

ROCKINGHAM COUNTY
L. WAYNE HARPER
CLERK OF COURT
Harrisonburg, VA 22801



60 2006 00035382

Instrument Number: 2006- 00035382

As

Recorded On: November 07, 2006

Owner's Consent

Parties: ROCKTOWN DEVELOPMENTS INC

To

NO GRANTEE

Recorded By: LENHART OBENSHAIN

Num Of Pages: 15

Comment:

**** Examined and Charged as Follows: ****

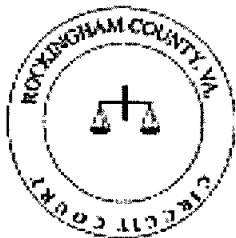
Owner's Consent	6.50	11 - 30 Pages	28.50	Plat larger than legal	280 00
Recording Charge:	315.00				

**** THIS PAGE IS PART OF THE INSTRUMENT ****

I hereby certify that the within and foregoing was recorded in the Clerk's Office For: ROCKINGHAM COUNTY, VA

File Information:**Record and Return To:**

Document Number:	2006- 00035382	LENHART OBENSHAIN
Receipt Number:	28700	90 NORTH MAIN ST
Recorded Date/Time:	November 07, 2006 10:26:06A	SUITE 201
Book-Vol/Pg:	Bk-OR VI-2976 Pg-162	HARRISONBURG VA 22801
Cashier / Station:	B Huffman / Cash Station 3	



THE STATE OF VIRGINIA}
COUNTY OF ROCKINGHAM}

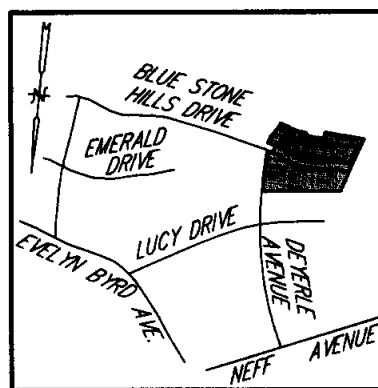
I certify that the document to which this authentication is affixed is a true
copy of a record in the Rockingham County Circuit Court Clerk's Office
and that I am the custodian of that record

CLERK OF COURT
ROCKINGHAM COUNTY, VIRGINIA

FINAL PLAT
THE TOWNES at BLUESTONE,
SECTION ONE

OWNER / DEVELOPER –
ROCKTOWN DEVELOPMENTS, INC

CITY of HARRISONBURG, VIRGINIA

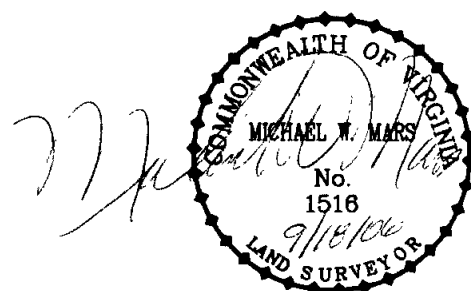


VICINITY MAP
SCALE 1" = 1,000'

JULY 28, 2006
REVISED SEPTEMBER 18, 2006

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE
AND BELIEF, ALL OF THE REQUIREMENTS OF THE PLANNING
COMMISSION, CITY COUNCIL AND ORDINANCES OF THE CITY
OF HARRISONBURG, VIRGINIA, REGARDING THE PLATTING OF
SUBDIVISIONS WITHIN THE CITY HAVE BEEN COMPLIED WITH.

VALLEY
ENGINEERING-SURVEYING-PLANNING
3231 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365



NOTES:

- 1. DATUM AS SHOWN HEREON IS ACCORDING TO RECORDED INFORMATION AND A CURRENT FIELD SURVEY.
- 2. THIS PROPERTY IS A PORTION OF TAX MAP No. 80-F-2.
- 3. BEARINGS ARE ROTATED TO PLAT RECORDED IN D.B. 2521, Pg. 234.
- 4. TOTAL AREA IN LOTS = 3.517 ACRES.
- 5. TOTAL AREA IN OPEN SPACES = 0.860 ACRES.
- 6. AREA IN BLUE STONE DRIVE (EXTENDED), SECTION ONE = 0.623 ACRES.
- 7. TOTAL AREA BEING DIVIDED IN SECTION ONE = 5.000 ACRES.
- 8. SEE SHEET 9 FOR VACATION OF EXISTING STORM DRAINAGE EASEMENT CREATED IN D.B. 1341, Pg. 781 & D.B. 1493, Pg. 453 and FOR NEW STORM DRAINAGE EASEMENT.
- 9. SEE SHEET 10 FOR NEW PRIVATE PARKING & ACCESS EASEMENTS.
- 10. SEE SHEET 9 FOR NEW OFF-SITE EASEMENTS.
- 11. SEE SHEET 12 FOR CHART WITH ALL CURVE DATA.

OVERVIEW of
TOWNES of BLUESTONE,
SECTION ONE

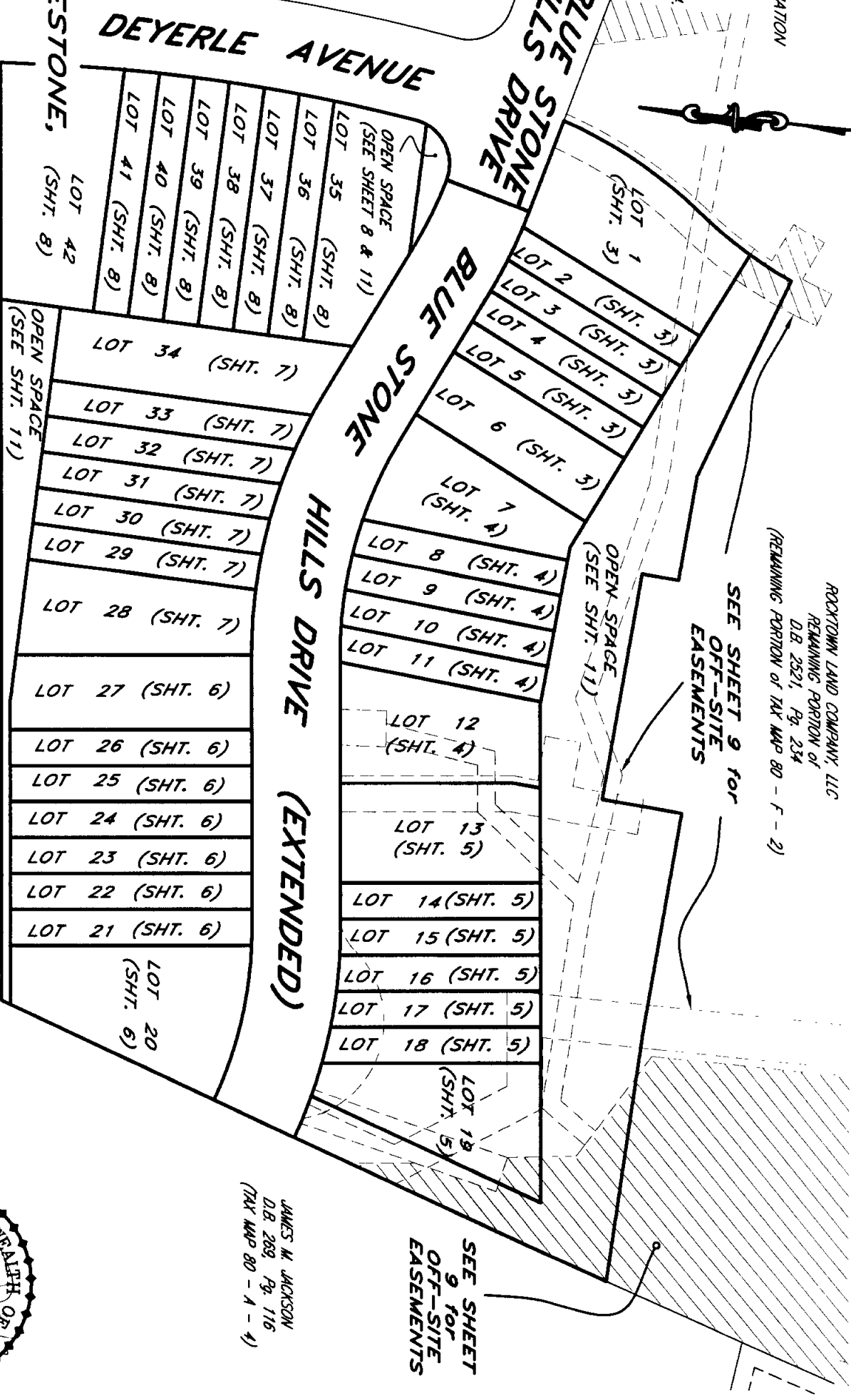
JULY 28, 2006
REVISED SEPTEMBER 18, 2006
SCALE 1" = 60'

