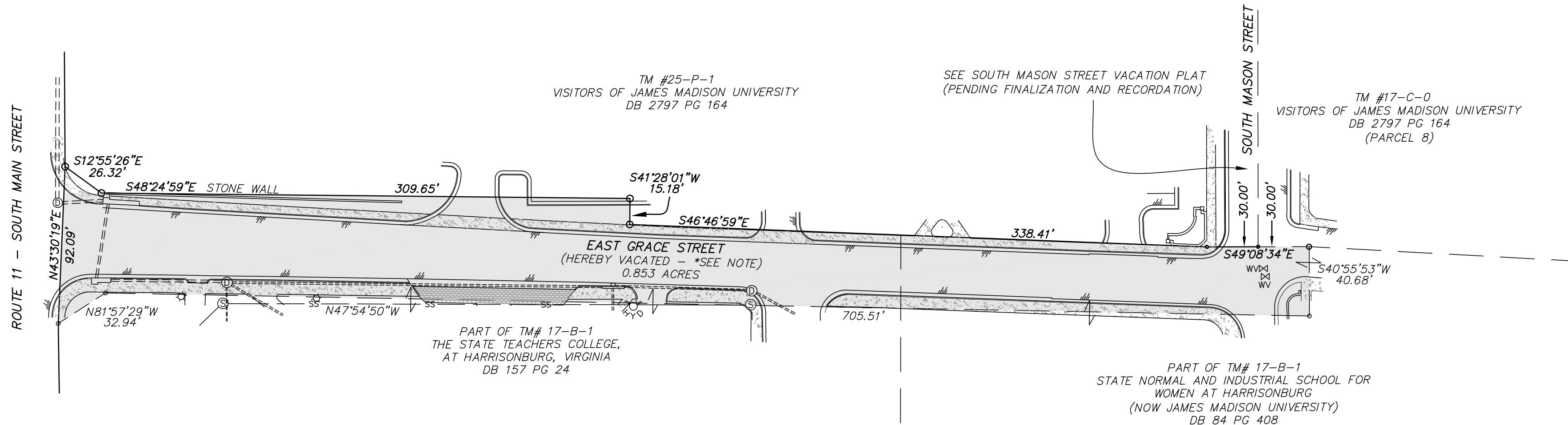
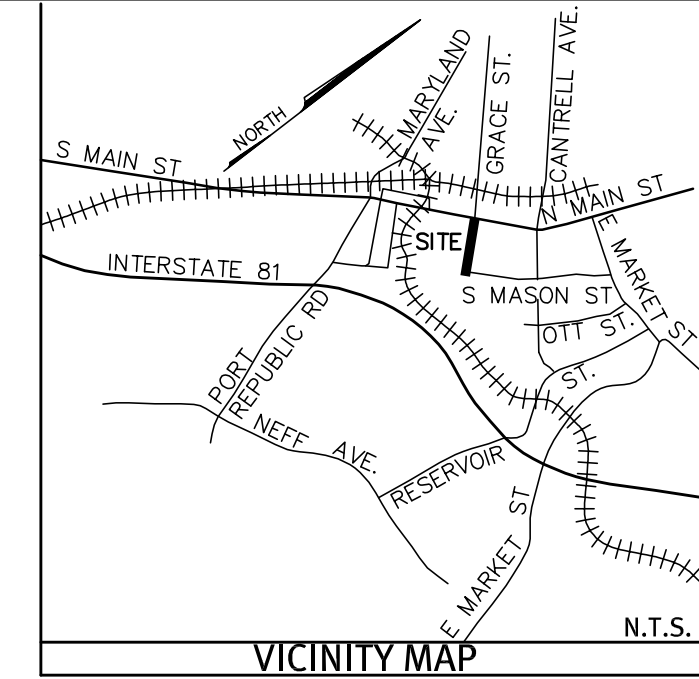


