

This plat showing property of Castle Carberry Farm Limited Partnership was presented to this office and admitted to recordation.

Attest:

3/744

CLERK

PLAT SHOWING

DIVISION OF PROPERTY SITUATED ON THE NORTHERN SIDE OF ROUTE 602 BEING THE REMAINDER OF PROPERTY DEEDED TO CASTLE CARBERRY FARM LIMITED PARTNERSHIP AS RECORDED IN DB 523-369.

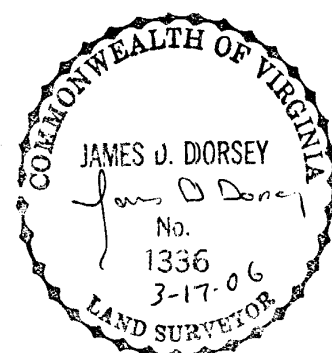
WALKERS CREEK DISTRICT SCALE 1" = 300'
ROCKBRIDGE COUNTY, VIRGINIA MARCH 17, 2006

39.38 ACRES IS SUBJECT TO RIGHT-OF-WAY FOR ROUTE 726 AS SHOWN

APPROVAL DIRECTOR OF PLANNING
LARGE LOT SUBDIVISION 47.5 UNITS
VIRGINIA DEPT. OF TRANSPORTATION

THE AREA BETWEEN EXISTING ROAD R/W'S AND 25' FROM EXISTING CENTERLINE OF ROADS WHERE EXISTING R/W IS NOT ALREADY AT LEAST 25' FROM CENTERLINE IS DEDICATED FOR FUTURE HIGHWAY USE. IT IS INTENDED THAT SAID EASEMENT SHALL ALLOW FOR FOR HIGHWAY USE 25' FROM EXISTING CENTERLINE.

EXISTING RIGHT-OF-WAY FOR ROUTES 252, 726, AND ROUTE 606 FROM THE END OF HIGHWAY PROJECT 0606-081-141-C501 ESTABLISHED 20' FROM EXISTING CENTERLINE. SEE DEED BOOKS 314-86, 314-122, 343-596, AND HWY PB 4-109



MERIDIAN
PC 3-76

LINE	BEARING	DISTANCE
L1	N 53°50'31" E	302.21
L2	S 71°10'47" E	375.64
L3	S 15°32'30" N	216.00
L4	S 60°53'06" W	18.24
L5	S 74°06'52" W	152.94
L6	S 73°33'59" N	231.96
L7	S 74°15'25" W	282.05
L8	S 84°33'54" W	180.28
L9	S 74°54'19" N	176.50
L10	S 81°23'29" W	105.29
L11	S 72°48'29" W	73.04
L12	S 67°05'51" W	75.32
L13	S 78°42'37" W	68.69
L14	N 84°05'39" W	324.06
L15	N 86°12'33" W	174.72
L16	N 00°12'08" W	527.39
L17	N 00°12'08" W	205.60
L18	N 31°38'10" W	29.85
L19	N 31°38'10" W	234.13
L20	N 63°32'29" E	171.30
L21	N 51°42'30" E	108.41
L22	S 43°11'41" E	288.82

CURVE	ARC	DELTA	RADIUS	CHORD LENGTH	CHORD BEARING	TAN LENGTH
C1	175.41	08°35'00"	1170.92	175.25	S 77°05'59" W	87.87
C2	144.99	19°11'06"	433.03	144.32	S 86°18'49" W	73.18
C3	80.18	02°06'54"	2171.95	80.17	N 85°09'06" W	40.09
C4	82.54	111°04'32"	42.57	70.20	N 30°40'17" W	62.03
C5	185.40	21°35'25"	492.01	184.31	N 10°34'49" E	93.81
C6	287.62	22°18'18"	738.81	285.81	N 11°21'17" N	145.65
C7	312.38	12°31'51"	1428.30	311.75	N 34°46'43" N	156.81
C8	237.44	09°51'06"	1380.93	237.15	N 42°24'05" W	119.01

39.38 ACRES
REVISED TAX PARCEL
0260000A00000450

150.00 ACRES
NEW TAX PARCEL
0260000A0000045A

THE NEW PARCEL(S) AS SHOWN HEREON, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

OWNER DATE

OWNER DATE

COMMONWEALTH AT LARGE TO WIT:
STATE OF VIRGINIA

COUNTY OF

I, _____, A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED ABOVE HAVE ACKNOWLEDGED THE SAME BEFORE ME.

MY COMMISSION EXPIRES: _____

NOTARY PUBLIC

DATE

DORSEY SURVEYING P.L.C.

DORSEY SURVEYING P.L.C.
POST OFFICE BOX 1098
LEXINGTON, VA. 24450
540-463-4893

F.B.

NAME

DISK

CASTLES

NO. DATE BY REVISION

FILE NO.

1918

SHEET OF