VALLEY

ENGINEERING-SURVEYING-PLANNING

3231 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365

8049C1.DWG



NOTES:

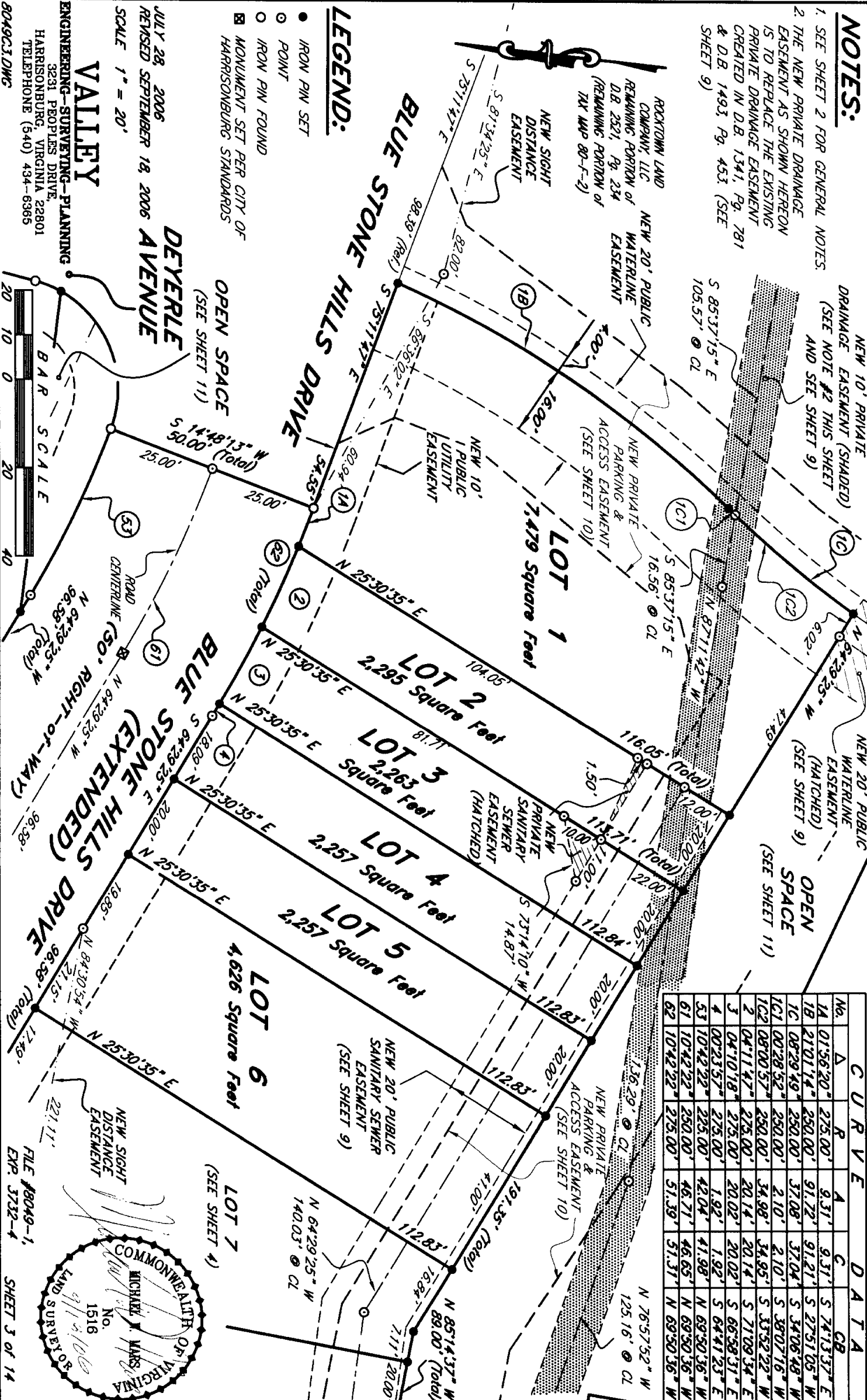
1. SEE SHEET 2 FOR GENERAL NOTES.
2. THE NEW PRIVATE DRAINAGE EASEMENT AS SHOWN HEREON IS TO REPLACE THE EXISTING PRIVATE DRAINAGE EASEMENT CREATED IN D.B. 1341, Pg. 781 & D.B. 1493, Pg. 453. (SEE SHEET 9)

NEW 10' PRIVATE
DRAINAGE EASEMENT (SHADED)
(SEE NOTE #2 THIS SHEET
AND SEE SHEET 9)

NEW 20' PUBLIC
WATERLINE
EASEMENT
(HATCHED)
(SEE SHEET 9)

**OPEN
SPACE
SEE SHEET 11)**

No.	CURVE			DATA		
	Δ	R	A	C	CB	
1A	01°56'20"	275.00'	9.31'	9.31'	S 74°13'37" E	
1B	21°01'14"	250.00'	91.72'	91.21'	S 27°51'05" W	
1C	08°29'49"	250.00'	37.08'	37.04'	S 34°06'48" W	
1C1	00°28'52"	250.00'	2.10'	2.10'	S 38°07'16" W	
1C2	08°00'57"	250.00'	34.98'	34.95'	S 33°52'22" W	
2	04°11'47"	275.00'	20.14'	20.14'	S 71°09'34" E	
3	04°10'18"	275.00'	20.02'	20.02'	S 66°58'31" E	
4	00°23'57"	275.00'	1.92'	1.92'	S 64°41'23" E	
53	10°42'22"	225.00'	42.04'	41.98'	N 69°50'36" W	
61	10°42'22"	250.00'	46.71'	46.65'	N 69°50'36" W	
62	10°42'22"	275.00'	51.39'	51.31'	N 69°50'36" W	



