

TM 122 - 15  
NOELLA A. RUANE DB 1666 - 200  
DB 1666- 169 PLAT

OWNER'S STATEMENT :  
THE PLATTING OR DEDICATION OF THE DIVISION OF  
TRACT A AND DEDICATION OF S.R. 795 R.O.W.  
IS WITH THE FREE CONSENT AND IN ACCORDANCE  
WITH THE DESIRE OF THE UNDERSIGNED OWNERS,  
PROPRIETORS, AND TRUSTEES, IF ANY.

APPROVED FOR RECORDATION BY  
COUNTY OF ALBEMARLE, VA.

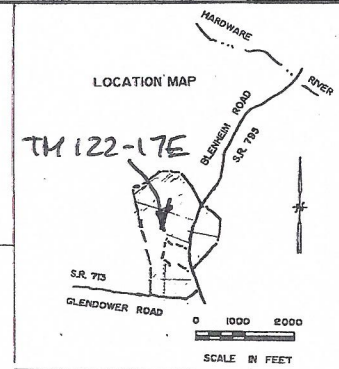
Agent for THE BOARD of SUPERVISORS

Date

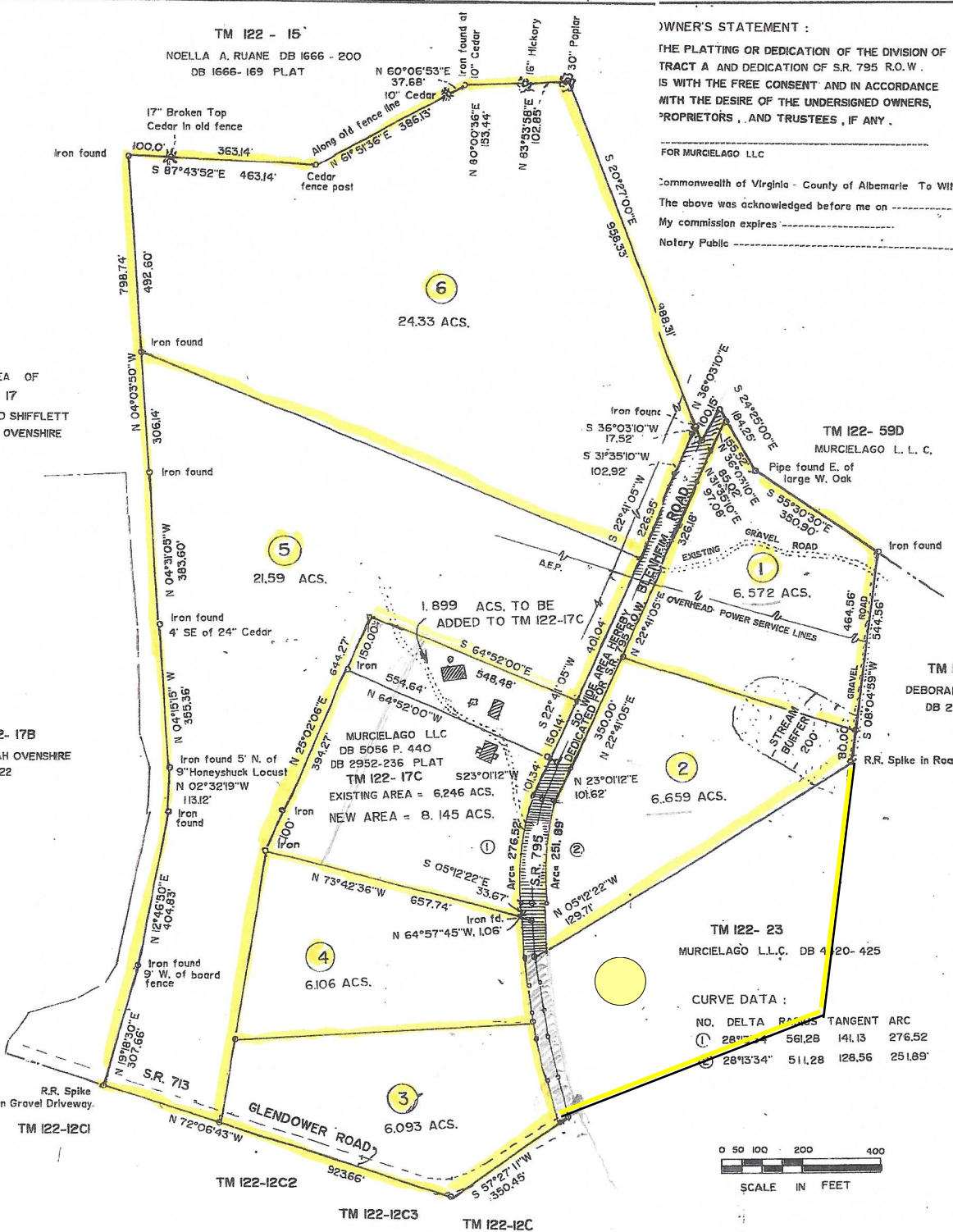
FOR MURCIELAGO LLC

Commonwealth of Virginia - County of Albemarle To Wit,  
The above was acknowledged before me on \_\_\_\_\_  
My commission expires \_\_\_\_\_  
Notary Public \_\_\_\_\_

TITLE SOURCE : DB 5099 P. 600-609  
MURCIELAGO LLC  
ADDRESS :  
27 CONGRESS STREET SUITE 910  
SALEM, MA. 01970



RESIDUE AREA OF  
TM 122 - 17  
JESSICA DOLLARD SHIFFLETT  
and SARAH DOLLARD OVENSHERE  
SB 154 P.488



THE LAND USE REGULATIONS LISTED HEREIN ARE IMPOSED PURSUANT TO  
THE ALBEMARLE COUNTY ZONING ORDINANCE IN EFFECT ON THIS DATE  
AND ARE NOT RESTRICTIVE COVENANTS RUNNING WITH THE LAND AND  
