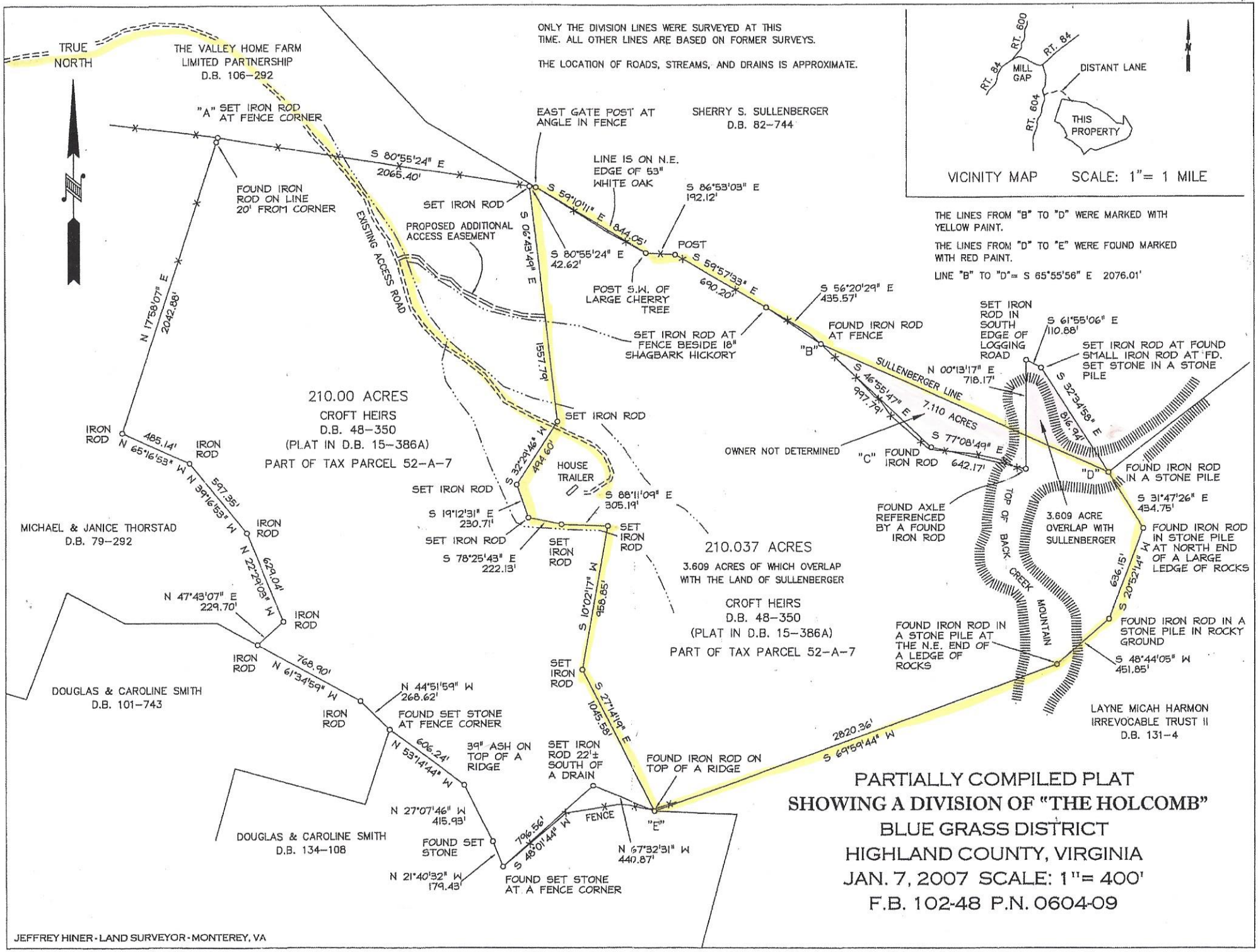
ONLY THE DIVISION LINES WERE SURVEYED AT THIS TIME. ALL OTHER LINES ARE BASED ON FORMER SURVEYS.
THE LOCATION OF ROADS, STREAMS, AND DRAINS IS APPROXIMATE.