LEGEND:

- IRON PIN SET
- POINT
- IRON PIN FOUND
- ☒ MONUMENT SET PER CITY OF HARRISONBURG STANDARDS

DEWEEN
JULY 28, 2006
REMOVED SEPTEMBER 18, 2006
SCALE 1" = 20'

VALLEY

ENGINEERING--SURVEYING--PLANNING

3231 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365

8049C3.DWG

SEE SHEET 8

SEE SHEET 7

FILE #8049-1,
EXP. 3732-4

SHEET 3 of 14

SEE SHEET 9

SEE SHEET 4

NOTES:

- 1. SEE SHEET 2 FOR GENERAL NOTES.
- 2. THE NEW PRIVATE DRAINAGE EASEMENT AS SHOWN HEREON IS TO REPLACE THE EXISTING PRIVATE DRAINAGE EASEMENT CREATED IN D.B. 1341, Pg. 781 & D.B. 1493, Pg. 453. (SEE SHEET 9)

C U R V E				D A T A			
No.	Δ	R	A	C	CB		
7	12°15'14"	225.00'	48.12'	48.03'	S 70°37'02" E		
8	05°07'20"	225.00'	20.12'	20.11'	S 79°18'19" E		
9	05°05'43"	225.00'	20.01'	20.00'	S 84°24'50" E		
10	05°06'32"	225.00'	20.06'	20.06'	S 89°30'57" E		
11	04°08'29"	225.00'	16.26'	16.26'	N 85°51'32" E		
55	31°43'18"	250.00'	138.41'	136.65'	N 80°21'04" W		
59	31°43'18"	225.00'	124.57'	122.99'	N 80°21'04" W		

LEGEND:

- IRON PIN SET
- IRON PIN FOUND
- ⊙ POINT
- ⊠ MONUMENT SET PER CITY OF HARRISONBURG STANDARDS

LOT 6
(SEE SHEET 3)

LOT 7
5,092 Square Feet

LOT 8
2,381 Square Feet

LOT 9
2,405 Square Feet

LOT 10
2,393 Square Feet

LOT 11
2,345 Square Feet

LOT 12
6,393 Square Feet

LOT 13
(SEE SHEET 5)

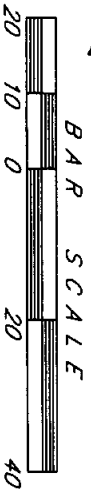
JULY 28, 2006
RENSED SEPTEMBER 18, 2006
SCALE 1" = 20'

VALLEY

ENGINEERING-SURVEYING-PLANNING

3231 PEOPLES DRIVE
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365

8049C4.DWG



SEE SHEET 7

FILE #8049-1, EXP. 3732-4

SHEET 4 of 14

SEE SHEET 4

OPEN SPACE

NEW 20' PUBLIC WATERLINE EASEMENT

NEW 10' PRIVATE DRAINAGE EASEMENT (SHADED)

(SEE NOTE #2 THIS SHEET & SEE SHEET 9) NEW PRIVATE ACCESS

(SEE SHEET 10) EASEMENT

NEW 20' PUBLIC SANITARY SEWER EASEMENT (SEE SHEET 9)

NEW 10' PRIVATE DRAINAGE EASEMENT (SHADED) (SEE SHEET 9)

NEW PRIVATE PARKING & ACCESS EASEMENT (SEE SHEET 10)

NEW 20' PUBLIC WATERLINE EASEMENT (SEE SHEET 9)

NEW 26' PUBLIC SANITARY SEWER EASEMENT (SEE SHEET 9)

NEW 20' PUBLIC DRAINAGE EASEMENT (HATCHED)

BLUE STONE HILLS DRIVE (EXTENDED)

ROAD CENTERLINE

BAR SCALE

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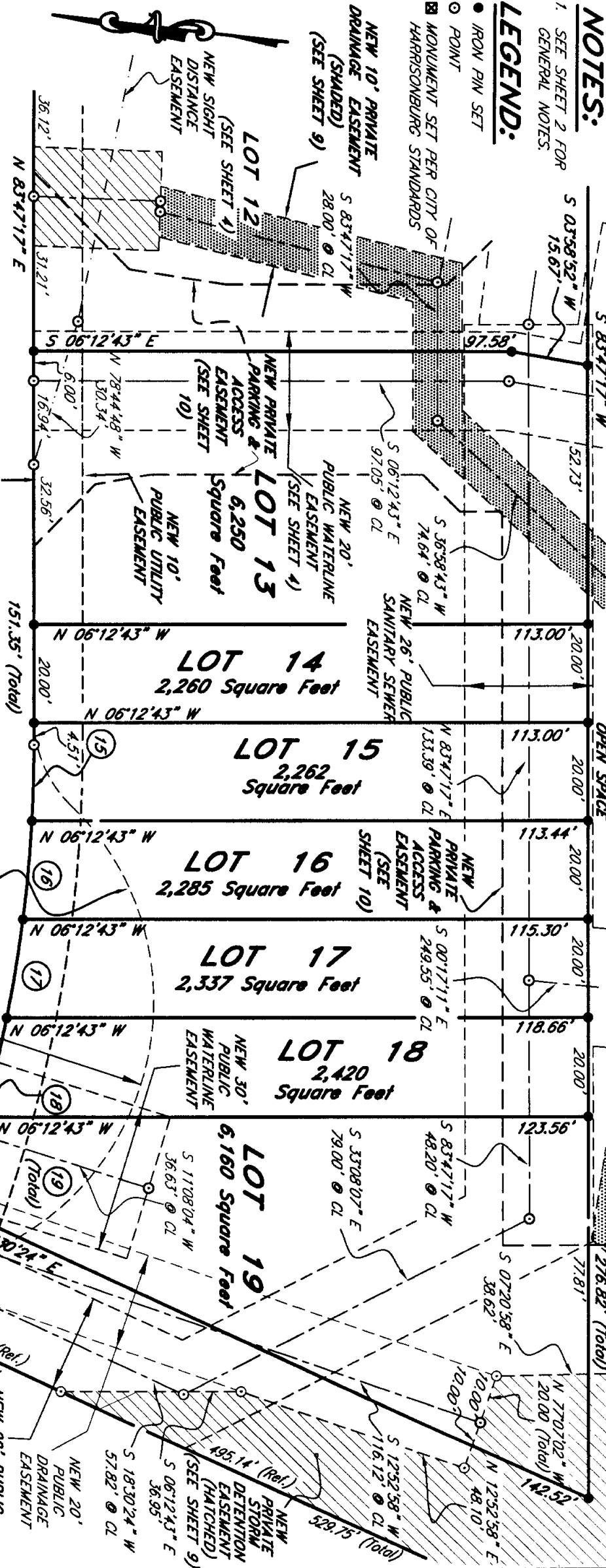
299

