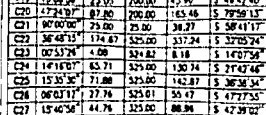
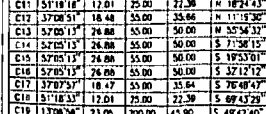
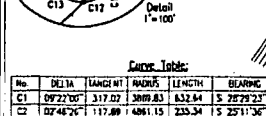
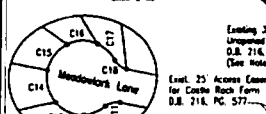
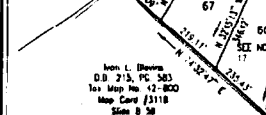
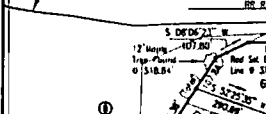
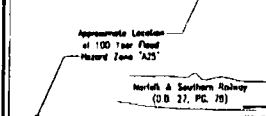
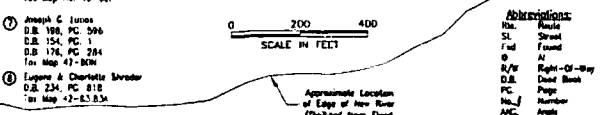


**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
1	S 127°13' E	43.09'		
2	S 48°49' W	210.90'		
3	N 17°24' E	141.24'		
4	S 47°29' E	31.26'		
5	S 01°31' W	134.84'		
6	N 80°14' W	151.27'		

**General Line Table**

NUMBER	DIRECTION	BEARING	DISTANCE
E1	S 127°13' E	43.09'	
E2	S 48°49' W	210.90'	
E3	N 17°24' E	141.24'	
E4	S 47°29' E	31.26'	
E5	S 01°31' W	134.84'	
E6	N 80°14' W	151.27'	



**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
11	S 25°25' E	43.09'		
12	S 80°41' W	210.90'		
13	N 17°24' E	141.24'		
14	S 47°29' E	31.26'		
15	S 01°31' W	134.84'		
16	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
17	S 25°25' E	43.09'		
18	S 80°41' W	210.90'		
19	N 17°24' E	141.24'		
20	S 47°29' E	31.26'		
21	S 01°31' W	134.84'		
22	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
23	S 25°25' E	43.09'		
24	S 80°41' W	210.90'		
25	N 17°24' E	141.24'		
26	S 47°29' E	31.26'		
27	S 01°31' W	134.84'		
28	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
29	S 25°25' E	43.09'		
30	S 80°41' W	210.90'		
31	N 17°24' E	141.24'		
32	S 47°29' E	31.26'		
33	S 01°31' W	134.84'		
34	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
35	S 25°25' E	43.09'		
36	S 80°41' W	210.90'		
37	N 17°24' E	141.24'		
38	S 47°29' E	31.26'		
39	S 01°31' W	134.84'		
40	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
41	S 25°25' E	43.09'		
42	S 80°41' W	210.90'		
43	N 17°24' E	141.24'		
44	S 47°29' E	31.26'		
45	S 01°31' W	134.84'		
46	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
47	S 25°25' E	43.09'		
48	S 80°41' W	210.90'		
49	N 17°24' E	141.24'		
50	S 47°29' E	31.26'		
51	S 01°31' W	134.84'		
52	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
53	S 25°25' E	43.09'		
54	S 80°41' W	210.90'		
55	N 17°24' E	141.24'		
56	S 47°29' E	31.26'		
57	S 01°31' W	134.84'		
58	N 80°14' W	151.27'		

