

This plat showing property of James A. Hegedus & Virginia E. Hegedus was this day presented to this office and admitted to recordation.

Attest:

R. Sku. Pater

CLERK

3/139

3 | 139

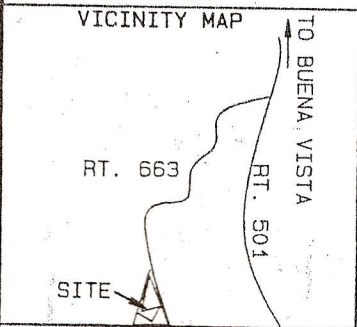
LEGAL REFERENCE:
D.B. 553 PG. 781
T.M. 99-A-20

As near as possible, this plat agrees with deed descriptions and/or plats, on-the-ground physical evidence, and local witnesses if available.

AREA: 28.720 AC

ROCKBRIDGE CO. ZONING: A-1 (AGRICULTURAL)

I.F. - IRON
I.S. - IRON
SETBACKS
FRONT - 65'
REAR - 50'
SIDE - 50'

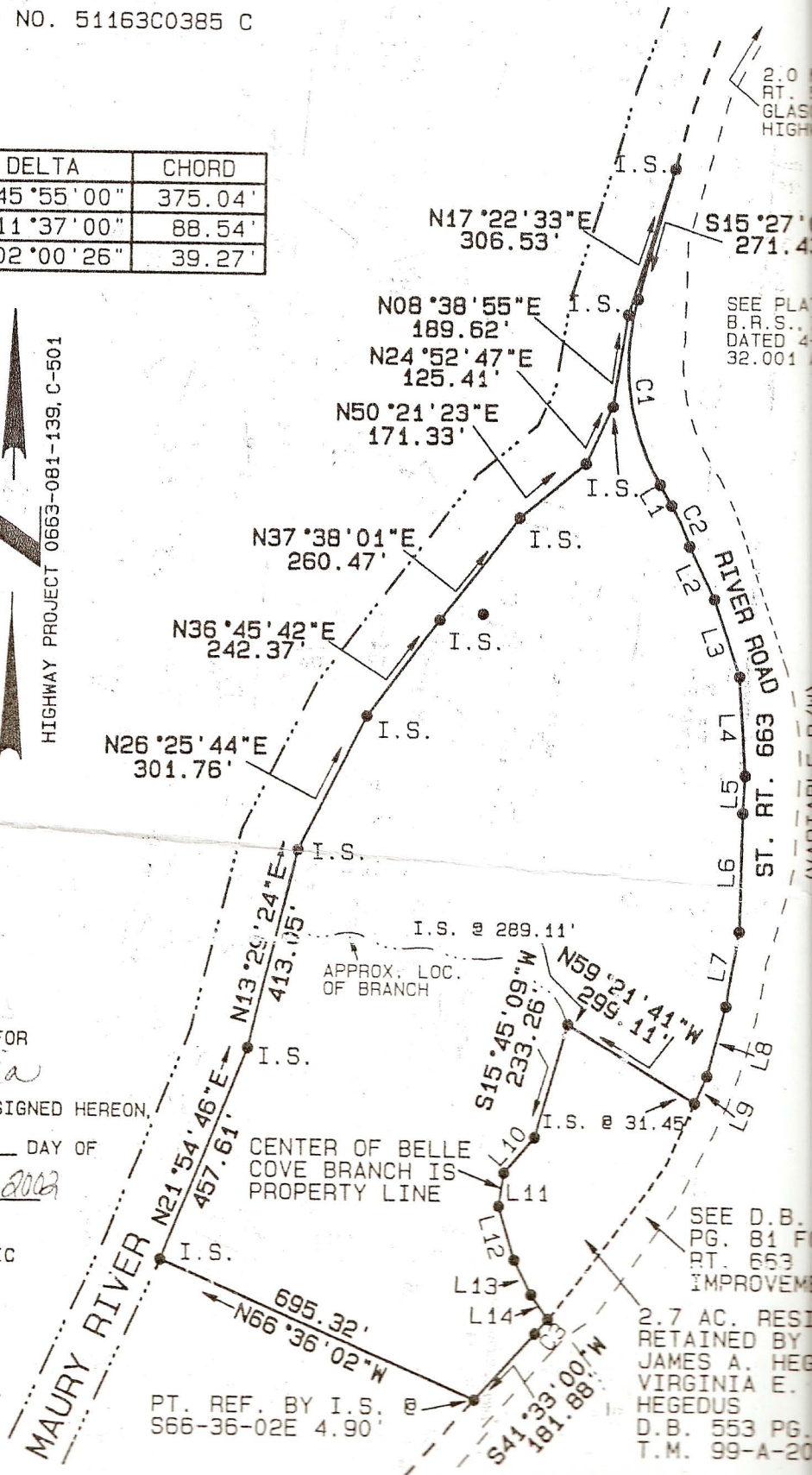


THE PROPERTY SHOWN FALLS ENTIRELY INSIDE ZONE AE AN AREA OF 100-YEAR FLOOD FLOOD ELEVATIONS AND FLOOD HAZARD FACTORS NOT DETERMINED.
SEE COMMUNITY PANEL NO. 51163C0385 C

LINE	ARC	CHORD BEARING	RADIUS	DELTA	CHORD
C1	385.26'	S07°30'30"E	480.74'	45°55'00"	375.04'
C2	88.69'	S24°39'30"E	437.46'	11°37'00"	88.54'
C3	39.27'	S40°32'47"W	1120.92'	02°00'26"	39.27'

LINE	BEARING	DISTANCE
L1	S30°28'00"E	47.02'
L2	S26°14'18"E	116.65'
L3	S18°51'00"E	163.60'
L4	S04°00'51"E	199.23'
L5	S02°20'00"W	74.57'
L6	S01°07'54"W	238.44'
L7	S09°01'18"W	155.16'
L8	S14°32'49"W	144.05'
L9	S24°05'09"W	58.84'
L10	S40°28'23"W	94.76'
L11	S07°58'47"W	68.39'
L12	S16°36'53"E	112.16'
L13	S26°38'00"E	77.75'
L14	S35°28'59"E	60.62'

HIGHWAY PROJECT 0663-081-139, C-501



CONSENT STATEMENT

THE PLATTING OF THE FOLLOWING DESCRIBED LAND IS WITH THE FREE CONSENT AND WITH THE DESIRES OF THE UNDERSIGNED OWNER(S). THE OWNER CERTIFIES THAT HE IS THE FEE SIMPLE OWNER OF SAID LAND RECORDED IN THE LEGAL REFERENCE SHOWN. WITNESS THE FOLLOWING SIGNATURES THIS 9th DAY OF April, 2001.

James A. Hegedus
Virginia E. Hegedus

Michelle S. Webb A NOTARY PUBLIC IN AND FOR
City of Lexington IN THE STATE OF Virginia

DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED HEREON,

HAVE ACKNOWLEDGED THE SAME BEFORE ME THIS 9th DAY OF April, 2001

MY COMMISSION EXPIRES: 31 Aug 2002

Michelle S. Webb NOTARY PUBLIC

APPROVED BY:

km a u 4/6/01

ROCKBRIDGE COUNTY OFFICIAL

NATURAL BRIDGE MAGIST. DISTRICT
ROCKBRIDGE COUNTY, VIRGINIA

PT. REF. BY I.S. @
S66-36-02E 4.90'

SEE D.B.
PG. 81 F
RT. 663
IMPROVEM
2.7 AC. RESI
RETAINED BY
JAMES A. HEG
VIRGINIA E.
HEGEDUS
D.B. 553 PG.
T.M. 99-A-20