



- NOTES:
- FOR DRAINFIELD LOCATIONS AND OTHER SPECIFIC INFORMATION, SEE PLAT ON FILE AT THE FRANKLIN COUNTY HEALTH DEPARTMENT.
 - IRON PINS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.
 - A PORTION OF THIS PROPERTY AS PLATED FALLS WITHIN THE FEDERAL INSURANCE RATE MAP ONE HUNDRED YEAR FLOOD PLAIN
 - NO OCCUPIED DWELLING TO BE CONSTRUCTED ON LOTS 203 AND 209.

CURVE DATA						
CURVE	ANGLE	TANG.	RADIUS	ARC	CHORD	CH. BEARING
C-1	89°43'29"	24.88'	25.00'	39.15'	35.27'	N 83°11'50" E
C-2	31°12'47"	86.27'	308.87'	168.26'	166.19'	N 22°43'42" E
C-3	11°26'42"	74.39'	742.30'	148.28'	148.03'	N 01°23'57" E
C-4	31°04'22"	96.95'	348.73'	189.13'	186.82'	N 11°12'47" E
C-5	16°00'02"	95.51'	679.60'	189.78'	189.17'	N 34°44'59" E
C-6	24°52'09"	66.81'	303.01'	131.52'	130.49'	N 30°18'56" E
C-7	10°07'09"	28.77'	325.00'	57.40'	57.32'	N 22°56'26" E
C-10	10°07'09"	24.35'	275.00'	48.57'	48.51'	S 22°56'26" W
C-11	24°52'09"	77.84'	353.01'	153.22'	152.02'	S 30°18'56" W
C-12	16°00'02"	88.49'	629.60'	175.82'	175.25'	S 34°44'59" W
C-13	31°04'22"	83.05'	298.73'	162.01'	160.03'	S 11°12'47" W
C-14	11°26'42"	79.40'	792.30'	158.26'	158.00'	S 01°23'58" W
C-15	33°28'39"	107.93'	358.87'	209.68'	206.71'	S 23°51'38" W
C-16	74°41'20"	19.08'	25.00'	32.59'	30.33'	S 03°15'17" W
C-17	17°51'04"	47.12'	300.00'	93.47'	93.09'	N 43°00'54" W

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY, VIRGINIA, THIS PLAT WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ANNEXED IS ADMITTED TO RECORD ON _____, 1987, AT _____ O'CLOCK _____ M.

TESTEE: _____, CLERK

_____ DEPUTY CLERK

KNOW ALL MEN BY THESE PRESENTS. TO WIT:

THAT WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., A VIRGINIA CORPORATION IS THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED KNOWN AS "THE WATERS EDGE, SECTION #3", BOUNDED AS SHOWN HEREON IN DETAIL BY OUTSIDE CORNERS 1 THROUGH 66, INCLUSIVE, WHICH COMPRISES PART OF THE LAND CONVEYED TO SAID OWNER BY DEED DATED NOVEMBER 28, 1984, FROM FRANKLIN REAL ESTATE COMPANY, A PENNSYLVANIA CORPORATION, RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY IN DEED BOOK 384, PAGE 726 AND WHICH SAID LAND IS SUBJECT TO THE LIEN OF A CERTAIN DEED OF TRUST TO JOHN M. WILSON AND A.E. SHUMATE, III, TRUSTEES, EITHER OF WHOM MAY ACT, SECURING FIRST FEDERAL SAVINGS AND LOAN ASSOCIATION OF ROANOKE, BENEFICIARY, DATED JANUARY 10, 1985 AND RECORDED IN THE AFORESAID CLERK'S OFFICE IN DEED BOOK 384, PAGE 732.

THE SAID OWNER CERTIFIES THAT HE HAS SUBDIVIDED THIS LAND AS SHOWN HEREON ENTIRELY WITH HIS OWN FREE WILL AND CONSENT AND PURSUANT TO AND IN COMPLIANCE WITH SECTIONS 15-1 THROUGH 15-467 OF THE VIRGINIA CODE OF 1950, AS AMENDED TO DATE AND FURTHER PURSUANT TO AND IN COMPLIANCE WITH THE FRANKLIN COUNTY LAND SUBDIVISION ORDINANCES. THE SAID OWNER DOES BY VIRTUE OF THE RECORDATION OF THIS PLAT, DEDICATE IN FEE SIMPLE TO THE COUNTY OF FRANKLIN ALL OF THE LAND EMBRACED WITHIN THE STREETS OF THIS SUBDIVISION AND ALL THE EASEMENTS ARE HEREBY DEDICATED FOR PUBLIC USE.