**Line Table**

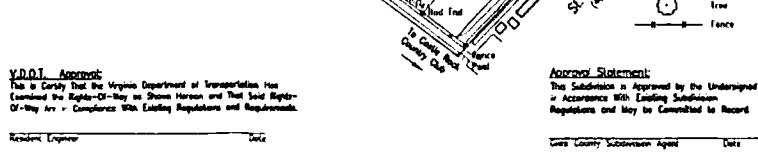
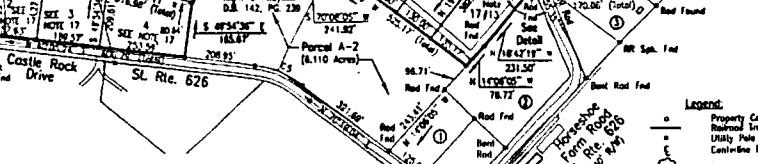
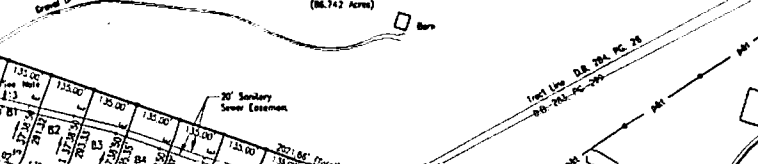
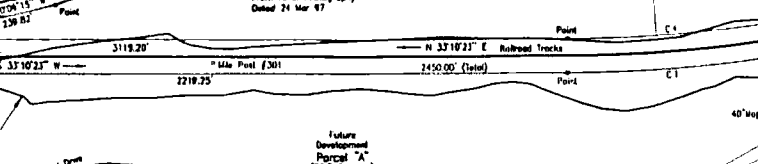
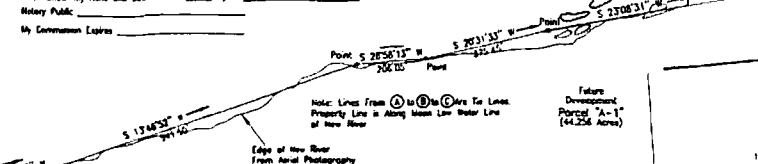
NO.	DIRECTION	BEARING	LENGTH	CHORD
59	S 25°25' E	43.09'		
60	S 80°41' W	210.90'		
61	N 17°24' E	141.24'		
62	S 47°29' E	31.26'		
63	S 01°31' W	134.84'		
64	N 80°14' W	151.27'		

**Line Table**

NO.	DIRECTION	BEARING	LENGTH	CHORD
65	S 25°25' E	43.09'		
66	S 80°41' W	210.90'		
67	N 17°24' E	141.24'		
68	S 47°29' E	31.26'		
69	S 01°31' W	134.84'		
70	N 80°14' W	151.27'		

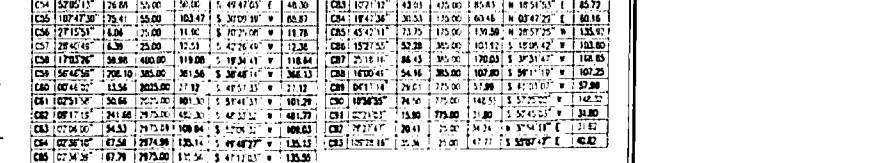
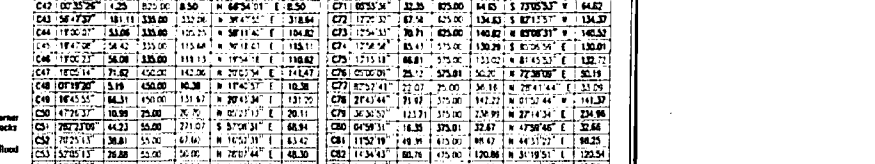
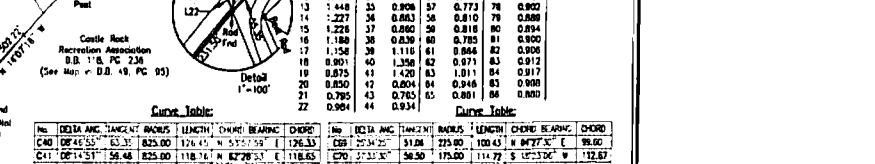
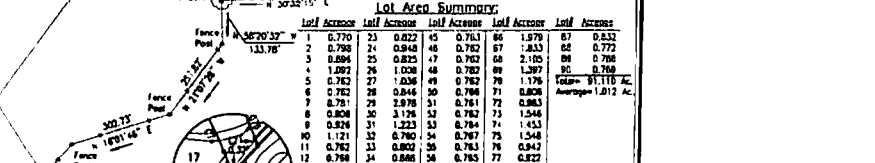
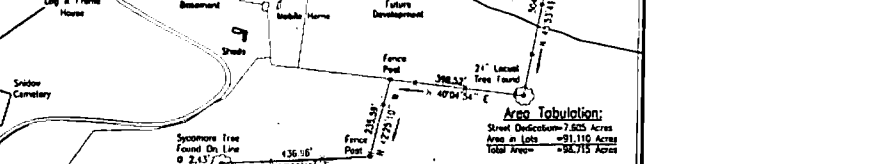
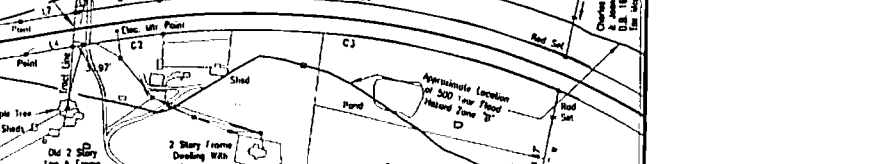
**Historical Evidence**  
This is to Certify that this Plat of Subdivision is shown that same Prepared with the Free Consent and in strict Accordance with the Wishes and Desires of the Undersigned Owner, New River Development, LLC.

