

P.B. 146 pg. 5



THOMPSON & LITTON
726 Auburn Avenue
Radford, Virginia 24141

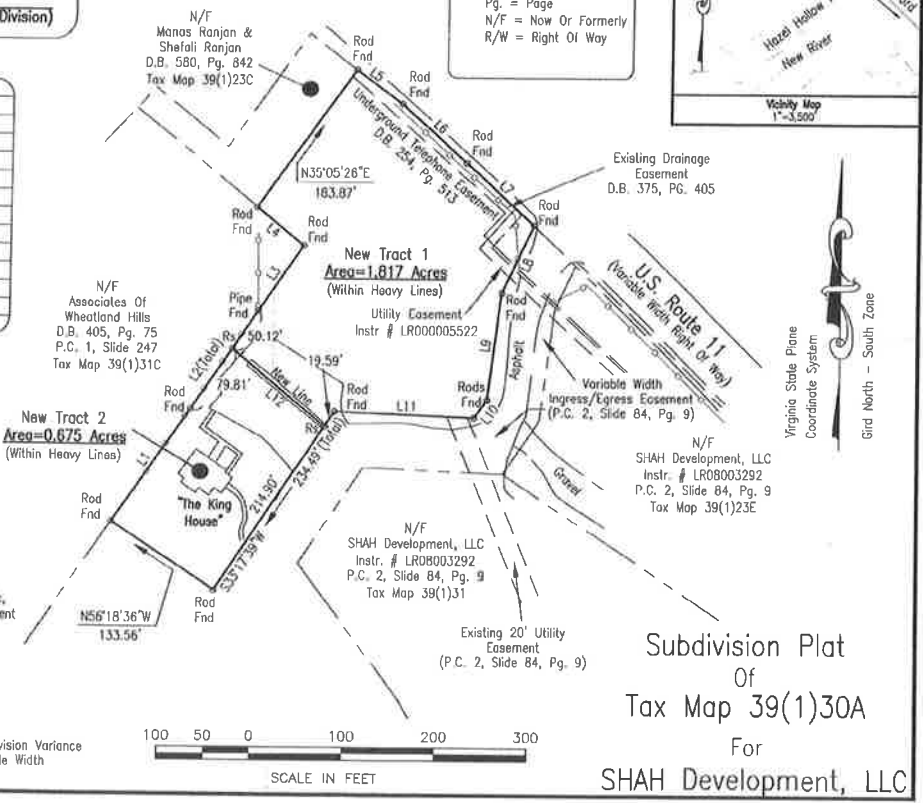
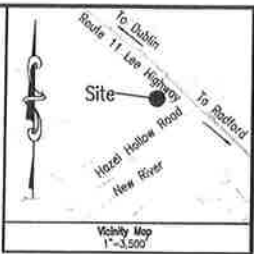
Area Table	
Tax Map 39(1)30A	2.492 Acres (Before Division)
Total	2.492 Acres (Before Division)
New Tract 1	1.817 Acres (After Division)
New Tract 2	0.675 Acres (After Division)
Total	2.492 Acres (After Division)

Line Table		
Line	Length	Bearing
L1	149.35	N33°53'06"E
L2	129.93	N33°53'06"E
L3	88.70	N33°53'06"E
L4	66.38	N50°43'05"W
L5	62.27	S53°51'08"E
L6	95.60	S48°04'48"E
L7	100.90	S47°18'19"E
L8	81.84	S24°40'03"W
L9	118.36	S07°10'08"W
L10	24.19	S35°47'52"W
L11	151.10	N87°40'05"W
L12	132.07	N50°06'33"W

Notes:

- This Plot Was Prepared Without The Benefit Of A Title Report.
- 5/8" Iron Rods Set At All Corners Unless Otherwise Noted.
- References: Pulaski County Tax Map 39(1)30A; Instrument No. LR080003292; P.C. 2, Slide 84, Pg. 9.
- This Plot Is The Result Of An Actual Field Survey Performed October 2010 By Thompson & Litton Field Personnel.
- Tax Map 39(1)30A Lies Within A H.U.D. Flood Hazard Zone X, Referenced From Community Panel Number 51155C0093C, Dated September 26, 2008.
- Properties Are Served By Public Water And Public Sewer.
- A 15' Permanent P.U.E. Is Hereby Dedicated To The Public, On The Interior Of The Front Lot Lines, And A 10' Permanent P.U.E. On The Interior Of Side And Back Lot Lines.
- Owner's Address:
Shah Development, LLC
PO Box 1499
Christiansburg, Va. 24068
- The Purpose Of This Plot Is To Create 2 New Tracts From Tax Map 39(1)30A.
- The Pulaski County Planning Commission Approved A Subdivision Variance On December 8, 2009 To Allow Use Of The Existing Variable Width Ingress/Egress Easement.

Legend	
Fnd	= Found
P.C.	= Plat Cabinet
P.B.	= Plat Book
D.B.	= Deed Book
Pg.	= Page
N/F	= Now Or Formerly
R/W	= Right Of Way



Subdivision Plat
Of
Tax Map 39(1)30A
For
SHAH Development, LLC

Subdivision Plat
Cloyd Magisterial District
Pulaski County, Virginia

Designed: -
Drawn: cnp
Checked: cnp
Date: 06 Oct 2010

Project No.
10794-12

Sheet No.
1 of 2

I Herby Certify The Requirements Of The Board Of Supervisors And Ordinances Of The County Of Pulaski, Virginia, Regarding The Plotting Of Subdivision Within The County Have Been Complied With, Given Under My Hand This 5th Day Of October, 2010.

Notary's Certificate:

Notary Public _____ Registration No. _____

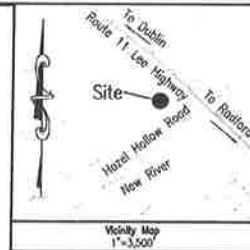
Front Setback - 50'
Side Yard - 10'(When Adjoining Residential Or
Rear Yard - 10'
10,000 sq. ft. Minimum Lot Size

Matthew J. Jank 4-12-2011
Zoning Administrator, Puleski County Date

Notary Public Registration No. Commission Expires

The Ingress/Egress Easement Shown On This Plot Is Private, And Does Not Meet State Standards For Inclusion In The Secondary Road System And Will Not Be Maintained By The Virginia Department Of Transportation Or Pulaski County. The Property Owner Agrees To Not Request Funds From The County Of Pulaski For Construction Or Maintenance Of Roads, Curbs, Gutters Or Any Portion Of A Road System Or Any Other Community Facilities Such As Water And/Or Sewer Systems Until Such Time As The Private Streets Are Brought To Virginia Department Of Transportation Requirement Standards.

Charles H. Forben N, L.S. #2853 10/5/10 Date



THOMPSON & LITTON
726 Auburn Avenue
Radford, Virginia 24141

Subdivision Plat
Cloyd Magisterial District
Pulaski County, Virginia

Designed: —
 Drawn: CWP
 Checked: EOG
 Date: 08 Dec 2018

Project No.
10794-12

Sheet No.

2 of 2

Subdivision Plat
Of
Tax Map 39(1)30A
For
SHAH Development, LLC