TRUE NORTH
THE VALLEY HOME FARM LIMITED PARTNERSHIP D.B. 106-292
"A" SET IRON ROD AT FENCE CORNER
S 80°55'24" E 2065.40'
FOUND IRON ROD ON LINE 20' FROM CORNER
N 17°58'07" E 2042.88'
EAST GATE POST AT ANGLE IN FENCE
SHERRY S. SULLENBERGER D.B. 82-744
LINE IS ON N.E. EDGE OF 53" WHITE OAK
S 86°53'03" E 192.12'
SET IRON ROD
S 59°10'11" E 844.05'
S 80°55'24" E 42.62'
POST
POST S.W. OF LARGE CHERRY TREE
S 59°57'33" E 690.20'
S 56°20'29" E 435.57'
PROPOSED ADDITIONAL ACCESS EASEMENT
EXISTING ACCESS ROAD
S 06°43'49" E 1557.79'
SET IRON ROD AT FENCE BESIDE 18" SHAGBARK HICKORY
FOUND IRON ROD AT FENCE
"B"
S 46°55'47" E 997.79'
SULLENBERGER LINE
7.110 ACRES
S 77°08'49" E 642.17'
"C" FOUND IRON ROD
OWNER NOT DETERMINED
SET IRON ROD IN SOUTH EDGE OF LOGGING ROAD
S 61°55'06" E 110.88'
N 00°13'17" E 718.17'
SET IRON ROD AT FOUND SMALL IRON ROD AT FD. SET STONE IN A STONE PILE
S 32°34'58" E 816.94'
"D"
FOUND IRON ROD IN A STONE PILE
S 31°47'26" E 434.75'
FOUND IRON ROD IN STONE PILE AT NORTH END OF A LARGE LEDGE OF ROCKS
S 20°52'14" W 636.15'
FOUND IRON ROD IN A STONE PILE IN ROCKY GROUND
S 48°44'05" W 451.85'
LAYNE MICAH HARMON IRREVOCABLE TRUST II D.B. 131-4
S 69°59'44" W 2820.36'
FOUND IRON ROD ON TOP OF A RIDGE
"E"
FOUND AXLE REFERENCED BY A FOUND IRON ROD
TOP OF BACK CREEK MOUNTAIN
3.609 ACRE OVERLAP WITH SULLENBERGER
FOUND IRON ROD IN A STONE PILE AT THE N.E. END OF A LEDGE OF ROCKS
210.00 ACRES
CROFT HEIRS
D.B. 48-350
(PLAT IN D.B. 15-386A)
PART OF TAX PARCEL 52-A-7
IRON ROD
N 65°16'53" W 485.14'
IRON ROD
N 39°16'53" W 597.35'
IRON ROD
N 22°29'03" W 629.04'
IRON ROD
N 47°43'07" E 229.70'
IRON ROD
N 61°34'59" W 768.90'
IRON ROD
N 44°51'59" W 268.62'
FOUND SET STONE AT FENCE CORNER
N 53°14'44" W 606.24'
39" ASH ON TOP OF A RIDGE
SET IRON ROD 22'± SOUTH OF A DRAIN
N 27°07'46" W 415.93'
FENCE
S 48°01'44" W 796.56'
FOUND SET STONE
N 21°40'32" W 179.43'
FOUND SET STONE AT A FENCE CORNER
N 67°32'31" W 440.87'
MICHAEL & JANICE THORSTAD D.B. 79-292
DOUGLAS & CAROLINE SMITH D.B. 101-743
DOUGLAS & CAROLINE SMITH D.B. 134-108
S 32°29'46" W 494.60'
SET IRON ROD
HOUSE TRAILER
S 88°11'09" E 305.19'
S 19°12'31" E 230.71'
SET IRON ROD
S 78°25'43" E 222.13'
SET IRON ROD
SET IRON ROD
S 10°02'17" W 958.65'
SET IRON ROD
S 27°14'19" E 1045.58'
210.037 ACRES
3.609 ACRES OF WHICH OVERLAP WITH THE LAND OF SULLENBERGER
CROFT HEIRS
D.B. 48-350
(PLAT IN D.B. 15-386A)
PART OF TAX PARCEL 52-A-7
VICINITY MAP SCALE: 1"= 1 MILE
RT. 600
RT. 84
RT. 84
MILL GAP
DISTANT LANE
RT. 604
THIS PROPERTY
THE LINES FROM "B" TO "D" WERE MARKED WITH YELLOW PAINT.
THE LINES FROM "D" TO "E" WERE FOUND MARKED WITH RED PAINT.
LINE "B" TO "D"= S 65°55'56" E 2076.01'
PARTIALLY COMPILED PLAT
SHOWING A DIVISION OF "THE HOLCOMB"
BLUE GRASS DISTRICT
HIGHLAND COUNTY, VIRGINIA
JAN. 7, 2007 SCALE: 1"= 400'
F.B. 102-48 P.N. 0604-09
JEFFREY HINER - LAND SURVEYOR - MONTEREY, VA