BK1191PG1200

INSTRUMENT # 220007790
RECORDED IN THE CLERK'S OFFICE OF
FRANKLIN COUNTY ON
October 21, 2022 AT 11:11am
TERESA J. BROWN, CLERK
BY: Kimberly G. Bernard (DC)

220007790

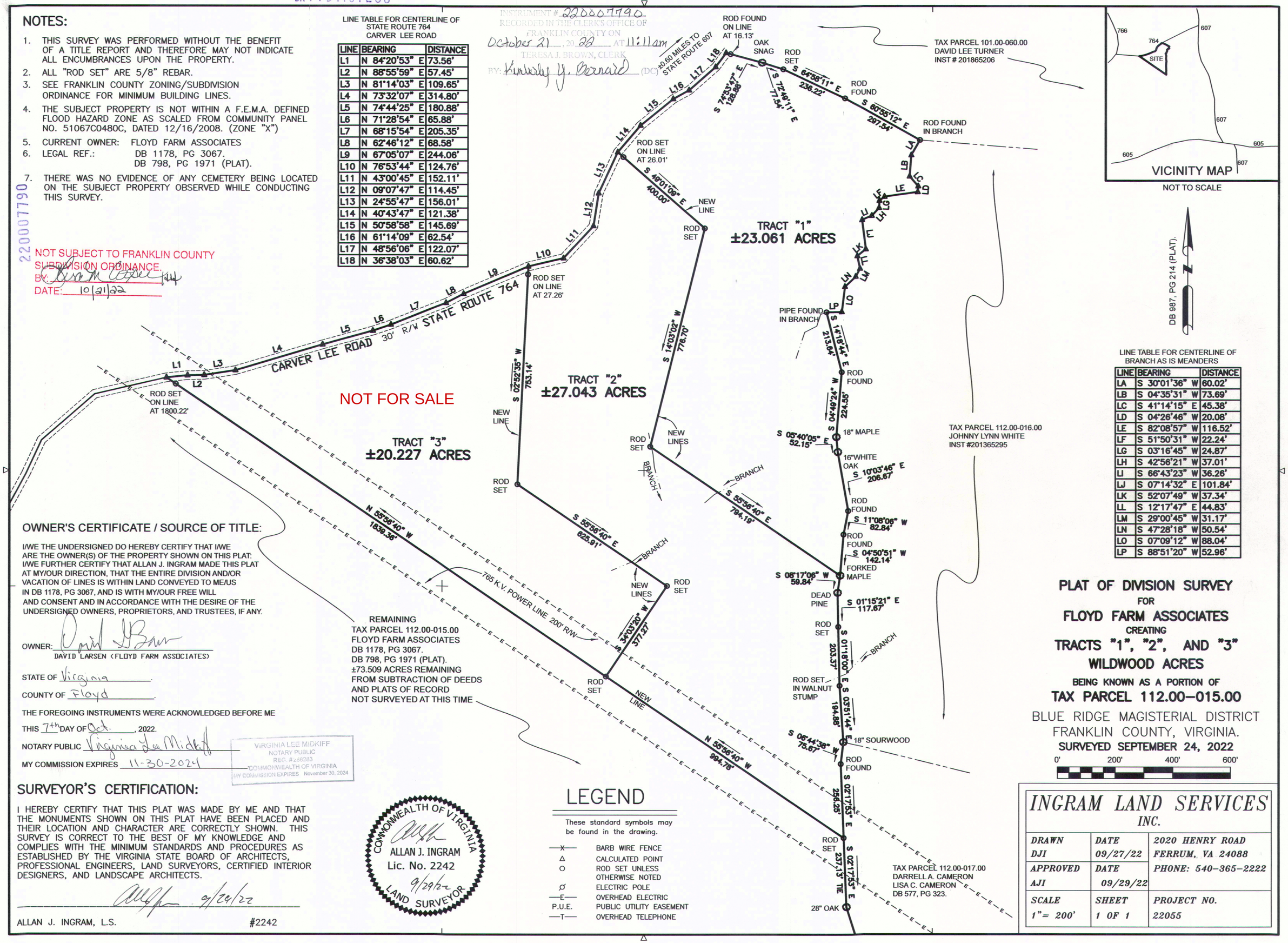
NOTES:

1. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE MAY NOT INDICATE ALL ENCUMBRANCES UPON THE PROPERTY.
2. ALL "ROD SET" ARE 5/8" REBAR.
3. SEE FRANKLIN COUNTY ZONING/SUBDIVISION ORDINANCE FOR MINIMUM BUILDING LINES.
4. THE SUBJECT PROPERTY IS NOT WITHIN A F.E.M.A. DEFINED FLOOD HAZARD ZONE AS SCALED FROM COMMUNITY PANEL NO. 51067C0480C, DATED 12/16/2008. (ZONE "X")
5. CURRENT OWNER: FLOYD FARM ASSOCIATES
6. LEGAL REF.: DB 1178, PG 3067. DB 798, PG 1971 (PLAT).
7. THERE WAS NO EVIDENCE OF ANY CEMETERY BEING LOCATED ON THE SUBJECT PROPERTY OBSERVED WHILE CONDUCTING THIS SURVEY.