NOTES:

1. SEE SHEET 2 FOR GENERAL NOTES.

LEGEND:

- IRON PIN SET
- POINT
- MONUMENT SET PER CITY OF HARRISONBURG STANDARDS

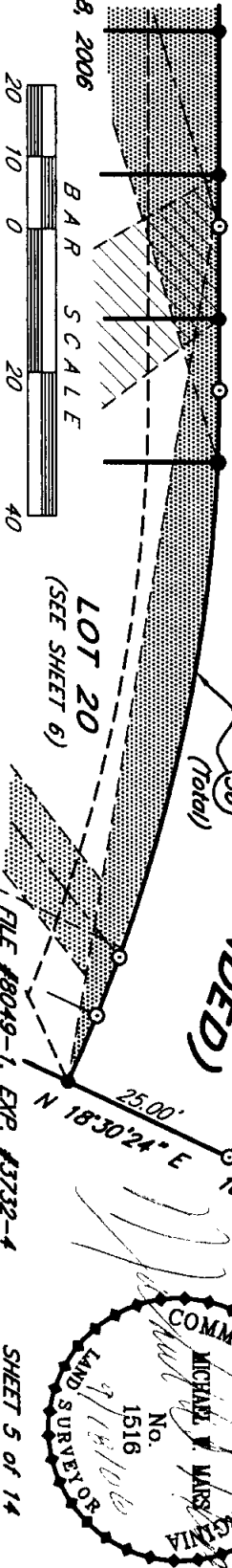


CURVE			DATA		
No.	Δ	R	A	C	CB
15	03°13'45"	275.00'	15.50'	15.50'	N 85°24'10" E
16	04°17'09"	275.00'	20.09'	20.09'	N 89°06'36" E
17	04°13'34"	275.00'	20.28'	20.28'	N 86°41'02" E
18	04°17'30"	275.00'	20.60'	20.59'	S 82°25'30" E
19	03°59'25"	275.00'	19.15'	19.15'	S 78°17'02" E
56	25°13'50"	225.00'	98.08'	98.28'	S 83°35'48" E
57	25°10'45"	250.00'	108.87'	108.98'	N 83°37'20" W
58	25°08'15"	275.00'	120.65'	119.69'	N 83°38'35" W
60	05°12'52"	275.00'	25.03'	25.02'	N 75°40'54" W

(50' RIGHT-OF-WAY)

BLUE STONE HILLS DRIVE

(EXTENDED)



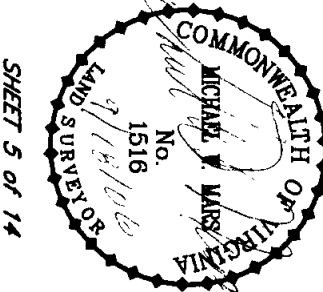
VALLEY
ENGINEERING-SURVEYING-PLANNING
3831 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365
8049C5.DWG

SCALE 1" = 20'
JULY 28, 2006
REVISED SEPTEMBER 18, 2006

BAR SCALE
20 10 0 20 40

LOT 20
(SEE SHEET 6)

FILE #8049-1, EXP. #3732-4



JAMES M. JACKSON
D.B. 283, Pg. 116
(TAX MAP No. 80-A-4)

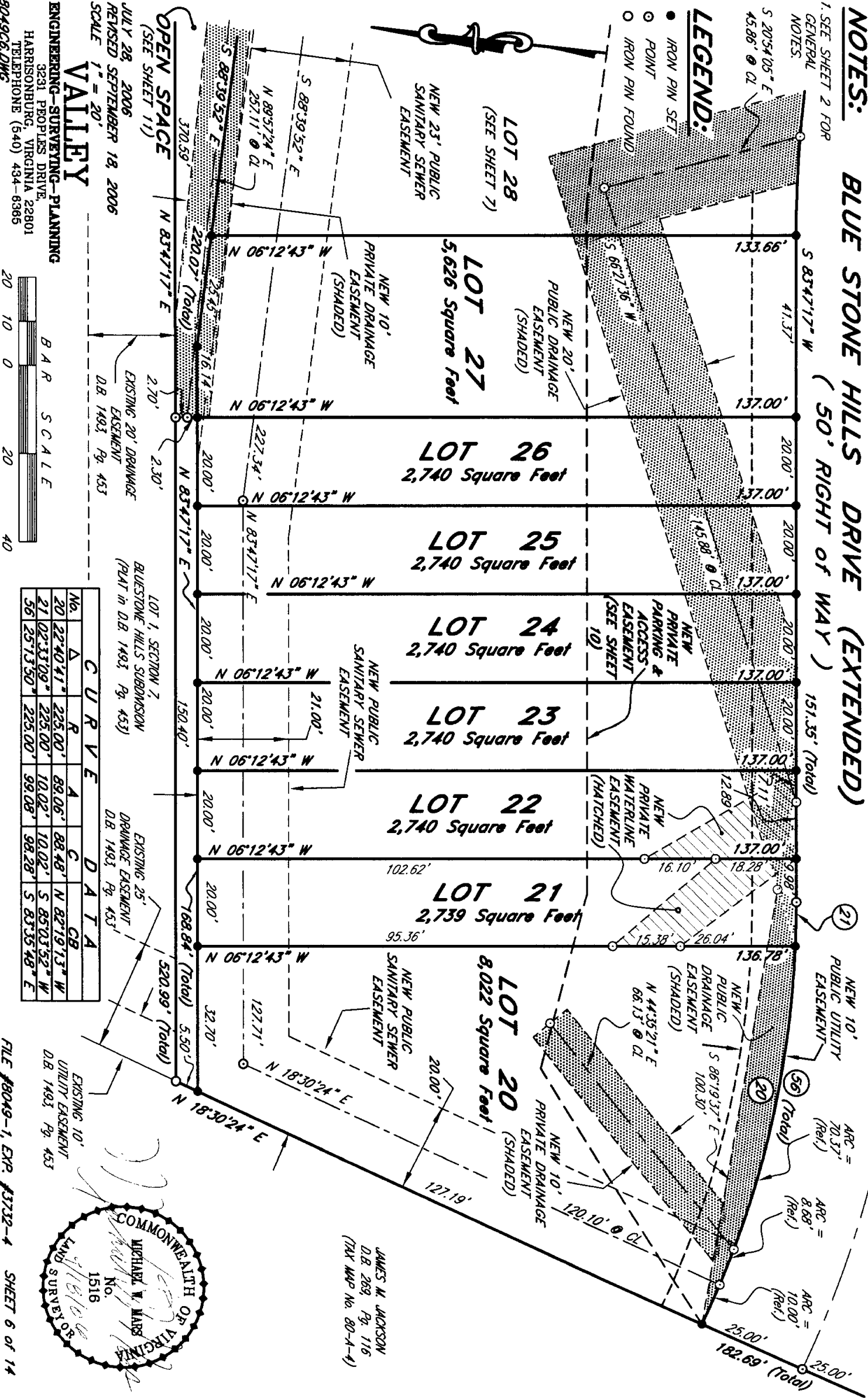
SEE SHEET 7

NOTES: **BLUE STONE HILLS DRIVE (EXTENDED)** (50' RIGHT OF WAY)

