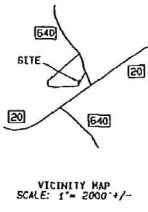
	<p>THE DIVISION OF LAND DESCRIBED HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER, PROPRIETORS, AND TRUSTEES. ANY REFERENCE TO FUTURE POTENTIAL DEVELOPMENT IS TO BE DEEMED AS THEORETICAL ONLY. ALL STATEMENTS AFFIXED TO THIS PLAT ARE TRUE AND CORRECT TO BEST OF MY KNOWLEDGE.</p> <p><u>Margaret Proffitt</u> MARGARET PROFFITT, TRUSTEE PREDDYS CREEK BAPTIST CHURCH</p>	<p>THE DIVISION OF LAND DESCRIBED HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER, PROPRIETORS, AND TRUSTEES. ANY REFERENCE TO FUTURE POTENTIAL DEVELOPMENT IS TO BE DEEMED AS THEORETICAL ONLY. ALL STATEMENTS AFFIXED TO THIS PLAT ARE TRUE AND CORRECT TO BEST OF MY KNOWLEDGE.</p> <p><u>Michael Mumford</u> MICHAEL MUMFORD</p> <p>PROVINCE OF ONTARIO, CANADA THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS <u>27</u> DAY OF <u>AUGUST</u> 2013, BY <u>MICHAEL MUMFORD</u></p> <p>NOTARY PUBLIC: <u>[Signature]</u> REGISTRATION# <u>N/A</u> MY COMMISSION EXPIRES: <u>N/A</u></p> <p>NOTARY SEAL</p>
 <p>VICINITY MAP SCALE: 1" = 2000' +/-</p>	<p>CITY/COUNTY OF <u>Albemarle</u> STATE OF <u>Virginia</u></p> <p>THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS <u>16</u> DAY OF <u>September</u> 2013, BY <u>MARGARET PROFFITT, TRUSTEE</u> PREDDYS CREEK BAPTIST CHURCH</p> <p>NOTARY PUBLIC: <u>[Signature]</u> REGISTRATION# <u>102498</u> MY COMMISSION EXPIRES: <u>7-31-2016</u></p> <p>NOTARY SEAL</p> <p><u>Larry J. McEwen</u> Commonwealth of Virginia Notary Public Commission No. 102488 My Commission Expires 7/31/2016</p>	<p>PROVINCE OF ONTARIO, CANADA THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS <u>27</u> DAY OF <u>AUGUST</u> 2013, BY <u>E. BRUCE MUMFORD, JR.</u></p> <p>NOTARY PUBLIC: <u>[Signature]</u> REGISTRATION# <u>N/A</u> MY COMMISSION EXPIRES: <u>N/A</u></p> <p>NOTARY SEAL</p>
<p>APPROVED FOR RECONCILIATION:</p> <p><u>[Signature]</u> AGENT FOR BOARD OF SUPERVISORS</p> <p><u>9/19/13</u> DATE</p>	<p>CITY/COUNTY OF <u>Albemarle</u> STATE OF <u>Virginia</u></p> <p>THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS <u>16</u> DAY OF <u>September</u> 2013, BY <u>LENIS "BILLY" HARRIS, TRUSTEE</u> PREDDYS CREEK BAPTIST CHURCH</p> <p>NOTARY PUBLIC: <u>[Signature]</u> REGISTRATION# <u>102498</u> MY COMMISSION EXPIRES: <u>7-31-2016</u></p> <p>NOTARY SEAL</p> <p><u>Larry J. McEwen</u> Commonwealth of Virginia Notary Public Commission No. 102488 My Commission Expires 7/31/2016</p>	<p>PROVINCE OF ONTARIO, CANADA THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS <u>16</u> DAY OF <u>September</u> 2013, BY <u>CHRISTOPHER REAY MUMFORD</u></p> <p>NOTARY PUBLIC: <u>[Signature]</u> REGISTRATION# <u>N/A</u> MY COMMISSION EXPIRES: <u>N/A</u></p> <p>NOTARY SEAL</p>
<p>A.R.D.</p>		