NOT SUBJECT TO FRANKLIN COUNTY SUBDIVISION ORDINANCE.
BY: [signature]
DATE: 10/21/22

LINE TABLE FOR CENTERLINE OF STATE ROUTE 764 CARVER LEE ROAD

LINE	BEARING	DISTANCE
L1	N 84°20'53" E	73.56'
L2	N 88°55'59" E	57.45'
L3	N 81°14'03" E	109.65'
L4	N 73°32'07" E	314.80'
L5	N 74°44'25" E	180.88'
L6	N 71°28'54" E	65.88'
L7	N 68°15'54" E	205.35'
L8	N 62°46'12" E	68.58'
L9	N 67°05'07" E	244.06'
L10	N 76°53'44" E	124.76'
L11	N 43°00'45" E	152.11'
L12	N 09°07'47" E	114.45'
L13	N 24°55'47" E	156.01'
L14	N 40°43'47" E	121.38'
L15	N 50°58'58" E	145.69'
L16	N 61°14'09" E	62.54'
L17	N 48°56'06" E	122.07'
L18	N 36°38'03" E	60.62'



NOT TO SCALE

DB 987, PG 214 (PLAT).

LINE TABLE FOR CENTERLINE OF BRANCH AS IS MEANDERS

LINE	BEARING	DISTANCE
LA	S 30°01'36" W	60.02'
LB	S 04°35'31" W	73.69'
LC	S 41°14'15" E	45.38'
LD	S 04°26'46" W	20.08'
LE	S 82°08'57" W	116.52'
LF	S 51°50'31" W	22.24'
LG	S 03°16'45" W	24.87'
LH	S 42°56'21" W	37.01'
LI	S 66°43'23" W	36.26'
LJ	S 07°14'32" E	101.84'
LK	S 52°07'49" W	37.34'
LL	S 12°17'47" E	44.83'
LM	S 29°00'45" W	31.17'
LN	S 47°28'18" W	50.54'
LO	S 07°09'12" W	88.04'
LP	S 88°51'20" W	52.96'

OWNER'S CERTIFICATE / SOURCE OF TITLE:

I/WE THE UNDERSIGNED DO HEREBY CERTIFY THAT I/WE ARE THE OWNER(S) OF THE PROPERTY SHOWN ON THIS PLAT: I/WE FURTHER CERTIFY THAT ALLAN J. INGRAM MADE THIS PLAT AT MY/OUR DIRECTION, THAT THE ENTIRE DIVISION AND/OR VACATION OF LINES IS WITHIN LAND CONVEYED TO ME/US IN DB 1178, PG 3067, AND IS WITH MY/OUR FREE WILL AND CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

OWNER: [signature]
DAVID LARSEN (FLOYD FARM ASSOCIATES)

STATE OF Virginia.
COUNTY OF Floyd.

THE FOREGOING INSTRUMENTS WERE ACKNOWLEDGED BEFORE ME
THIS 7th DAY OF Oct., 2022.
NOTARY PUBLIC [signature]
MY COMMISSION EXPIRES 11-30-2024

VIRGINIA LEE MIDKIFF
NOTARY PUBLIC
REG. #7268283
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES November 30, 2024

SURVEYOR'S CERTIFICATION:

I HEREBY CERTIFY THAT THIS PLAT WAS MADE BY ME AND THAT THE MONUMENTS SHOWN ON THIS PLAT HAVE BEEN PLACED AND THEIR LOCATION AND CHARACTER ARE CORRECTLY SHOWN. THIS SURVEY IS CORRECT TO THE BEST OF MY KNOWLEDGE AND COMPLIES WITH THE MINIMUM STANDARDS AND PROCEDURES AS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, CERTIFIED INTERIOR DESIGNERS, AND LANDSCAPE ARCHITECTS.

[signature] 9/29/22
ALLAN J. INGRAM, L.S. #2242

COMMONWEALTH OF VIRGINIA
ALLAN J. INGRAM
Lic. No. 2242
9/29/22
LAND SURVEYOR

LEGEND

These standard symbols may be found in the drawing.

—X—	BARB WIRE FENCE
Δ	CALCULATED POINT
O	ROD SET UNLESS OTHERWISE NOTED
ø	ELECTRIC POLE
—E—	OVERHEAD ELECTRIC
P.U.E.	PUBLIC UTILITY EASEMENT
—T—	OVERHEAD TELEPHONE

PLAT OF DIVISION SURVEY
FOR
FLOYD FARM ASSOCIATES
CREATING
TRACTS "1", "2", AND "3"
WILDWOOD ACRES
BEING KNOWN AS A PORTION OF
TAX PARCEL 112.00–015.00
BLUE RIDGE MAGISTERIAL DISTRICT
FRANKLIN COUNTY, VIRGINIA.
SURVEYED SEPTEMBER 24, 2022

0' 200' 400' 600'

INGRAM LAND SERVICES INC.		
DRAWN DJI	DATE 09/27/22	2020 HENRY ROAD FERRUM, VA 24088
APPROVED AJI	DATE 09/29/22	PHONE: 540-365-2222
SCALE 1"= 200'	SHEET 1 OF 1	PROJECT NO. 22055