1. SEE SHEET 2 FOR GENERAL NOTES.

LEGEND:

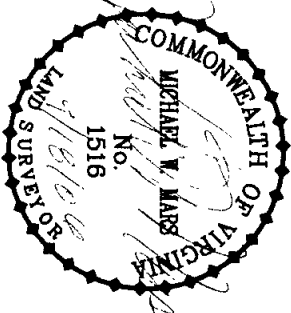
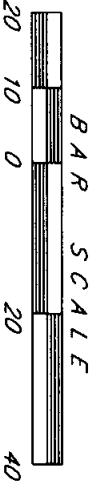
- IRON PIN SET
- POINT
- IRON PIN FOUND



ENGINEERING-SURVEYING-PLANNING
3231 PROPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-8365
804906.DWG

VALLEY

JULY 28, 2006
REVISED SEPTEMBER 18, 2006
SCALE 1" = 20'

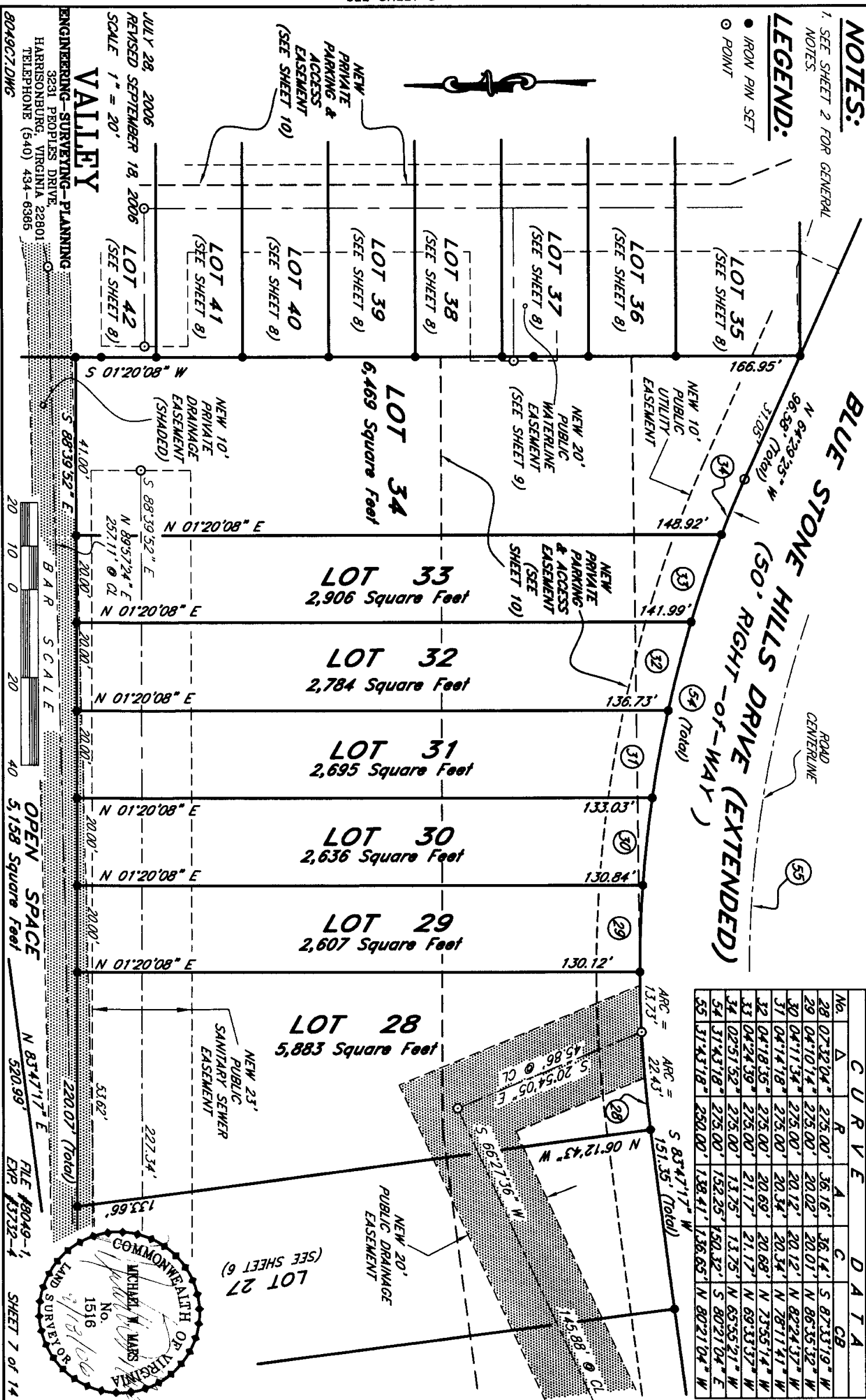


NOTES:

1. SEE SHEET 2 FOR GENERAL NOTES.

LEGEND:

- IRON PIN SET
- ◎ POINT



CURVE			DATA		
No.	Δ	R	A	C	CB
28	07°32'04"	275.00'	36.16'	36.14'	S 87°33'19" W
29	04°10'14"	275.00'	20.02'	20.01'	N 86°35'32" W
30	04°17'54"	275.00'	20.12'	20.12'	N 82°24'37" W
31	04°14'18"	275.00'	20.34'	20.34'	N 78°17'41" W
32	04°18'35"	275.00'	20.69'	20.68'	N 75°55'14" W
33	04°24'39"	275.00'	21.17'	21.17'	N 69°33'37" W
34	02°51'52"	275.00'	13.75'	13.75'	N 65°55'21" W
54	31°43'18"	275.00'	152.25'	150.32'	S 80°21'04" E
55	31°43'18"	250.00'	138.41'	136.65'	N 80°21'04" W

