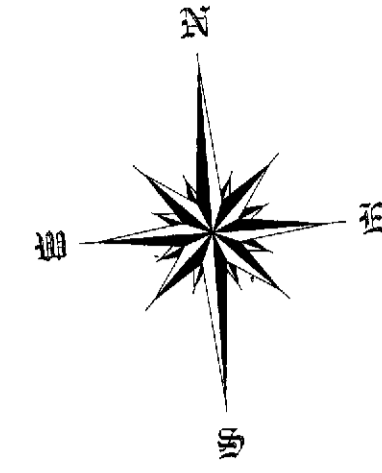


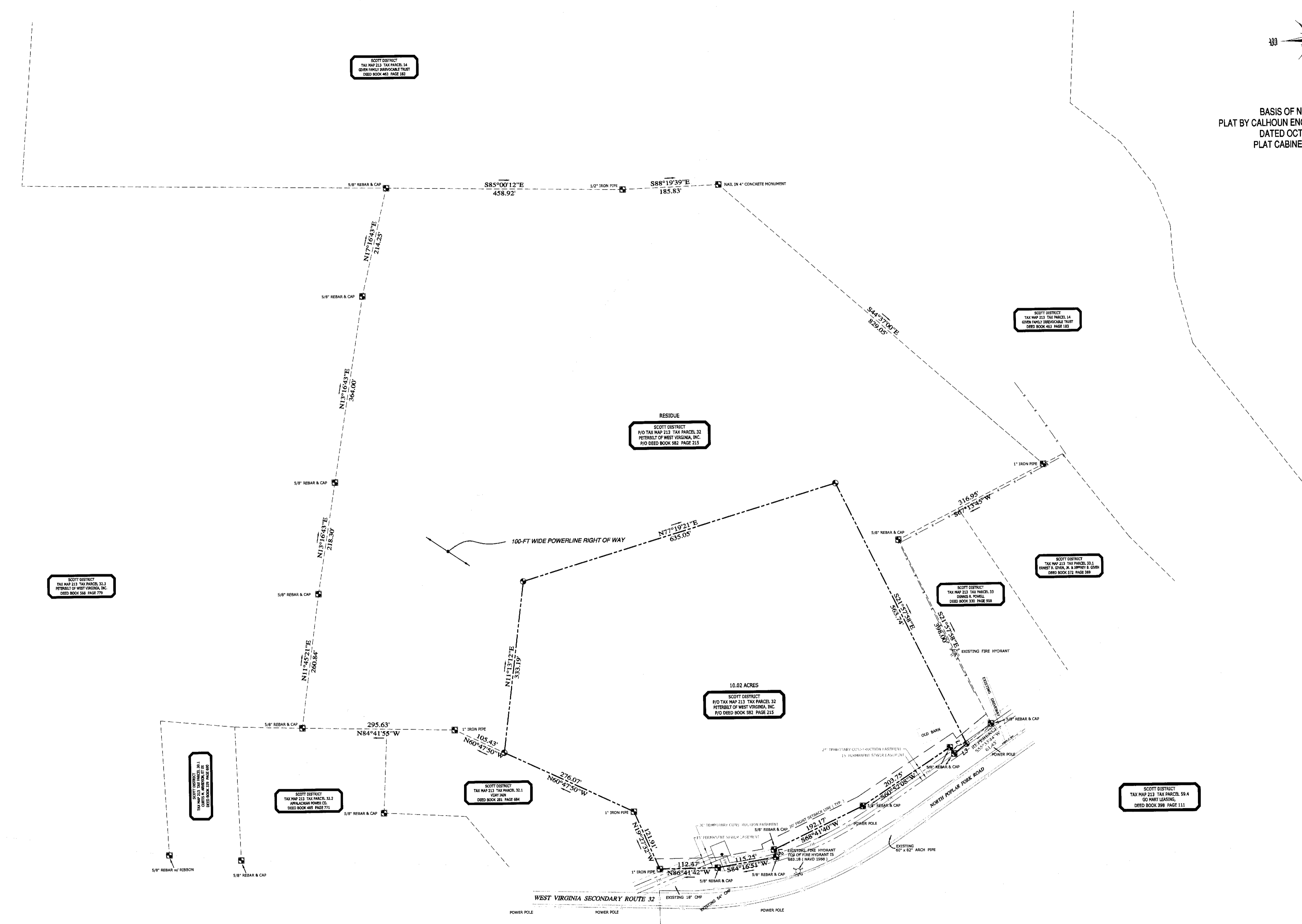
# MINOR SUBDIVISION PLAT



BASIS OF NORTH ARROW  
 PLAT BY CALHOUN ENGINEERING & SURVEYING  
 DATED OCTOBER 16, 2019  
 PLAT CABINET "F" SLIDE 97

MINOR SUBDIVISION PLAT  
 FRHP LINCOLNSHIRE, LLC  
 A MINNESOTA LIMITED LIABILITY COMPANY  
 NORTH POPLAR FORK ROAD  
 HURRICANE, WV 25526  
 N 38.457369°  
 W 81.937369°

