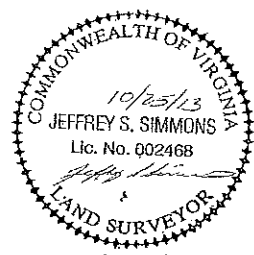


- LEGEND**
- #5 REBAR SET
 - ▲ NAIL SET
 - IRON PIN FOUND
 - ⊗ AXEL FOUND
 - ⑫ ADJOINING OWNER
SEE PAGE 2 OF 2
 - Ⓟ EASEMENT
SEE PAGE 2 OF 2

STREET CLOSURE
PORTION OF HARRISONBURG
LAND AND IMPROVEMENT COMPANY
CITY OF HARRISONBURG, VIRGINIA

APRIL 2, 2013
REVISED MAY 8, 2013
REVISED AUGUST 8, 2013
REVISED OCTOBER 25, 2013

SIMMONS SURVEYING, P.C.
1061 C. SOUTH HIGH STREET, UNIT G
HARRISONBURG VA 22801
(540) 432-0420



SCALE= 1' = 60"

NOTES

- 1) DATUM AS SHOWN HEREON IS ACCORDING TO RECORDED INFORMATION AND A CURRENT FIELD SURVEY.
- 2) THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, AND DOES NOT REFLECT ALL ENCUMBRANCES.
- 3) BEARINGS ARE ROTATED TO WGS 84.
- 4) THE SURVEYED PREMISES IS LOCATED IN FLOOD ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN) ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR ROCKINGHAM COUNTY, COMMUNITY-PANEL No. 51165C0403D EFFECTIVE DATE FEBRUARY 6, 2008.

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	N 37°00'09" W	8.76'	L11	S 77°25'55" E	39.00'
L2	N 78°32'05" W	4.50'	L12	N 11°27'55" E	35.97'
L3	N 78°32'05" W	5.50'	L13	S 57°23'05" E	48.47'
L4	N 06°55'42" W	26.18'	L14	S 57°23'05" E	18.97'
L5	N 11°27'55" E	46.52'	L15	N 11°27'55" E	155.00'
L6	N 11°27'55" E	36.16'	L16	N 29°28'47" E	48.29'
L7	N 78°32'05" W	10.00'	L17	N 21°16'47" E	22.89'
L8	N 10°56'06" E	24.92'	L18	S 11°21'35" W	25.03'
L9	N 10°56'06" E	24.92'	L19	N 78°35'15" W	124.82'
L10	S 78°12'37" E	10.46'	L20	S 10°47'08" W	196.04'

CURVE	DELTA	RADIUS	ARC	CHORD	CHORD BEARING
C1	72°12'01"	12.00'	15.12'	14.14'	N 27°10'14" W
C2	02°32'09"	237.50'	10.51'	10.51'	N 10°11'51" E
C3	90°00'00"	19.17'	30.12'	27.11'	N 33°32'05" W
C4	90°00'00"	2.50'	3.93'	3.54'	N 33°32'05" W

ADJOINING PROPERTY OWNERS

- ① LOT 1, BLOCK 65
EDWARD F. ROBERTS
D.B. 1853, P. 718
TM. 40-G-1
- ② LOT 5, BLOCK 23
MARTIN E. & SYLVIA W. RHODES
D.B. 3729, P. 507
TM. 40-I-5
- ③ LOT 2, BLOCK 65
JERRY LEE GENTRY
D.B. 646, P. 89
TM. 40-G-2
- ④ LOT 16, BLOCK 23
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-I-16
- ⑤ LOT 15, BLOCK 23
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-I-15
- ⑥ LOT 14, BLOCK 23
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-I-14
- ⑦ LOT 13, BLOCK 23
MALA & RONDOL MAY AND DON
BARSTOW AND GUY SPRUHAN, III
D.B. 2975, P. 744
TM. 40-I-13
- ⑧ LOT 1, BLOCK 30
MARY A. ROADCAP
D.B. 2709, P. 96
TM. 40-F-1
- ⑨ LOT 8, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-8
- ⑩ LOT 7, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-7
- ⑪ LOT 6, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-6
- ⑫ LOT 5, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-5
- ⑬ LOT 4, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-4
- ⑭ LOT 3, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-3
- ⑮ LOT 2, BLOCK 24
KIN GROUP, LLC
D.B. 3938, P. 400
TM. 40-H-2
- ⑯ LOT 1, BLOCK 24
KIN GROUP, LLC
D.B. 3938, P. 400
TM. 40-H-1
- ⑰ LOT 16, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-16
- ⑱ LOT 15, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-15
- ⑲ LOT 14, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-14
- ⑳ LOT 13, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-13
- ㉑ LOT 12, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-12
- ㉒ LOT 11, BLOCK 24
KIN GROUP, LLC
D.B. 3894, P. 628
TM. 40-H-11
- ㉓ LOT 10, BLOCK 24
BRADLEY J. BOYCE
D.B. 4013, P. 411
TM. 40-H-10
- ㉔ LOT 9, BLOCK 24
TOMAS & BERONICA
ESPARZA DE GARCIA
D.B. 3097, P. 214
TM. 40-H-9

NEW EASEMENTS

- A) 25.0' COLUMBIA GAS, SANITARY SEWER AND UTILITY EASEMENT.
- B) 10.0' HARRISONBURG ELECTRIC EASEMENT.
- C) 10.0' HARRISONBURG ELECTRIC & UTILITY EASEMENT (SHADED AREA 10.0' x 100.0')
- D) 20.0' COLUMBIA GAS, EASEMENT (10' FROM DEFINED CENTER LINE).

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