

A PORTION OF THIS PROPERTY LIES WITHIN OR ADJACENT TO THE TRAVELED WAY OF RIDGE ROAD (ROUTE 635) AND, IS SUBJECT TO ANY PUBLIC OR DEEDED RIGHTS NORMALLY ASSOCIATED WITH A ROAD AND, OTHER RIGHTS OR RESTRICTIONS REVEALED BY A TITLE REPORT.

THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT AND, THEREFORE, MAY NOT, NECESSARILY, INDICATE ALL ENCUMBRANCES ON THE PROPERTY.



THIS PLAT IS A COMPOSITE PLAT TAKEN FROM MULTIPLE RECORDS REFERENCED HERON. LINES ARE ROTATED TO AERIAL IMAGERY ON STATE PLANE NAD83 VA NORTH REFERENCE SYSTEM. ACREAGE ON PLAT IS CALCULATED FROM ADJUSTED LINE FROM RECORDS AND MAY NOT MATCH ACREAGE AFTER AN ACTUAL FIELD SURVEY IS PERFORMED..

Now or Formerly
E.V.LANKFORD III
DEED BOOK 129 PAGE 190
TM# 77-6

Now or Formerly
SHADOW ROCK FARM
DEED BOOK 92 PAGE 47 & DEED BOOK
82 PAGE 218
TM# 67-20

Now or Formerly
SHADOW ROCK FARM
DEED BOOK 92 PAGE 47 & DEED BOOK
82 PAGE 218
TM# 67-20

Now or Formerly
WAYNE F. WILLIAMS
DEED BOOK 133 PAGE 138 & DEED
BOOK 175 PAGE 182
TM# 67-19

Now or Formerly
JIRE LLC
DEED BOOK 174 PAGE 439
TM# 77-3
15.471 ACRES ±

Now or Formerly
JIRE LLC
DEED BOOK 174 PAGE 439
TM# 77-4

Now or Formerly
JIRE LLC
DEED BOOK 174 PAGE 439
TM# 77-5

Now or Formerly
IDA M. CARTER
DEED BOOK 150 PAGE 640
TM# 77-6A

Now or Formerly
JIRE LLC
INSTRUMENT# 09000722
TM# 77-2

Now or Formerly
JIRE LLC
INSTRUMENT# 12000720
TM# 77-63

Now or Formerly
HALL
TRACT 1
DEED BOOK 129 PAGE 190
TM# ??
5.62 ACRES

Now or Formerly
BILLY JOE GRIMM
DEED BOOK 135 PAGE 406
TM# 77-6AA

Now or Formerly
WAYNE F. WILLIAMS
DEED BOOK 133 PAGE 138 & DEED
BOOK 175 PAGE 182
TM# 67-19

Now or Formerly
VERETT L. GRIMM
DEED BOOK 159 PAGE 666
TM# 77-3-D

Now or Formerly
JIRE LLC
INSTRUMENT #09000586
TM# 77-12

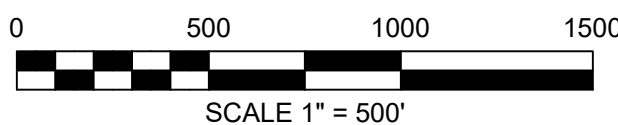
Now or Formerly
JOHNNY J. RANDOZZO
DEED BOOK 112 PAGE 388
TM# 77-3-A