CONVERSE SURVEYING  
 SURVEYORS - LAND PLANNERS  
 SUITE 202 HELMICK BUILDING 58 MISSION WAY  
 P.O. BOX 488  
 SCOTT DEPOT, WEST VIRGINIA 25560  
 SCOTT DEPOT (804) 757-9424 CHARLESTON (804) 757-9424 MARTINSBURG (804) 263-1935 HUNTINGTON (804) 629-1888  
 PARKERSBURG (804) 865-2555 BECKLEY (804) 869-2484



RESIDUE  
 SCOTT DISTRICT  
 P/O TAX MAP 213 TAX PARCEL 32  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

10.02 ACRES  
 SCOTT DISTRICT  
 P/O TAX MAP 213 TAX PARCEL 32  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 32.1  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 32.2  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 32.3  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 33  
 LINCOLNSHIRE, LLC  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 34  
 LINCOLNSHIRE, LLC  
 P/O DEED BOOK 582 PAGE 215

SCOTT DISTRICT  
 TAX MAP 213 TAX PARCEL 39.4  
 PETERBILT OF WEST VIRGINIA, INC.  
 P/O DEED BOOK 582 PAGE 215

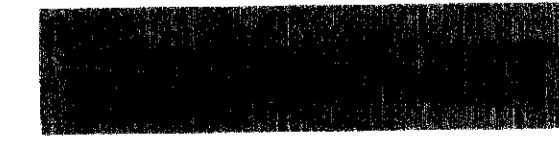
REFERENCES:  
 DEED BOOK 330 PAGE 908  
 DEED BOOK 348 PAGE 779  
 DEED BOOK 582 PAGE 215  
 PLAT CABINET "F" SLIDE 44  
 PLAT CABINET "F" SLIDE 97  
 SCOTT DISTRICT TAX MAP 213

AREA:  
 438,812.43 SQ. FT. (10.02 ACRES)

GPS LOCATION (NAD 1983):  
 N 38.457369°  
 W 81.937369°

ZONING  
 THIS PROPERTY IS ZONED COMMERCIAL ZONE C-2

SOURCE OF RIGHT-OF-WAY  
 PROPERTY IS ADJACENT TO WEST VIRGINIA SECONDARY ROUTE 32, A.K.A. NORTH POPLAR FORK ROAD, WHICH IS A WEST VIRGINIA DEPARTMENT OF TRANSPORTATION DIVISION OF HIGHWAYS MAINTAINED ROAD WITH A VARIABLE R.W.



UTILITIES  
 TELEVISION: CABLE / SATELLITE AVAILABLE  
 WATER: WEST VIRGINIA AMERICAN WATER  
 SANITARY: PUTNAM PUBLIC SERVICE DISTRICT  
 ELECTRICITY: APPALACHIAN POWER  
 TELEPHONE: FRONTIER AND OTHERS  
 GAS: AVAILABLE

SUBJECT TO:  
 ANY ADDITIONAL RIGHT-OF-WAY CLAIMED BY THE WEST VIRGINIA DEPARTMENT OF TRANSPORTATION FOR NORTH POPLAR FORK ROAD.

SURVEY EXCEPTIONS  
 △ NO APPARENT ENCROACHMENTS.

- LEGEND:
- PROPERTY LINE
  - - - ADJACENT PROPERTY LINE
  - - - RIGHT-OF-WAY
  - - - FENCE
  - - - SEWER FORCE MAIN
  - - - EXISTING WATER LINE
  - - - WATER METER
  - - - EXISTING FIRE HYDRANT
  - - - LOT NUMBER
  - - - OVERHEAD ELECTRICITY
  - - - POWER POLE
  - - - POINT (NOT SET)
  - - - PROPERTY CORNER FOUND
  - - - 5/8" X 30" REBAR AND CAP (SET)
  - - - TAX PARCEL

STATE OF WEST VIRGINIA, Putnam County Commission Clerk's Office  
 04/14/2022. The foregoing, together with the certificate of its acknowledgment, was this day presented in said office and admitted to record.  
 Teste: *[Signature]* Clerk

LINE	LENGTH	BEARING
L1	15.00'	N29°07'56"W
L2	15.00'	S11°27'17"E
L3	30.78'	S55°33'44"W

APPROVED  
 PUTNAM COUNTY COMMISSION  
 EDWARD BEN CONVERSE  
 WEST VIRGINIA, P.S. NO. 356  
 DATE: 4/14/22

PLAN OF: 10.02 ACRE PARCEL, ZONED C-2, SEVERED FROM PETERBILT OF WEST VIRGINIA, INC. PARENT TRACT ( DEED BOOK 582 PAGE 215 )  
 SITUATED IN: DISTRICT OF SCOTT, COUNTY OF PUTNAM, STATE OF WEST VIRGINIA  
 PREPARED FOR: FRHP LINCOLNSHIRE, LLC, A MINNESOTA LIMITED LIABILITY COMPANY  
 PROJECT NUMBER: S8D-10897 SCALE: 1" = 100'  
 DATE: APRIL 13, 2022 REVISED: DRAWN BY: DICK JOHNSON SHEET 1 OF 1  
 CHECKED BY: EBC

Doc ID: 005231210001 Type: PLA  
 Recorded: 04/14/2022 at 08:08:18 PM  
 Fee Amt: \$12.00 Page 1 of 1  
 Putnam County Clerk  
 Brian Wood County Clerk  
 bk F p 175