<p>THE LAND USE NOTES SHOWN ON THIS PLAT ARE IMPOSED AT THE REQUEST OF THE DIRECTOR OF PLANNING. BY PLACING HIS/HER SIGNATURE ON THIS PLAT HE/SHE HAS DEEMED THAT THEY ARE CORRECT AND IN ACCORDANCE WITH THE ALBEMARLE COUNTY ZONING ORDINANCE IN EFFECT THIS DATE. THESE NOTES ARE NOT RESTRICTIVE COVENANTS RUNNING WITH THE LAND AND THEIR APPEARANCE ON THIS PLAT IS NOT INTENDED TO IMPOSE THEM AS SUCH. ANY REFERENCE TO FUTURE DEVELOPMENT RIGHTS SHOWN HEREON IS THEORETICAL.</p> <p>A. PROPERTY ZONED RA. B. NO DEVELOPMENT RIGHTS ARE BEING ADDED WITH PARCEL Z. C. THE RESIDUE OF T.M. 48-68 HAS FIVE DEVELOPMENT RIGHTS AND MAY BE FURTHER DIVIDED. E. REVISED T.M. 48-68 HAS ONE DEVELOPMENT RIGHT AND MAY NOT BE FURTHER DIVIDED. F. ACCORDING TO THE ALBEMARLE COUNTY GIS DATA THE RESIDUE OF T.M. 48-68 CONTAINS A BUILDING SITE THAT COMPLIES WITH SECTION 4.2.1 OF THE ALBEMARLE COUNTY ZONING ORDINANCE. G. THIS PROPERTY IS NOT LOCATED IN A WATER SUPPLY WATERSHED. H. ACCORDING TO THE ALBEMARLE COUNTY GIS WEBSITE THIS PROPERTY IS NOT LOCATED IN AN AGRICULTURAL-FORESTAL DISTRICT. I. THE STREAM BUFFER SHOWN HEREON SHALL BE MANAGED IN ACCORDANCE WITH THE ALBEMARLE COUNTY WATER PROTECTION ORDINANCE. J. THESE PROPERTIES ARE LOCATED IN THE ENTRANCE CORRIDOR.</p>		
<p>NOTES:</p> <p>1. OWNERS OF T.M. 48-68 MICHAEL MUMFORD THE DUKE, RICHMOND RESIDENCE BLOCK B FLAT 3, REPUBLIC STREET VICTORIA 6020 VCT J017, MALTA, EUROPE</p> <p>E. BRUCE MUMFORD, JR. 1822 REAY ROAD SCARWATER ONTARIO P1P 1R3 CANADA</p> <p>CHRISTOPHER REAY MUMFORD 1084 VISCOUNT ROAD LONDON, ON N6K1H5, CANADA</p> <p>2. OWNERS TAX MAP 48-69 PREDDYS CHURCH BAPTIST CHURCH 4264 STONY POINT ROAD BARBOURSVILLE, VA 22923</p> <p>3. TOTAL ACREAGE BEFORE BOUNDARY LINE ADJUSTMENT: T.M. 48-68 = 13.70 ACRES T.M. 48-69 = 0.21 ACRE</p> <p>4. SHOULD AN OFFICIAL DETERMINATION OF PARCELS OF RECORD REVEAL THAT ADDITIONAL PARCELS AND/OR DEVELOPMENT RIGHTS EXIST, THE INTENT OF THIS PLAT IS NOT TO COMBINE THESE PARCELS OR EXTINGUISH DEVELOPMENT RIGHTS.</p> <p>5. T.M. 48-68 SUBJECT TO EASEMENTS FOR CUTS & FILL SLOPES TO COMMONWEALTH OF VIRGINIA (D.B. 472-1 & 1M.V.P.D. VIII-93) INsofar AS IT MAY APPLY.</p> <p>6. THE BOUNDARY DATA SHOWN HEREON IS BASED ON A CURRENT FIELD SURVEY.</p> <p>7. IS DENOTES IRON SET.</p> <p>BOUNDARY LINE ADJUSTMENT PLAT PARCEL Z, CONTAINING 0.17 ACRE A PORTION OF THE MICHAEL MUMFORD, E. BRUCE MUMFORD, JR. & CHRISTOPHER REAY MUMFORD PROPERTY BEING ADDED TO AND COMBINED WITH THE PREDDYS CREEK BAPTIST CHURCH PROPERTY LOCATED ON STATE ROUTE 640 JUST NORTHWEST OF STATE ROUTE 20 RIVANNA MAGISTERIAL DISTRICT ALBEMARLE COUNTY, VIRGINIA</p> <p>SCALE: 1" = 100' DATE: JUNE 12, 2013</p> <p>FOR MUMFORD FAMILIES</p> <p>ROGER M. RAY & ASSOC., INC. 1717-JB ALLIED STREET CHARLOTTEVILLE, VA 22903 434.293.5125 TELEPHONE WWW.RAYSURVEYING.COM</p> <p>SHEET 1 OF 2 136308</p>		

LINE	DELTA	RADIUS	ARC	TANGENT	CHORD	CHORD BEARING
C1	6°22'47"	534.81	78.22	39.18	78.15	S36°22'16"E
C2	23°53'07"	389.76	162.48	82.44	161.31	S20°14'18"E
C3	5°38'10"	525.73	60.89	30.48	60.86	S11°36'50"E
C4	2°59'41"	1170.92	61.20	30.61	61.20	S14°50'07"E

LINE	BEARING	DISTANCE
L1	N63°09'45"W	24.03
L2	N20°57'22"E	15.48
L3	N16°49'53"E	55.01
L4	N01°34'43"E	27.65
L5	N19°34'53"E	48.33
L6	N41°56'26"E	28.06
L7	N01°14'35"E	28.61
L8	S77°46'49"E	24.95
L9	S27°20'18"W	130.76
L10	S27°20'16"W	61.55