Now or Formerly
FRANK T. RANDOZZO
DEED BOOK 112 PAGE 388
TM# 77-3-B

Now or Formerly
WARREN M. CROWDER
DEED BOOK 76 PAGE 303
TM# 77-8

Now or Formerly
KEITH D. ELIASON, TRUSTEE
INSTRUMENT # 14000141
DEED BOOK 166 PAGE 615 PLAT
TM# 77-46

CALCULATED ACERAGE FOR
PROPERTY SHOWN:
317.985 ACRES PLUS ACREAGE
ACROSS RIDGE ROAD
TOTAL ACREAGE 342.521±



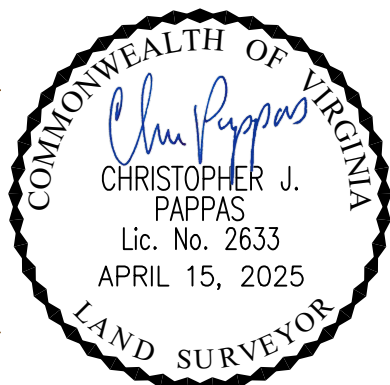
PROPERTY SHOWN HEREON IS SUBJECT TO A
PER PERPETUAL EASEMENT OF RIGHT OF WAY
FOR PURPOSES OF INGRESS AND EGRESS AS
DESCRIBED IN DEED BOOK 160 PAGE 731

Now or Formerly
KEITH D. ELIASON, TRUSTEE
INSTRUMENT # 14000141
DB 161 PG 173 PLAT
TM# 77-4-2B

Now or Formerly
KEITH D. ELIASON, TRUSTEE
INSTRUMENT # 14000141
DB 161 PG 173 PLAT
TM# 77-4-2A

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	177.32	148.46	144.16	S 10°27'06" W	47°58'14"
C2	465.14	182.84	181.66	S 45°41'53" W	22°31'18"
C3	425.96	235.00	232.03	S 41°09'16" W	31°36'34"
C4	212.39	118.98	117.43	S 12°43'01" W	32°05'48"
C5	240.60	249.52	238.49	S 16°10'31" W	59°25'14"
C6	172.35	122.71	120.13	N 08°22'16" E	40°47'31"
C7	385.96	212.93	210.24	N 41°09'16" E	31°36'34"
C8	505.14	198.56	197.28	N 45°41'53" E	22°31'18"
C9	217.32	181.95	176.68	N 10°27'06" E	47°58'14"
C10	200.60	287.30	263.37	N 27°29'43" E	82°03'37"
C11	243.03	157.68	154.93	N 46°19'19" E	37°10'26"
C12	213.35	78.39	77.95	N 38°15'41" E	21°03'07"
C13	203.19	81.02	80.48	N 37°51'23" E	22°50'46"
C14	298.18	113.17	112.49	N 07°23'00" E	21°44'42"
C15	285.93	101.01	100.49	N 09°45'01" W	20°14'31"
C16	346.65	157.77	156.41	N 09°07'16" E	26°04'37"
C17	553.12	202.81	201.68	N 11°39'16" E	21°00'30"
C18	536.98	107.62	107.44	N 01°42'43" E	11°28'59"
C19	292.57	222.64	217.31	N 16°56'22" E	43°36'06"
C20	1098.57	211.20	210.87	N 37°33'44" E	11°00'54"
C21	613.93	142.68	142.36	N 38°42'44" E	13°18'57"
C22	423.52	462.37	439.74	N 74°53'50" E	62°33'01"
C23	708.82	194.25	193.64	S 79°11'56" E	15°42'06"
C24	385.47	272.79	267.13	N 72°40'36" E	40°32'50"
C25	574.69	217.69	216.39	N 63°15'18" E	21°42'12"
C26	526.21	172.34	171.57	N 81°23'25" E	18°45'53"
C27	476.32	244.95	242.26	N 75°58'28" E	29°27'54"
C28	684.66	155.73	155.40	N 67°45'17" E	13°01'57"
C29	1182.83	274.60	273.99	N 68°24'41" E	13°18'06"
C30	813.13	268.92	267.70	N 69°13'34" E	18°56'57"
C31	794.49	257.68	256.56	N 75°23'51" E	18°35'00"
C32	196.23	103.45	102.25	N 51°00'13" E	30°12'17"
C33	236.82	76.21	75.89	N 34°37'42" E	18°26'22"
C34	653.93	151.98	151.64	S 38°42'52" W	13°18'58"
C35	1058.57	203.51	203.20	S 37°33'43" W	11°00'54"
C36	359.33	225.32	221.65	S 25°06'21" W	35°55'40"
C37	724.66	164.83	164.47	S 67°45'17" W	13°01'57"
C38	436.32	224.36	221.90	S 75°58'22" W	29°27'43"
C39	566.21	184.69	183.87	S 81°25'40" W	18°41'21"
C40	614.69	232.84	231.45	S 63°15'18" W	21°42'12"
C41	345.47	244.48	239.41	S 72°40'35" W	40°32'48"
C42	668.82	183.23	182.66	N 79°12'05" W	15°41'48"
C43	486.76	340.56	333.66	S 88°46'35" W	40°05'12"