SEE SHEET 3

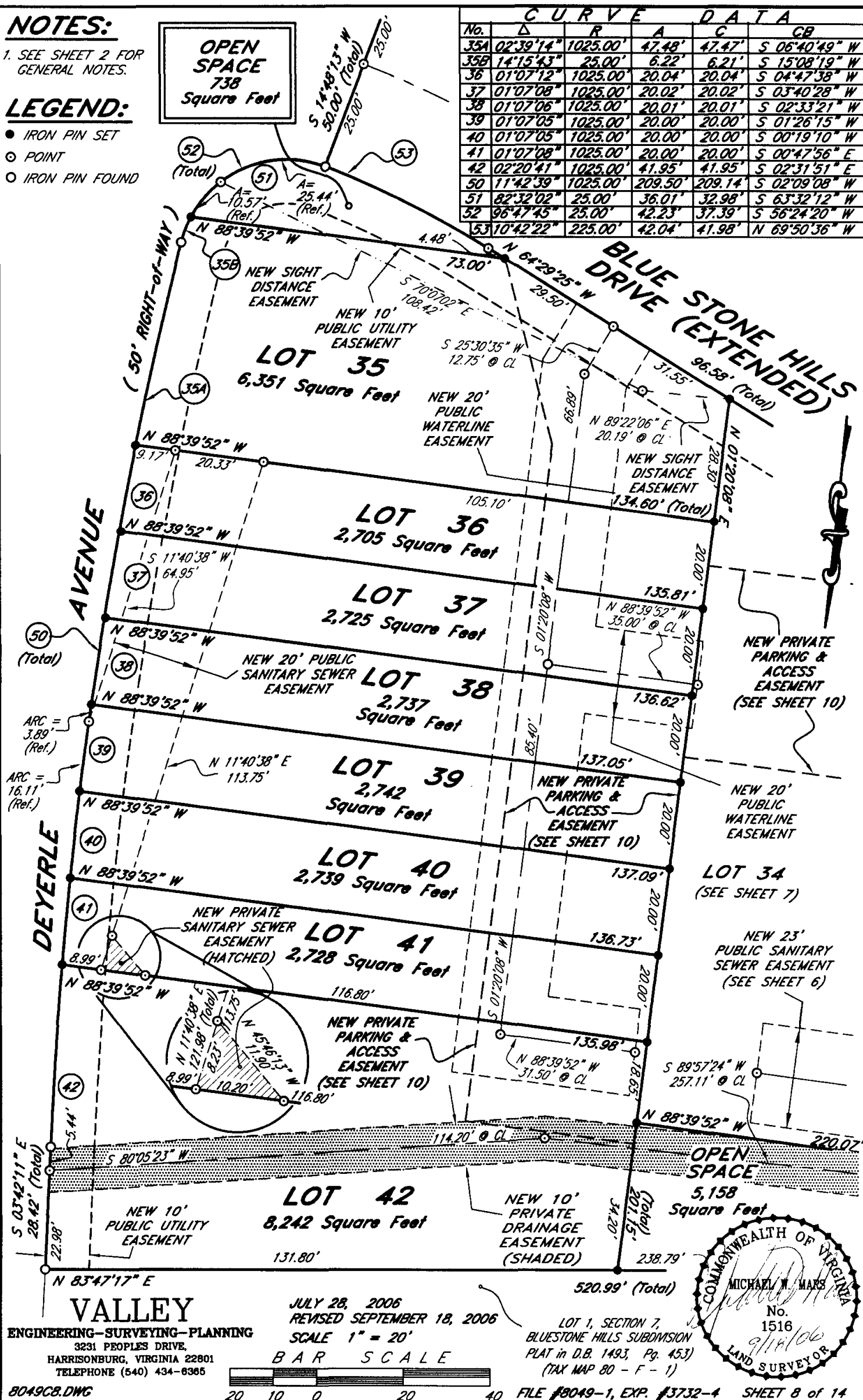
NOTES:

1. SEE SHEET 2 FOR
GENERAL NOTES.

LEGEND:

- IRON PIN SET
- ⊙ POINT
- IRON PIN FOUND

C U R V E D A T A					
No.	Δ	R	A	C	CB
35A	02°39'14"	1025.00'	47.48'	47.47'	S 06°40'49" W
35B	14°15'43"	25.00'	6.22'	6.21'	S 15°08'19" W
36	01°07'12"	1025.00'	20.04'	20.04'	S 04°47'38" W
37	01°07'08"	1025.00'	20.02'	20.02'	S 03°40'28" W
38	01°07'06"	1025.00'	20.01'	20.01'	S 02°33'21" W
39	01°07'05"	1025.00'	20.00'	20.00'	S 01°26'15" W
40	01°07'05"	1025.00'	20.00'	20.00'	S 00°19'10" W
41	01°07'08"	1025.00'	20.00'	20.00'	S 00°47'56" E
42	02°20'41"	1025.00'	41.95'	41.95'	S 02°31'51" E
50	11°42'39"	1025.00'	209.50'	209.14'	S 02°09'08" W
51	82°32'02"	25.00'	36.01'	32.98'	S 63°32'12" W
52	96°47'45"	25.00'	42.23'	37.39'	S 56°24'20" W
53	10°42'22"	225.00'	42.04'	41.98'	N 69°50'36" W



LEGEND:

- POINT
- IRON PIN SET
- IRON PIN FOUND

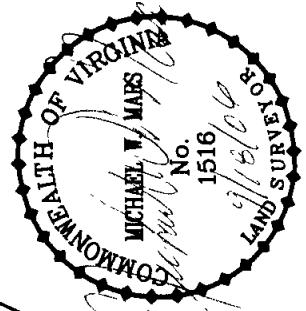
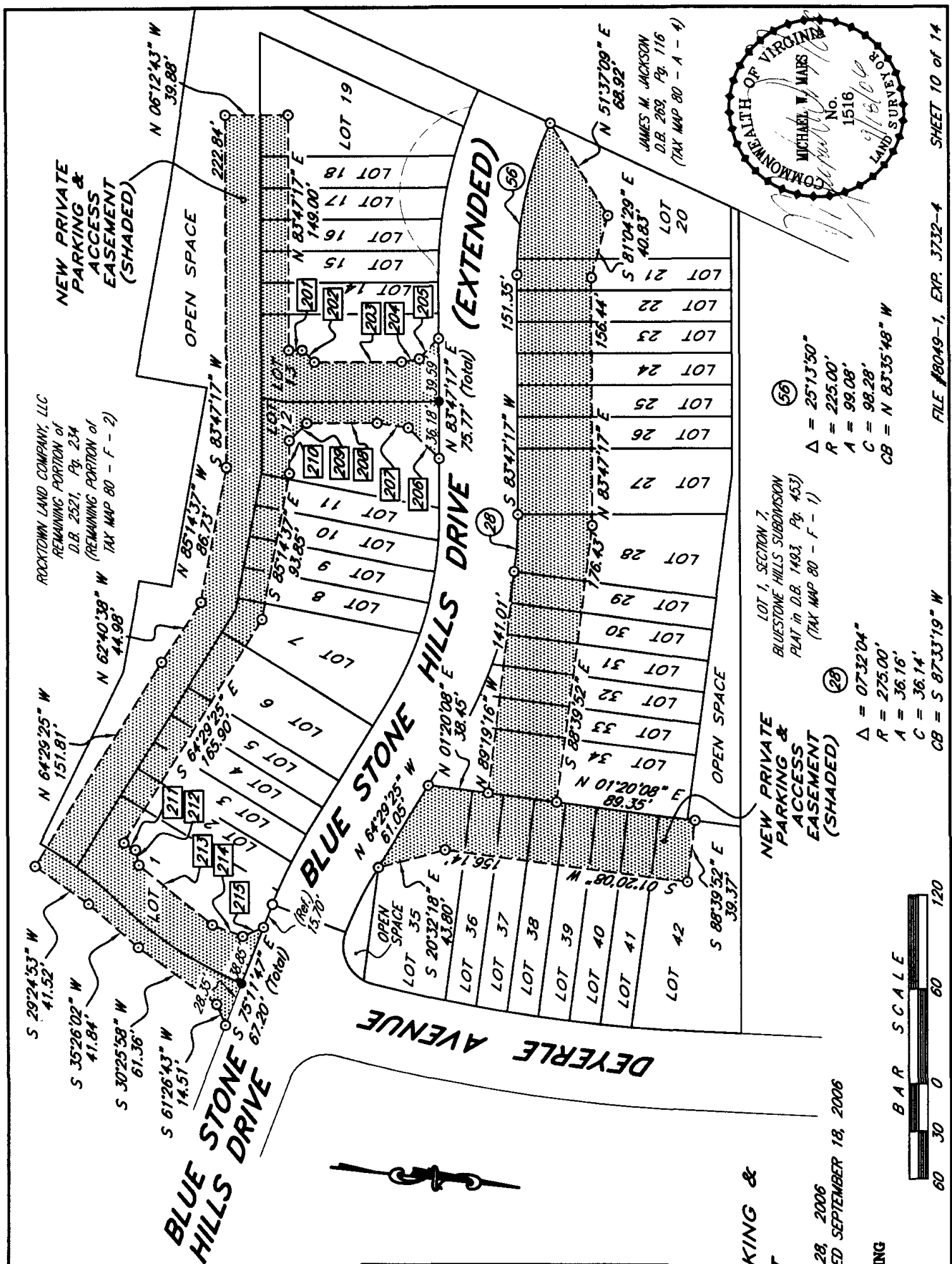
No.	EASEMENT LINE DATA
201	N 06°12'43" W 8.53'
202	N 38°47'17" E 10.61'
203	N 06°12'43" W 55.66'
204	N 16°02'27" W 11.47'
205	N 51°12'43" W 17.86'
206	S 38°47'17" W 27.84'
207	S 02°23'52" W 19.99'
208	S 06°12'43" E 45.05'
209	S 50°53'17" E 15.64'
210	N 83°47'17" E 20.67'
211	N 25°30'35" E 8.47'
212	N 70°30'35" E 9.89'
213	N 33°35'37" E 59.98'
214	N 14°48'13" E 20.56'
215	N 30°11'47" W 14.39'