**Historical Certificate**  
State of \_\_\_\_\_  
County of \_\_\_\_\_  
I, \_\_\_\_\_, a Notary Public in and for the State and County above said do hereby Certify that \_\_\_\_\_  
Name is Signed to the Forgoing Writing Bearing the Date of \_\_\_\_\_  
This Personally Appeared Before me and Acknowledged the Same.  
Given Under my Hand and Seal on this \_\_\_\_\_ Day of \_\_\_\_\_  
Notary Public  
My Commission Expires \_\_\_\_\_



**Notes**  
1. This Plat was Prepared Without the Benefit of a Title Report.  
2. A Portion of the Property is Within F.E.M.A. Defined Flood Hazard Zone as Shown on F.E.M.A. Community Panel No. 510007 0125 B, Dated June 15, 1981.  
3. Flood Zone Boundaries Shown on This Map are Approximate Based on Available Mapping. No Flood Study Performed on the Survey.  
4. Reference: City County Map No. 42 Parcel 62 and 62 E, D.B. 713, Pg. 678, D.B. 288, PC. 705.  
5. Old Dead Lines on Per D.B. 86, PC. 375, D.B. 117, PG. 137.  
6. The Unimproved Roads Herein are Those Shown on a Map of the 27. Williams Estate, Dated January 11, 1947, by E.A. Williams, Registered Surveyor. The Width Thereof are Subject to the Requirements of the Town of Pamplin and/or the Giles County Planning Commission Should They be Developed and Opened for Public Use.  
7. Setback: Front: 35', Rear: 25', Side: 15'. House Orientation for Lots 44-48 Shall Front on Horseshoe Farm Road.

**Notes (Cont'd)**  
8. Except Where Specifically Noted, 20' Water, Sewer, Drainage, and Public Utility Easements (If Specifically Indicated) are Dedicated, Centered On Interior Lot Lines and Adjacent to the Road Right-of-Way, and Where Noted On This Plat.  
9. Said Easements are to be Recorded Simultaneously with This Plat.  
10. Easements shown on this plat are subject to the proposed location of utilities as shown on plan sheets attached.  
11. Iron Road Set of All Corners Unless Otherwise Noted.  
12. Proposed 20' Storm Drainage Easement Hereby Dedicated.  
13. Proposed 20' Sanitary Sewer Easement Hereby Dedicated.  
14. 10' Additional Right-of-Way for State Route 626 Hereby Dedicated.  
15. The Roads in this Subdivision shall be Constructed in Full Compliance and Dedicated to the Virginia Department of Transportation.  
16. Section View Road.  
17. Lots 1, 2, 3, 4, 25, 26, 27, 28, 29, 30, 31, 32, 33, 34, 35, 36, 37, 38, 39, 40 may require individual residential sewage grinder pumps to transport sewage to the gravity sewer line extension.



