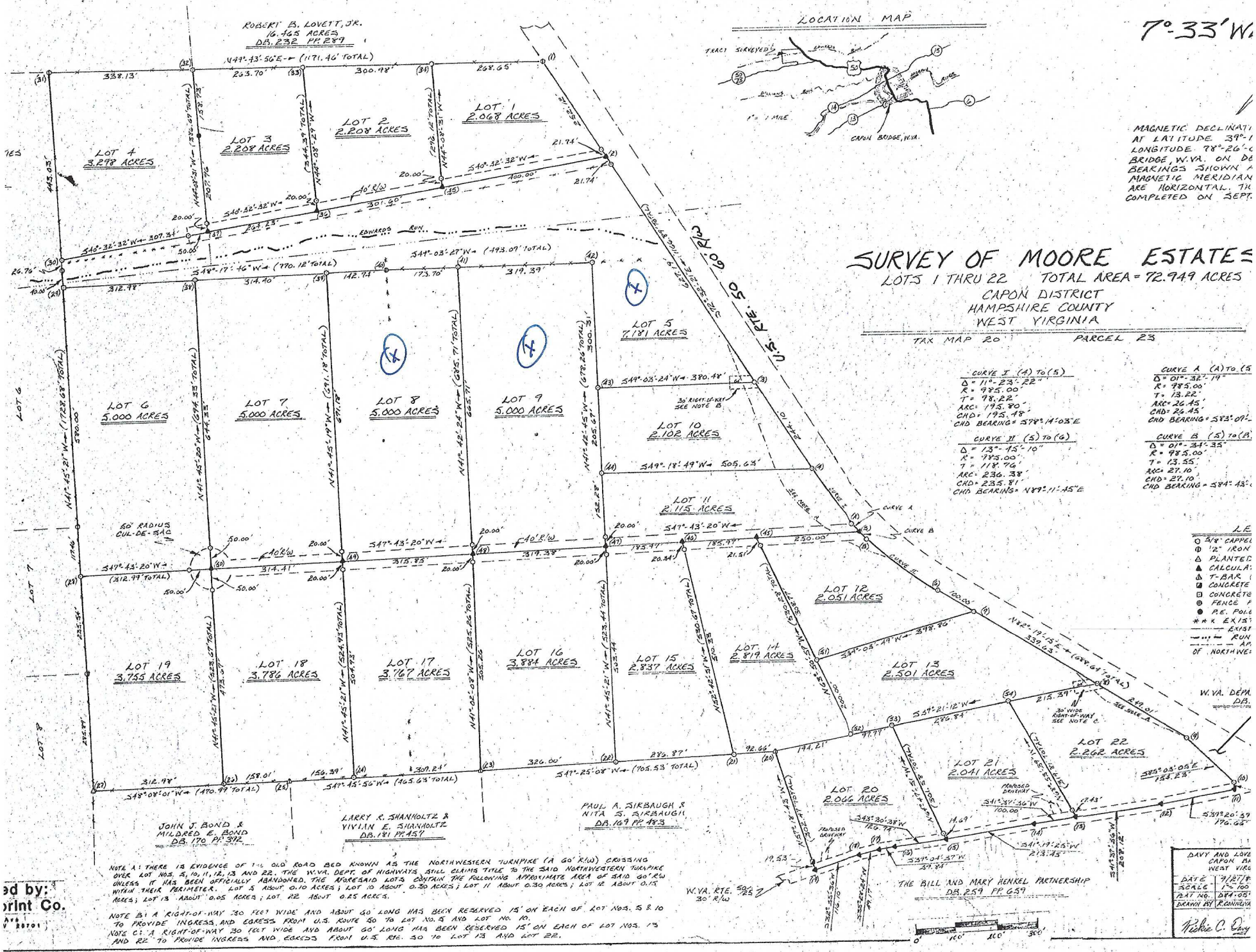
HAMPSHIRE COUNTY

WEST VIRGINIA

TAX MAP 20 PARCEL 23

7°-33' W

MAGNETIC DECLINATI
AT LATITUDE 39°-
LONGITUDE 78°-26'-
BRIDGE, W.VA. ON DE
BEARINGS SHOWN A
MAGNETIC MERIDIAN
ARE HORIZONTAL. TH
COMPLETED ON SEPT.



CURVE I (A) TO (5)
Δ = 11°-23'-22"
R = 985.00'
T = 98.22'
ARC = 195.80'
CHD = 195.48'
CHD BEARING = S78°-14'-03"E

CURVE II (5) TO (6)
Δ = 13°-45'-10"
R = 985.00'
T = 118.74'
ARC = 236.38'
CHD = 235.81'
CHD BEARING = N87°-11'-45"E

CURVE A (A) TO (5
Δ = 01°-32'-19"
R = 985.00'
T = 13.22'
ARC = 26.45'
CHD = 26.45'
CHD BEARING = S83°-09'-

CURVE B (5) TO (A
Δ = 01°-34'-35"
R = 985.00'
T = 13.55'
ARC = 27.10'
CHD = 27.10'
CHD BEARING = S84°-43'-

LE
5/8" CAPPE
1/2" IRON
PLANTED
CALCULA
T-BAR
CONCRETE
CONCRETE
FENCE
P.E. POLE
EXIST
EXIST
RUN
AP
OF NORTHWE

NOTE A: THERE IS EVIDENCE OF 1½ OLD ROAD BED KNOWN AS THE NORTHWESTERN TURNPIKE (A 60' R/W) CROSSING OVER LOT NOS. 5, 10, 11, 12, 13 AND 22. THE W.VA. DEPT. OF HIGHWAYS STILL CLAIMS TITLE TO THE SAID NORTHWESTERN TURNPIKE UNLESS IT HAS BEEN OFFICIALLY ABANDONED. THE AFORESAID LOTS CONTAIN THE FOLLOWING APPROXIMATE AREA OF SAID 60' R/W WITHIN THEIR PERIMETER. LOT 5 ABOUT 0.10 ACRES; LOT 10 ABOUT 0.30 ACRES; LOT 11 ABOUT 0.30 ACRES; LOT 12 ABOUT 0.15 ACRES; LOT 13 ABOUT 0.05 ACRES; LOT 22 ABOUT 0.25 ACRES.

NOTE B: A RIGHT-OF-WAY 30 FEET WIDE AND ABOUT 60' LONG HAS BEEN RESERVED 15' ON EACH OF LOT NOS. 5 & 10 TO PROVIDE INGRESS AND EGRESS FROM U.S. ROUTE 50 TO LOT NO. 5 AND LOT NO. 10.

NOTE C: A RIGHT-OF-WAY 30 FEET WIDE AND ABOUT 60' LONG HAS BEEN RESERVED 15' ON EACH OF LOT NOS. 13 AND 22 TO PROVIDE INGRESS AND EGRESS FROM U.S. RTE. 50 TO LOT 13 AND LOT 22.

ed by:
rint Co.