LINE	BEARING	DISTANCE
L1	S 56°57'32" W	83.33'
L2	S 25°20'59" W	190.89'
L3	S 28°46'02" W	171.26'
L4	N 61°23'43" W	5.04'
L5	N 61°23'43" W	267.10'
L6	N 16°03'37" E	389.48'
L7	S 13°51'06" E	71.83'
L8	N 67°42'11" W	70.00'
L9	S 80°14'27" W	386.88'
L10	S 57°27'34" W	199.71'
L11	N 67°26'31" W	290.00'
L12	N 32°03'33" W	158.00'
L13	N 47°35'54" W	211.00'
L14	N 36°56'42" W	308.71'
L15	N 88°44'34" W	93.66'
L16	S 41°35'51" W	44.75'
L17	S 13°31'31" W	306.87'
L18	S 21°28'36" W	115.70'
L19	S 36°12'00" W	247.94'
L20	S 31°47'41" W	92.21'
L21	S 17°07'16" W	60.23'
L22	S 18°07'41" E	168.52'
L23	S 31°18'37" W	138.74'
L24	S 56°39'32" W	77.14'
L25	S 07°23'35" E	374.26'
L26	S 10°53'10" E	84.00'
L27	S 15°07'56" E	198.00'
L28	S 30°02'57" E	81.00'
L29	S 36°43'29" E	109.00'
L30	S 54°50'34" E	67.00'
L31	S 29°43'50" E	55.00'
L32	S 22°18'08" E	77.00'
L33	S 02°37'20" W	83.00'
L34	S 41°46'14" E	79.00'
L35	S 08°47'34" W	123.00'
L36	S 34°30'26" W	79.00'
L37	S 47°17'26" W	103.00'
L38	S 41°02'54" W	91.00'
L39	S 55°44'40" W	170.00'
L40	S 47°47'18" W	96.00'
L41	N 59°18'13" W	693.75'
L42	N 61°29'44" W	3.69'
L43	N 28°46'02" E	172.45'
L44	N 25°20'59" E	192.08'
L45	N 56°57'32" E	83.33'
L46	N 13°48'01" W	71.04'
L47	N 68°28'41" E	86.67'
L48	N 64°54'32" E	48.96'
L49	N 27°44'08" E	40.71'
L50	N 53°48'01" E	44.41'
L51	S 40°04'06" E	599.34'
L52	N 23°34'25" E	408.01'
L53	N 81°26'39" W	537.09'
L54	N 39°59'05" W	19.25'
L55	S 57°08'51" E	299.29'
L56	N 26°02'59" E	190.00'
L57	N 00°44'01" W	190.80'
L58	N 72°21'10" W	479.61'
L59	N 22°09'31" E	104.94'
L60	N 04°01'46" W	72.28'
L61	N 07°27'16" E	85.35'
L62	N 43°04'11" E	199.42'
L63	N 32°03'16" E	40.96'
L64	N 45°22'16" E	153.50'
L65	S 71°10'49" E	241.79'
L66	S 87°02'59" E	166.83'
L67	N 52°24'11" E	113.37'
L68	N 74°06'24" E	264.61'
L69	S 89°13'39" E	43.45'
L70	N 61°14'31" E	73.91'
L71	N 74°16'16" E	420.92'
L72	N 59°45'06" E	304.81'
L73	N 84°41'21" E	132.14'
L74	N 75°58'46" E	93.02'
L75	S 22°02'42" W	375.53'
L76	N 85°52'13" W	115.50'
L77	S 20°31'40" W	221.45'
L78	S 33°37'51" W	672.79'
L79	S 36°22'04" W	167.60'
L80	S 48°37'47" W	257.56'
L81	S 28°37'47" W	184.14'
L82	S 25°07'09" E	501.43'
L83	S 41°08'39" E	350.64'
L84	S 29°15'12" W	103.00'
L85	S 08°08'19" W	150.00'
L86	S 14°10'51" W	110.00'
L87	S 04°39'50" W	130.00'
L88	S 16°10'14" W	277.00'
L89	S 44°48'49" W	175.00'
L90	S 87°43'55" W	200.00'
L91	N 71°15'05" W	166.79'
L92	N 04°17'51" E	396.46'
L93	S 55°50'26" E	666.38'
L94	S 45°22'21" W	155.19'
L95	S 32°03'16" W	40.96'
L96	S 43°04'11" W	199.42'
L97	N 70°42'42" E	693.84'
L98	N 88°14'11" E	327.66'
L99	N 76°20'59" E	558.22'
L100	S 41°57'57" E	262.39'
L101	S 72°37'45" W	67.67'
L102	S 74°16'16" W	420.92'
L103	S 61°14'31" W	73.91'
L104	N 89°13'39" W	43.43'
L105	S 74°06'24" W	263.89'
L106	S 52°24'11" W	113.37'
L107	N 87°02'59" W	166.83'
L108	N 71°10'49" W	241.73'