THEIR APPEARANCE ON THIS PLAT IS NOT INTENDED TO IMPOSE THEM  
AS SUCH.

ZONING : R/A BUILDINGS SETBACKS : FRONT-75' SIDEYARD-25'  
REARYARD - 35'

THE STREAM BUFFERS SHOWN HEREON SHALL BE MANAGED IN  
ACCORDANCE WITH THE WATER PROTECTION ORDINANCE OF ALBEMARLE  
COUNTY.

TM-122-17E  
DEVELOPMENT RIGHTS : TRACT A - 74.78 ACRES DB 5099 P. 600-609  
TRACT A MAY BE DIVIDED INTO FOUR ( 4 ) PARCELS LESS THAN 21 ACRES  
AND WHEN DIVIDED THESE PARCELS MAY NOT EXCEED 25.5 ACRES IN  
AGGREGATE AREA.

ONE DEVELOPMENT RIGHT IS ASSIGNED TO LOTS 1, 2, 3, 4  
THESE LOTS MAY NOT BE FURTHER DIVIDED.

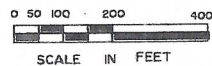
LOTS 1, 2, 3, 4, 5, and 6 EACH CONTAIN A BUILDING SITE WHICH COMPLIES  
WITH SECTION 4.21 OF THE ALBEMARLE COUNTY ZONING ORDINANCE.

TM 122- 22  
DEBORAH GENUA DONLEY  
DB 2641 - 496

TM 122- 23  
MURCIELAGO L.L.C. DB 4120- 425

CURVE DATA :

NO.	DELTA	RADIUS	TANGENT	ARC
1	28°13'34"	561.28	141.13	276.52
2	28°13'34"	511.28	128.56	251.89'



TAX MAP 122-17E  
A DIVISION OF TRACT A  
Scottsville Magisterial District of  
ALBEMARLE COUNTY, VIRGINIA

DATE :

W. MORRIS FOSTER  
LAND SURVEYOR  
NELLYSFORD, VA.