

KNOW ALL MEN BY THESE PRESENTS TO WIT:  
THAT BONBROOK, LLC IS THE OWNER OF PARCEL A-1, BOUNDED BY  
OUTSIDE CORNERS 1 THRU 25 TO 1 INCLUSIVE, BEING THE PROPERTY  
CONVEYED TO SAID OWNER BY JOHN LEWIS RUTROUGH AND OTHERS BY  
DEED DATED APRIL 17, 2007 AND RECORDED IN THE CLERK'S OFFICE OF  
THE CIRCUIT COURT OF THE COUNTY OF FRANKLIN, VIRGINIA IN DEED  
BOOK 910, PAGE 662.

THE SAID OWNER HEREBY CERTIFIES THAT IT HAS RESUBDIVIDED THE  
PROPERTY OF ITS OWN FREE WILL AND ACCORD AS REQUIRED BY  
SECTIONS 15.2-2240 THRU 15.2-2279 OF THE 1950 CODE OF VIRGINIA  
AS AMENDED TO DATE AND THE FRANKLIN COUNTY SUBDIVISION  
ORDINANCE AS AMENDED TO DATE.

WITNESS THE SIGNATURES AND SEALS OF SAID OWNERS:

D.A. PETERS, MEMBER DATE  
BONBROOK, LLC  
DEED BOOK 910, PAGE 662

STATE OF VIRGINIA OF TO WIT:

I, A NOTARY PUBLIC IN  
AND FOR THE AFORESAID STATE DO HEREBY CERTIFY THAT D.A.  
PETERS, MEMBER BONBROOK, LLC WHOSE NAME IS SIGNED TO THE  
FOREGOING WRITING HAS PERSONALLY APPEARED BEFORE ME AND  
ACKNOWLEDGED THE SAME IN MY AFORESAID JURISDICTION ON THIS  
DAY OF 2010.

NOTARY PUBLIC, DATE & SEAL

REGISTRATION #

GENERAL NOTES:

- 1. THIS PLAT WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT  
AND IS SUBJECT THERETO. THEREFORE, THERE MAY EXIST  
ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.  
2. THE SUBJECT PROPERTY IS WITHIN THE LIMITS OF ZONE "X" AS  
SHOWN ON THE FEMA FLOOD INSURANCE RATE MAP PANEL NO.  
51067C0190 C, EFFECTIVE DATE DECEMBER 16, 2008. THIS  
DETERMINATION IS BASED ON SAID MAP AND HAS NOT BEEN VERIFIED  
BY ACTUAL FIELD ELEVATIONS.

CURVE TABLE:

C1	R=343.59'	L=52.26'	Δ= 08°42'53"	CHD= N 13°34'52" W,	52.21'
C2	R=634.31'	L=167.93'	Δ= 15°10'07"	CHD= N 54°18'33" E,	167.44'
C3	R=968.64'	L=19.45'	Δ= 01°09'02"	CHD= N 54°55'24" E,	19.45'
C4	R=379.67'	L=144.71'	Δ= 21°50'16"	CHD= N 66°25'03" E,	143.83'
C5	R=738.94'	L=410.46'	Δ= 31°49'36"	CHD= S 14°51'29" E,	405.21'
C6	R=738.94'	L=61.64'	Δ= 04°44'28"	CHD= S 19°10'26" E,	61.13'
C7	R=738.94'	L=54.28'	Δ= 04°31'23"	CHD= S 14°41'56" E,	54.27'
C8	R=30.00'	L=52.66'	Δ= 100°34'11"	CHD= S 28°44'26" W,	46.15'
C9	R=30.00'	L=46.28'	Δ= 88°22'48"	CHD= S 56°47'05" E,	41.82'

REFERENCE MAP:

- 1. PLAT OF SURVEY FOR BONBROOK, LLC BY PARKER DESIGN GROUP  
DATED JULY 20, 2007 AND REVISED AUGUST 27, 2007 AND  
RECORDED IN D.B. 992, PG. 1668.

