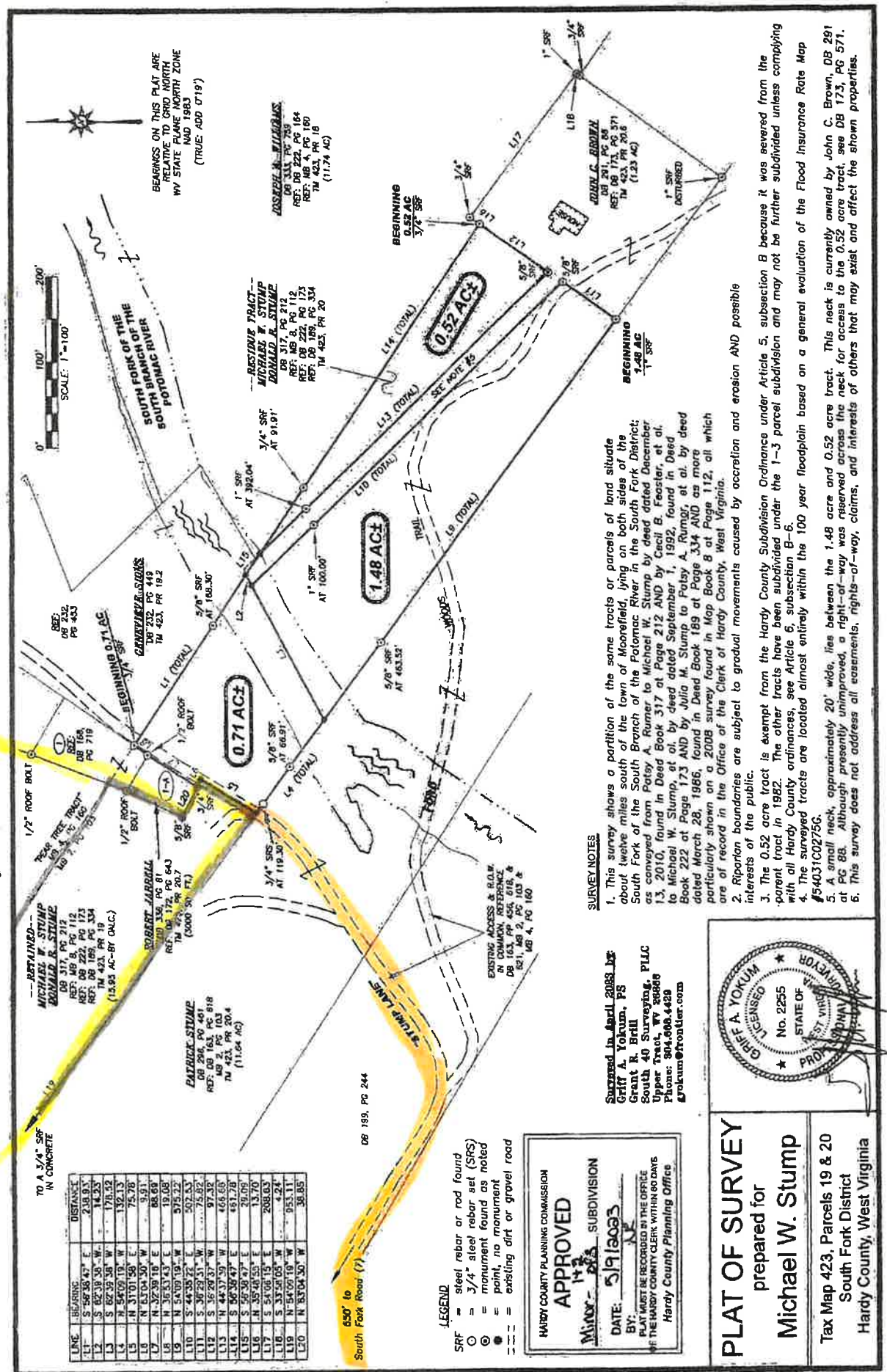






15.95 ACRES



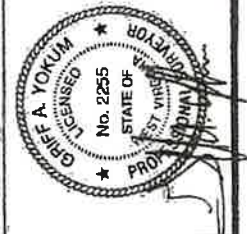
LINE	BEARING	DISTANCE
L1	S 28° 28' 47" E	210.33
L2	S 62° 38' 38" W	170.62
L3	S 62° 38' 38" W	170.62
L4	N 31° 07' 19" E	75.78
L5	N 31° 07' 19" E	3.31
L6	N 32° 38' 18" E	88.69
L7	N 32° 38' 18" E	19.08
L8	N 32° 38' 18" E	19.08
L9	S 44° 35' 22" E	502.53
L10	S 44° 35' 22" E	502.53
L11	S 36° 29' 37" W	97.32
L12	S 36° 29' 37" W	46.65
L13	S 36° 29' 37" W	46.65
L14	S 36° 29' 37" E	29.09
L15	N 35° 40' 50" E	13.70
L16	N 35° 40' 50" E	208.03
L17	S 54° 06' 15" E	4.24
L18	S 33° 50' 05" W	953.11
L19	N 54° 06' 15" W	38.85
L20	N 54° 06' 15" W	38.85

LEGEND
 SRF = steel rebar or rod found
 ○ = 3/4" steel rebar set (SRF)
 ● = monument found as noted
 ○ = point, no monument
 --- = existing dirt or gravel road

HARDY COUNTY PLANNING COMMISSION
APPROVED
 DATE: 5/19/2003
 BY: [Signature]
 PLAT MUST BE RECORDED IN THE OFFICE
 OF THE HARDY COUNTY CLERK WITHIN 60 DAYS
 Hardy County Planning Office

PLAT OF SURVEY
 prepared for
Michael W. Stump
 Tax Map 423, Parcels 19 & 20
 South Fork District
 Hardy County, West Virginia

Surveyed in April 2003 by
 Griff A. Yokum, PS
 Grant R. Brill
 South 40 Surveying, PLLC
 Upper Tract, WV 26069
 Phone: 804.688.4429
 yokum@frontier.com



SURVEY NOTES

- This survey shows a partition of the same tracts or parcels of land situated about twelve miles south of the town of Moorefield, lying on both sides of the South Fork of the Potomac River, in the South Fork District, as conveyed from Patsy A. Rumer to Michael W. Stump by deed dated December 13, 2010, found in Deed Book 317 at Page 212 AND by Cecil B. Feaster, et al. to Michael W. Stump, et