GREEN FOREST SURVEYS, LLC

WWW.GREENFORESTSURVEYS.COM
P.O. BOX 121, FAIRFIELD, VA 24435 (540) 261-1077



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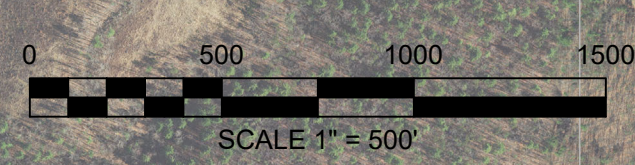
THIS PLAT IS A COMPOSITE PLAT TAKEN FROM MULTIPLE RECORDS REFERENCED HERON. LINES ARE ROTATED TO AERIAL IMAGERY ON STATE PLANE NAD83 VA NORTH REFERENCE SYSTEM. ACREAGE ON PLAT IS CALCULATED FROM ADJUSTED LINE FROM RECORDS AND MAY NOT MATCH ACREAGE AFTER AN ACTUAL FIELD SURVEY IS PERFORMED.



SOURCE OF MERIDIAN
VA GRID

**COMPOSITE PLAT FOR
JOSE IGLESIAS
MILLBORO MAGISTERIAL DISTRICT
BATH COUNTY, VIRGINIA
GREEN FOREST JOB # GF02162
REVISION 3, APRIL 15, 2025
SHEET 1 OF 1**