THE SAID OWNER WITH CONSENT OF THE UNDERSIGNED TRUSTEES DO, BY VIRTUE OF THE RECORDATION OF THIS PLAT, DEDICATE IN FEE SIMPLE TO THE COUNTY OF FRANKLIN, ALL OF THE LAND EMBRACED WITHIN THE STREETS OF THIS SUBDIVISION AND ALL OF THE EASEMENTS ARE HEREBY DEDICATED FOR PUBLIC USE.

THE SAID OWNER DOES AS A CONDITION PRECEDENT TO THE APPROVAL OF THIS PLAT AND SUBDIVISION AND THE ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN HEREON BY THE BOARD OF SUPERVISORS OF FRANKLIN COUNTY, VIRGINIA, ON ITS OWN BEHALF AND FOR AND ON ACCOUNT OF ITS HEIRS, SUCCESSORS, DEVISEES AND ASSIGNS, SPECIFICALLY RELEASES THE COUNTY AND THE VIRGINIA DEPARTMENT OF HIGHWAYS FROM ANY AND ALL CLAIM OR CLAIMS FOR DAMAGES WHICH SUCH OWNER, ITS HEIRS, SUCCESSORS, DEVISEES AND ASSIGNS MAY OR MIGHT HAVE AGAINST THE COUNTY OR VIRGINIA DEPARTMENT OF HIGHWAYS BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG SUCH STREETS AS SHOWN ON THIS PLAT OF THE LAND SUBDIVIDED (OR SUCH CHANGED STREETS AS MAY BE AGREED UPON IN THE FUTURE) AND BY REASON OF DOING NECESSARY GRADING, CUTTING, OR FILLING FOR THE PURPOSE OF PLACING SUCH STREETS UPON THE PROPER GRADE AS MAY, FROM TIME TO TIME, BE ESTABLISHED, AND SAID COUNTY OR VIRGINIA DEPARTMENT OF HIGHWAYS SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALL OR WALLS ALONG THE STREET AND PROPERTY LINES THEREON.

IN WITNESS WHEREOF ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS ON _____ DAY OF _____, 1987.

BY: _____
 RONALD L. WILLARD, PRESIDENT WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC.

BY: _____
 TRUSTEE

FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF ROANOKE

BY: _____

STATE OF _____
 OF _____

I, _____, A NOTARY PUBLIC IN AND FOR THE AFORESAID _____ AND STATE DO HEREBY CERTIFY THAT RONALD L. WILLARD, PRESIDENT, WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC., WHOSE NAME IS SIGNED TO THE FOREGOING WRITING DATED _____, 1987, AND HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID CITY/COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON _____, 1987.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

STATE OF _____
 OF _____

I, _____, A NOTARY PUBLIC IN AND FOR THE AFORESAID _____ AND STATE DO HEREBY CERTIFY THAT _____, TRUSTEE AND _____, WITH FIRST FEDERAL SAVINGS & LOAN ASSOCIATION OF ROANOKE, WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING DATED _____, 1987, AND SUCH HAS PERSONALLY APPEARED BEFORE ME IN MY AFORESAID CITY/COUNTY AND STATE AND ACKNOWLEDGED THE SAME ON _____, 1987.

MY COMMISSION EXPIRES _____

NOTARY PUBLIC

DRAINFIELD LOCATION

TOTAL Ac. = 24.135 Ac.

PLAT SHOWING SECTION No. 3

"THE WATERS EDGE"

UNION HALL MAGISTERIAL DISTRICT
 FRANKLIN COUNTY, VIRGINIA

PROPERTY OF
WILLARD CONSTRUCTION OF ROANOKE VALLEY, INC.

SCALE: 1" = 100' DATE: MAY 25, 1987

BUFORD T. LUMSDEN & ASSOCIATES, P.C.
 ENGINEERS - SURVEYORS
 ROANOKE, VIRGINIA