al. by deed dated September 1, 1992, found in Deed Book 222 at Page 173 AND by Julia M. Stump to Patsy A. Rumer, et al. by deed dated March 28, 1986, found in Deed Book 189 at Page 334 AND as more particularly shown on a 2008 survey found in Map Book 8 at Page 112, all which are of record in the Office of the Clerk of Hardy County, West Virginia.
- Riparian boundaries are subject to gradual movements caused by accretion and erosion AND possible interests of the public.
- The 0.52 acre tract is exempt from the Hardy County Subdivision Ordinance under Article 5, subsection B because it was severed from the parent tract in 1982. The other tracts have been subdivided under the 1-3 parcel subdivision and may not be further subdivided unless complying with all Hardy County ordinances, see Article 6, subsection B-6.
- The surveyed tracts are located almost entirely within the 100 year floodplain based on a general evaluation of the Flood Insurance Rate Map #54031C02756.
- A small neck, approximately 20' wide, lies between the 1.48 acre and 0.52 acre tract. This neck is currently owned by John C. Brown, DB 281 at PG 88. Although presently unimproved, a right-of-way was reserved across the neck for access to the 0.52 acre tract, see DB 173, PG 571.
- This survey does not address all easements, rights-of-way, claims, and interests of others that may exist and affect the shown properties.

R. Greg Delawder
T.M. 423, P. 20.5
283/378

Rights-of-way as
shown on 1988
survey by Robert
A. Amfower

Rights-of-way as
shown on 1979 survey
dividing the Stump land

Joel A. Stump
T.M. 423, P. 20.8
199/236

Patrick H. Stump
T.M. 423, P. 20.8
258/408

Included
originality
11.2.16