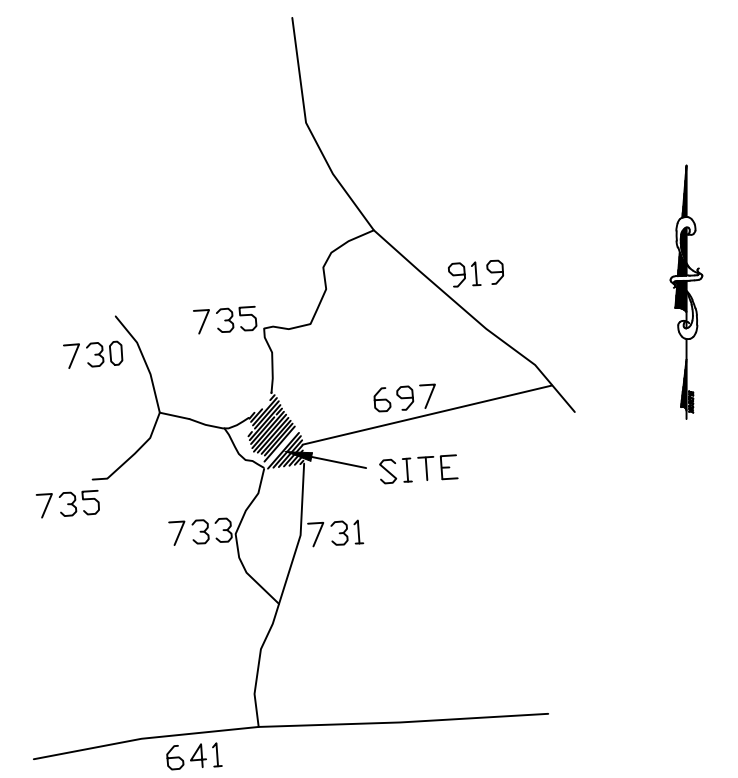
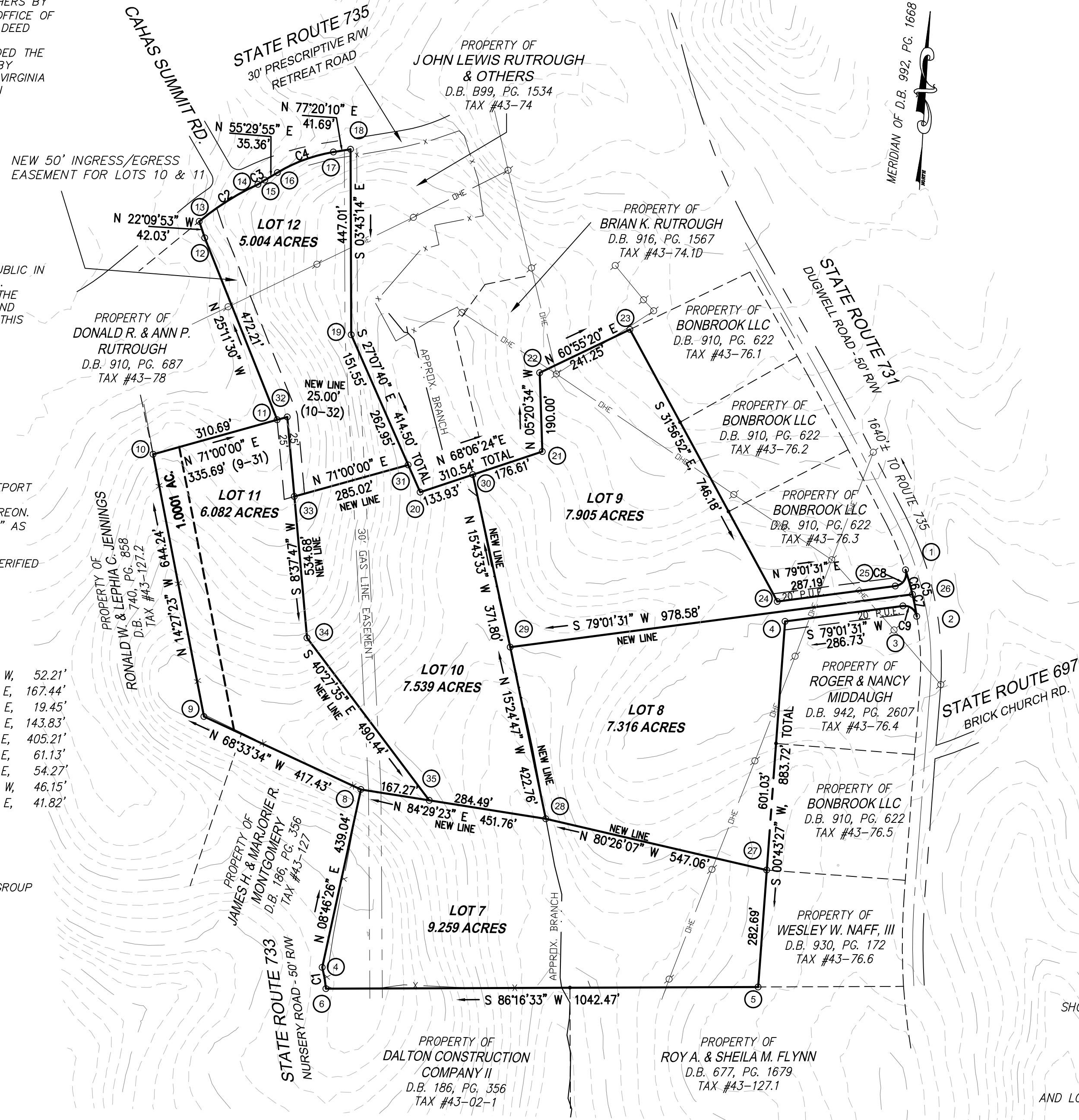
APPROVED:

AGENT FOR FRANKLIN COUNTY HEALTH DEPARTMENT DATE

SUBMITTED FOR FRANKLIN COUNTY PLANNING COMMISSION DATE

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF FRANKLIN COUNTY, VIRGINIA  
THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO  
ATTACHED ADMITTED TO RECORD AT \_\_\_\_\_ O'CLOCK \_\_\_\_\_ M. ON THIS  
DAY OF \_\_\_\_\_ 2010.

TESTE: TERESA BROOKS  
DEPUTY CLERK



LEGEND:  
P.U.E. PUBLIC UTILITY EASEMENT  
OHE OVERHEAD ELECTRIC  
POWER POLE  
-X- EXISTING FENCE  
APPROX. APPROXIMATE

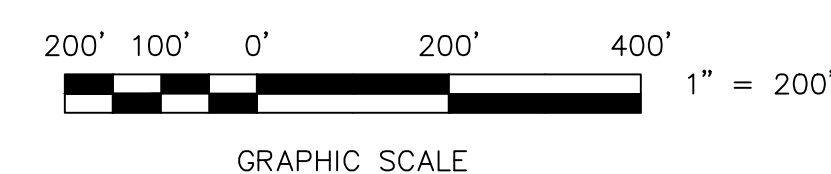


THIS PLAT IS BASED ON RECORDS, NO  
CURRENT FIELD SURVEY PERFORMED.  
BONBROOK, LLC IS THE OWNER OF RECORD,  
SEE D.B. 910, PG. 662.

RESUBDIVISION PLAT FROM RECORDS FOR

**BONBROOK, LLC**

SHOWING THE RESUBDIVISION OF PARCEL A-1 (43.105 ACRES)  
D.B. 992, PG. 1668  
CREATING HEREON LOT 7 (9.259 ACRES)  
SITUATE ON NURSERY ROAD (VA SEC RTE 733),  
LOT 8 (7.316 ACRES), LOT 9 (7.905 ACRES),  
SITUATE ON DUGWELL ROAD (VA SEC RTE 731)  
AND LOT 10 (7.539 ACRES), LOT 11 (6.082 ACRES) & LOT 12 (5.004  
ACRES), SITUATE ON RETREAT ROAD (VA SEC RTE 735)  
BLACKWATER MAGISTERIAL DISTRICT  
FRANKLIN COUNTY, VIRGINIA  
SCALE: 1"=200'



TAX #: 0430007600 DATE: JULY 2, 2010  
DRAWN: REC W.O.: 06-340-04  
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Salem, Virginia 24153  
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ENGINEERS \* SURVEYORS \* PLANNERS \* LANDSCAPE ARCHITECTS