NEW PRIVATE PARKING & ACCESS EASEMENT

SCALE 1" = 60' JULY 28, 2006
REVISED SEPTEMBER 18, 2006

VALLEY
ENGINEERING-SURVEYING-PLANNING
3231 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6365

8049C10.DWG



Δ = 25°13'50"
R = 225.00'
A = 99.08'
C = 98.28'
CB = N 83°35'48" W

Δ = 07°32'04"
R = 275.00'
A = 36.16'
C = 36.14'
CB = S 87°33'19" W

LOT 1, SECTION 7,
BLUESTONE HILLS SUBDIVISION
PLAT in D.B. 1493, Pg. 453)
(TAX MAP 80 - F - 1)

NEW PRIVATE PARKING & ACCESS EASEMENT (SHADED)

LOT 1, SECTION 7,
BLUESTONE HILLS SUBDIVISION
PLAT in D.B. 1493, Pg. 453)
(TAX MAP 80 - F - 1)

NOTES:

- 1. DATUM AS SHOWN HEREON IS ACCORDING TO RECORDED INFORMATION AND A CURRENT FIELD SURVEY.
- 2. THIS PROPERTY IS A PORTION OF TAX MAP No. 80-F-2.
- 3. BEARINGS ARE ROTATED TO PLAT. RECORDED IN D.B. 2521, Pg. 234.

LEGEND:

- IRON PIN SET
- IRON PIN FOUND
- ⊙ POINT

OPEN SPACES for
TOWNES at BLUESTONE,
SECTION ONE

JULY 28, 2006

REVISED SEPTEMBER 18, 2006

SCALE 1" = 60'

VALLEY

ENGINEERING-SURVEYING-PLANNING

3231 PEOPLES DRIVE,

HARRISONBURG, VIRGINIA 22801

TELEPHONE (540) 434-6365

8049C11.DWG

BLUE STONE
HILLS DRIVE

DEYERLE AVENUE

OPEN SPACE
738 SQ. FT.

BLUE STONE HILLS DRIVE (EXTENDED)

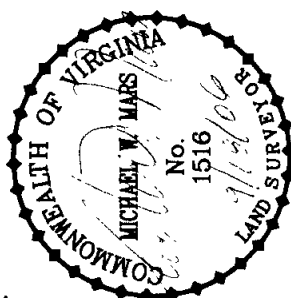
SEE SHEET 9 for
OFF-SITE
EASEMENTS

SEE SHEET
9 for
OFF-SITE
EASEMENTS

JAMES M. JACKSON
D.B. 269, Pg. 116
(TAX MAP 80 - A - 4)

63
 $\Delta = 06^{\circ}15'04''$
 $R = 250.00'$
 $A = 27.28'$
 $C = 27.26'$
 $CB = S 26^{\circ}44'21'' W$

64
 $\Delta = 05^{\circ}12'52''$
 $R = 275.00'$
 $A = 25.03'$
 $C = 25.02'$
 $CB = S 73^{\circ}40'54'' E$



LOT 1, SECTION 7,
BLUESTONE HILLS SUBDIVISION
PLAT in D.B. 1493, Pg. 453)
(TAX MAP 80 - F - 1)

BAR SCALE



53
 $\Delta = 10^{\circ}42'22''$
 $R = 225.00'$
 $A = 42.04'$
 $C = 41.98'$
 $CB = N 69^{\circ}50'36'' W$

51
 $\Delta = 82^{\circ}32'02''$
 $R = 25.00'$
 $A = 36.01'$
 $C = 32.98'$
 $CB = S 63^{\circ}32'12'' W$

NOTES:

1. SEE SHEET 2 FOR GENERAL NOTES.

C U R V E D A T A					
No.	Δ	R	A	C	CB
1A	01°56'20"	275.00'	9.31'	9.31'	S 74°13'37" E
1B	21°01'14"	250.00'	91.72'	91.21'	S 27°51'05" W
1C	08°29'49"	250.00'	37.08'	37.04'	S 34°06'48" W
1C1	00°28'52"	250.00'	2.10'	2.10'	S 38°07'16" W
1C2	08°00'57"	250.00'	34.98'	34.95'	S 33°52'22" W
2	04°11'47"	275.00'	20.14'	20.14'	S 71°09'34" E
3	04°10'18"	275.00'	20.02'	20.02'	S 66°58'31" E
4	00°23'57"	275.00'	1.92'	1.92'	S 64°41'23" E
7	12°15'14"	225.00'	48.12'	48.03'	S 70°37'02" E
8	05°07'20"	225.00'	20.12'	20.11'	S 79°18'19" E
9	05°05'43"	225.00'	20.01'	20.00'	S 84°24'50" E
10	05°06'32"	225.00'	20.06'	20.06'	S 89°30'57" E
11	04°08'29"	225.00'	16.26'	16.26'	N 85°51'32" E
15	03°13'45"	275.00'	15.50'	15.50'	N 85°24'10" E
16	04°11'09"	275.00'	20.09'	20.09'	N 89°06'36" E
17	04°13'34"	275.00'	20.28'	20.28'	S 86°41'02" E
18	04°17'30"	275.00'	20.60'	20.59'	S 82°25'30" E
19	03°59'25"	275.00'	19.15'	19.15'	S 78°17'02" E
20	22°40'41"	225.00'	89.06'	88.48'	N 82°19'13" W
21	02°33'09"	225.00'	10.02'	10.02'	S 85°03'52" W
28	07°32'04"	275.00'	36.16'	36.14'	S 87°33'19" W
29	04°10'14"	275.00'	20.02'	20.01'	N 86°35'32" W
30	04°11'34"	275.00'	20.12'	20.12'	N 82°24'37" W
31	04°14'18"	275.00'	20.34'	20.34'	N 78°11'41" W
32	04°18'35"	275.00'	20.69'	20.68'	N 73°55'14" W
33	04°24'39"	275.00'	21.17'	21.17'	N 69°33'37" W
34	02°51'52"	275.00'	13.75'	13.75'	N 65°55'21" W
35A	02°39'14"	1025.00'	47.48'	47.47'	S 06°40'49" W
35B	14°15'43"	25.00'	6.22'	6.21'	S 15°08'19" W
36	01°07'12"	1025.00'	20.04'	20.04'	S 04°47'38" W
37	01°07'08"	1025.00'	20.02'	20.02'	S 03°40'28" W
38	01°07'06"	1025.00'	20.01'	20.01'	S 02°33'21" W
39	01°07'05"	1025.00'	20.00'	20.00'	S 01°26'15" W
40	01°07'05"	1025.00'	20.00'	20.00'	S 00°19'10" W
41	01°07'08"	1025.00'	20.00'	20.00'	S 00°47'56" E
42	02°20'41"	1025.00'	41.95'	41.95'	S 02°31'51" E
50	11°42'39"	1025.00'	209.50'	209.14'	S 02°09'08" W
51	82°32'02"	25.00'	36.01'	32.98'	S 63°32'12" W
52	96°47'45"	25.00'	42.23'	37.39'	S 56°24'20" W
53	10°42'22"	225.00'	42.04'	41.98'	N 69°50'36" W
54	31°43'18"	275.00'	152.25'	150.32'	S 80°21'04" E
55	31°43'18"	250.00'	138.41'	136.65'	N 80°21'04" W
56	25°13'50"	225.00'	99.08'	98.28'	S 83°35'48" E
57	25°10'45"	250.00'	109.87'	108.98'	N 83°37'20" W
58	25°08'15"	275.00'	120.65'	119.69'	N 83°38'35" W
59	31°43'18"	225.00'	124.57'	122.99'	N 80°21'04" W
60	05°12'52"	275.00'	25.03'	25.02'	N 73°40'54" W
61	10°42'22"	250.00'	46.71'	46.65'	N 69°50'36" W
62	10°42'22"	275.00'	51.39'	51.31'	N 69°50'36" W
63	06°15'04"	250.00'	27.28'	27.26'	S 26°44'21" W
64	05°12'52"	275.00'	25.03'	25.02'	S 73°40'54" E
117	04°58'03"	256.00'	22.20'	22.19'	S 27°16'44" W
118	04°20'55"	256.00'	19.43'	19.42'	S 22°37'15" W

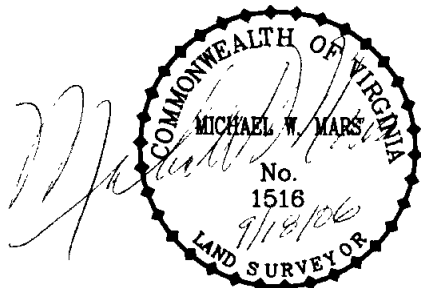
JULY 28, 2006
REVISED SEPTEMBER 18, 2006

VALLEY
ENGINEERING-SURVEYING-PLANNING
3231 PEOPLES DRIVE,
HARRISONBURG, VIRGINIA 22801
TELEPHONE (540) 434-6385

8049C12.DWG

FILE #8049-1, EXP. #3732-4

SHEET 12 of 14



METES & BOUNDS DESCRIPTION - 5.000 ACRES of LAND

BEGINNING at an iron pin found in the southern line of Blue Stone Hills Drive; thence with the said southern line of Blue Stone Hills Drive **S 75° 11' 47" E 54.55'** to an iron pin set, a new corner, said pin being a point on a curve to the right, said curve having a **RADIUS** of **250.00'** and a **DELTA** of **21° 01' 14"**; thence leaving said Blue Stone Hills Drive and with eight new division lines, with the **ARC** of said curve a distance of **91.72'** **CHORD S 27° 51' 05" W 91.21'** to an iron pin set, said pin being the point of reverse curvature, said reverse curve having a **RADIUS** of **250.00'** and a **DELTA** of **14° 44' 53"**; thence with the **ARC** of said reverse curve a distance of **64.36'** **CHORD S 30° 59' 16" W 64.17'** to a point; thence **N 70° 25' 33" W 120.62'** to a point; thence **N 86° 01' 08" W 58.52'** to a point; thence **N 03° 58' 52" E 20.65'** to a point; thence **N 86° 01' 08" W 127.28'** to a point; thence **S 03° 58' 52" W 45.00'** to a point; thence **N 86° 01' 08" W 122.72'** to a point; thence **N 87° 52' 00" W 141.50'** to a point in the line of the lands now or formerly in the name of James M. Jackson; thence with said Jackson **N 18° 30' 24" E 376.25'** to an iron pin found, said pin being a corner to Lot 1, Section 7, Bluestone Hills Subdivision; thence with said Lot 1, Section 7, Bluestone Hills Subdivision **N 83° 47' 17" E 520.99'** to an iron pin found in the western line of Deyerle Avenue; thence with the said western line of Deyerle Avenue **S 03° 42' 11" E 28.42'** to an iron pin found, said pin being the point of curvature of a curve to the right, said curve having **RADIUS** of **1,025.00'** and a **DELTA** of **11° 42' 39"**; thence with the **ARC** of said curve a distance of **209.50'** **CHORD S 02° 09' 08" W 209.14'** to an iron pin found, said pin being the point of intersection of the said western line of Deyerle Avenue with the northwestern line of the aforementioned Blue Stone Hills Drive, said pin also being the point of compound curvature, said compound curve having a **RADIUS** of **25.00'** and a **DELTA** of **96° 47' 45"**; thence with the said northwestern line of Blue Stone Hills Drive with the **ARC** of said compound curve a distance of **42.23'** **CHORD S 56° 24' 20" W 37.39'** to an iron pin found; thence **S 14° 48' 13" W 50.00'** to the **BEGINNING** containing **5.000 ACRES of LAND**.

July 28, 2006

Revised September 18, 2006

8049C12-MB1

File #8049-1, Exp. #3732-4

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