**Source of Title**  
This is to Certify that the Property delineated on this Plat of Horseshoe Bend Subdivision, Phase I, is a Portion of the Property Acquired by New River Development, LLC by a Deed Dated 08 May, 1987 From New River Investment Corporation and Recorded in Deed Book 284 of Page 076 and is a Portion of the Property Acquired by New River Development, LLC by a Deed Dated 21 June, 1997 From T. Woodson, Jr., Land P. Woodson, Daniel D. Price, Rebecca D. Price, James A. Price, and Herry Rod Price and Recorded in Deed Book 285 of Page 299. All Deeds are Recorded in the Clerk's Office of the Circuit Court of Giles County, Virginia and are the Last Instruments in the Chain of Title to the Said Property.

**Survey of Title**  
John H. Christian, L.S. 17114

NO.	DETA	BEARING	BEARS	LENGTH	BEARING	CHORD
C1	09°22'00"	317.07'	3089.83'	832.64'	S 72°29'23" W	631.83'
C2	02°46'24"	117.89'	4961.15'	225.34'	S 25°13'36" W	229.20'
C3	72°35'28"	407.76'	1286.11'	1190.19'	S 47°29'00" E	1731.88'
C4	09°22'00"	308.83'	3768.83'	616.79'	N 70°28'23" E	612.62'
C5	30°13'38"	81.07'	300.00'	158.37'	S 35°17'12" W	158.44'
C6	28°10'13"	623.55'	7465.11'	1721.87'	S 41°02'23" W	1709.80'
C7	02°46'57"	170.13'	6941.15'	740.21'	S 25°13'36" W	740.19'
C8	35°33'43"	1148.33'	2125.00'	218.73'	S 24°03'38" E	229.74'
C9	72°35'28"	26.00'	85.00'	33.84'	S 37°32'00" E	29.74'
C10	61°14'14"	48.78'	120.00'	180.34'	N 73°03'34" E	152.82'
C11	51°18'33"	12.01'	25.00'	22.30'	N 18°24'43" E	21.65'
C12	37°08'51"	18.48'	35.00'	35.86'	N 11°30'36" E	33.04'
C13	57°01'13"	24.88'	50.00'	50.00'	M 35°34'31" E	42.30'
C14	57°01'13"	24.88'	50.00'	50.00'	S 11°30'36" E	42.30'
C15	57°01'13"	24.88'	50.00'	50.00'	S 37°12'12" E	42.30'
C16	37°08'51"	18.47'	35.00'	35.84'	S 76°48'47" W	33.02'
C17	51°18'33"	12.01'	25.00'	22.30'	S 69°43'29" W	21.65'
C18	12°08'34"	22.00'	200.00'	45.90'	S 49°43'40" W	45.80'
C19	42°24'30"	87.80'	200.00'	163.46'	S 79°56'15" W	186.79'
C20	60°00'00"	25.00'	25.00'	36.27'	S 58°41'17" W	33.34'
C21	58°48'51"	124.67'	325.00'	337.24'	S 32°25'24" W	331.47'
C22	02°46'24"	4.00'	16.00'	16.00'	S 37°12'12" E	16.00'
C23	14°16'07"	65.71'	325.00'	120.74'	S 71°02'46" W	130.11'
C24	15°45'30"	71.88'	325.00'	142.87'	S 36°36'34" W	142.43'
C25	06°03'17"	27.76'	325.00'	55.47'	S 47°27'35" W	55.44'
C26	15°46'34"	44.76'	325.00'	86.96'	S 42°38'02" W	88.88'
C27	45°08'34"	126.15'	325.00'	256.18'	S 17°15'46" W	248.58'
C28	89°30'33"	29.34'	25.00'	43.47'	S 80°08'28" E	38.17'
C29	28°25'58"	52.15'	205.83'	102.18'	N 87°01'59" E	101.11'
C30	08°17'18"	245.74'	309.00'	490.41'	N 46°33'52" E	469.81'