NOTES

1. THIS PLAT HAS BEEN PREPARED TO FORMALLY VACATE A PORTION OF EAST GRACE STREET SHOWN HEREON.
2. THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
3. BOUNDARY INFORMATION AND IMPROVEMENTS SHOWN HEREON ARE BASED ON ALTA/ACSM SURVEY FOR THE PROPERTY OF ROCKINGHAM MEMORIAL HOSPITAL DATED OCTOBER 20, 2005 RECORDED IN DEED BOOK 2797 PAGE 164. RECENT STREET IMPROVEMENTS HAVE BEEN LOCATED AS PART OF THIS SURVEY.
4. EASEMENTS OVER ALL PUBLIC STREET RIGHT-OF-WAYS CLOSED BY THE ASSOCIATED ORDINANCE ARE HEREBY RESERVED TO ALLOW THE CITY OF HARRISONBURG, COLUMBIA GAS OF VIRGINIA, INC., AND HARRISONBURG ELECTRIC COMMISSION TO ACCESS AND MAINTAIN ALL UTILITIES. THE UTILITIES INCLUDE BUT ARE NOT LIMITED TO: PUBLIC WATER, PUBLIC SEWER, TRAFFIC CONTROL DEVICES, ELECTRICAL INFRASTRUCTURE AND GAS LINES.
5. THIS SURVEY HAS BEEN PREPARED AT THE REQUEST OF JAMES MADISON UNIVERSITY.

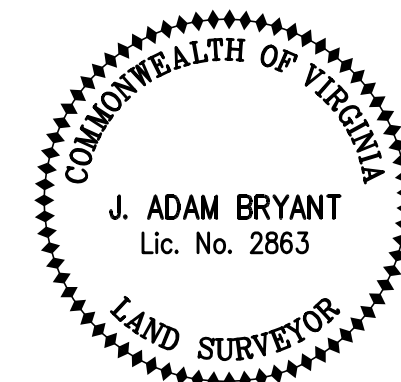
LEGEND

- IRON PIN FOUND
- COMPUTED POINT
- ▨ EDGE OF PAVEMENT
- ⊙ STORM MANHOLE
- ▬ UG STORM SEWER LINE
- ▬ CONCRETE
- ⊙ UG SANITARY SEWER LINE
- SS— UG WATER LINE
- ⊗ FIRE HYDRANT
- ⊕ WATER VALVE



* EAST GRACE STREET IS SHOWN AS INTENDED TO BE PUBLIC RIGHT-OF-WAY ON EXISTING VDOT HIGHWAY PLANS. AN UNRECORDED DEED PREVIOUSLY PROVIDED BY JAMES MADISON UNIVERSITY LISTS EAST GRACE STREET IN THE AREA SHOWN HEREON AS "A 35 FOOT WIDE RIGHT-OF-WAY EASEMENT". HOWEVER, NO RECORDED DEED HAS BEEN FOUND OR PROVIDED CONVEYING RIGHT-OF-WAY ALONG THIS PORTION OF EAST GRACE STREET. THIS PLAT HAS BEEN PREPARED TO BE USED IN FORMALLY VACATING THE PORTION OF EAST GRACE STREET (SHADED) THAT HAS BEEN MAINTAINED BY THE CITY OF HARRISONBURG AND HAS REMAINED OPENED AS A PUBLIC STREET.

THE DASHED LINES SHOWN TO BE VACATED HEREON REPRESENT THE RIGHT-OF-WAY LINES SHOWN ON VDOT HIGHWAY PLANS FOR ROUTE 11 (PROJECT #001-115-101, PE-101 C-502, RW-201, SHEET 18) BEARING A FINAL REVISION DATE OF JANUARY 12, 1976 RECORDED IN DEED BOOK 495 PAGE 603. IT IS THE INTENT OF THIS PLAT TO VACATE ANY AND ALL EASEMENT OR RIGHT-OF-WAY LINES OF EAST GRACE STREET WITHIN THE AREA SHOWN HEREON BETWEEN SOUTH MAIN STREET AND SOUTH MASON STREET.



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**PLAT SHOWING
VACATION OF A PORTION OF
EAST GRACE STREET
CITY OF HARRISONBURG, VIRGINIA**

PROJECT NO.	20140751
G.L. NO.	
FILE NO.	SM-14274
DATE:	7/8/14
DRAWN BY:	JAB
CHECKED BY:	JAB

HURT & PROFFITT