**CALCULATED ACREAGE FOR
PROPERTY SHOWN:
317.985 ACRES PLUS ACREAGE
ACROSS RIDGE ROAD
TOTAL ACREAGE 342.521±**



CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	177.32	148.46	144.16	S 10°27'06" W	47°58'14"
C2	465.14	182.84	181.66	S 45°41'53" W	22°31'18"
C3	425.96	235.00	232.03	S 41°09'16" W	31°36'34"
C4	212.39	118.98	117.43	S 12°43'01" W	32°05'48"
C5	240.60	249.52	238.49	S 16°10'31" W	59°25'14"
C6	172.35	122.71	120.13	N 08°22'16" E	40°47'31"
C7	385.96	212.93	210.24	N 41°09'16" E	31°36'34"
C8	505.14	198.56	197.28	N 45°41'53" E	22°31'18"
C9	217.32	181.95	176.68	N 10°27'06" E	47°58'14"
C10	200.60	287.30	263.37	N 27°29'43" E	82°03'37"
C11	243.03	157.68	154.93	N 46°19'19" E	37°10'26"
C12	213.35	78.39	77.95	N 38°15'41" E	21°03'07"
C13	203.19	81.02	80.48	N 37°51'23" E	22°50'46"
C14	298.18	113.17	112.49	N 07°23'00" E	21°44'42"
C15	285.93	101.01	100.49	N 09°45'01" W	20°14'31"
C16	346.65	157.77	156.41	N 09°07'16" E	26°04'37"
C17	553.12	202.81	201.68	N 11°39'16" E	21°00'30"
C18	536.98	107.62	107.44	N 01°42'43" E	11°28'59"
C19	292.57	222.64	217.31	N 16°56'22" E	43°36'06"
C20	1098.57	211.20	210.87	N 37°33'44" E	11°00'54"
C21	613.93	142.68	142.36	N 38°42'44" E	13°18'57"
C22	423.52	462.37	439.74	N 74°53'50" E	62°33'01"
C23	708.82	194.25	193.64	S 79°11'56" E	15°42'06"
C24	385.47	272.79	267.13	N 72°40'36" E	40°32'50"
C25	574.69	217.69	216.39	N 63°15'18" E	21°42'12"
C26	526.21	172.34	171.57	N 81°23'25" E	18°45'53"
C27	476.32	244.95	242.26	N 75°58'28" E	29°27'54"
C28	684.66	155.73	155.40	N 67°45'17" E	13°01'57"
C29	1182.83	274.60	273.99	N 68°24'41" E	13°18'06"
C30	813.13	268.92	267.70	N 69°13'34" E	18°56'57"
C31	794.49	257.68	256.56	N 75°23'51" E	18°35'00"
C32	196.23	103.45	102.25	N 51°00'13" E	30°12'17"
C33	236.82	76.21	75.89	N 34°37'42" E	18°26'22"
C34	653.93	151.98	151.64	S 38°42'52" W	13°18'58"
C35	1058.57	203.51	203.20	S 37°33'43" W	11°00'54"
C36	359.33	225.32	221.65	S 25°06'21" W	35°55'40"
C37	724.66	164.83	164.47	S 67°45'17" W	13°01'57"
C38	436.32	224.36	221.90	S 75°58'22" W	29°27'43"
C39	566.21	184.69	183.87	S 81°25'40" W	18°41'21"
C40	614.69	232.84	231.45	S 63°15'18" W	21°42'12"
C41	345.47	244.48	239.41	S 72°40'35" W	40°32'48"
C42	668.82	183.23	182.66	N 79°12'05" W	15°41'48"
C43	486.76	340.56	333.66	S 88°46'35" W	40°05'12"

LINE	BEARING	DISTANCE
L1	S 56°57'32" W	83.33
L2	S 25°20'59" W	190.89
L3	S 28°46'02" W	171.26
L4	N 61°23'43" W	5.04
L5	N 61°23'43" W	267.10
L6	N 16°03'37" E	389.48
L7	S 13°51'06" E	71.83
L8	N 67°42'11" W	70.00
L9	S 80°14'27" W	386.88
L10	S 57°27'34" W	199.71
L11	N 67°26'31" W	290.00
L12	N 32°03'33" W	158.00
L13	N 47°35'54" W	211.00
L14	N 36°56'42" W	308.71
L15	N 88°44'34" W	93.66
L16	S 41°35'51" W	44.75
L17	S 13°31'31" W	306.87
L18	S 21°28'36" W	115.70
L19	S 36°12'00" W	247.94
L20	S 31°47'41" W	92.21
L21	S 17°07'16" W	60.23
L22	S 18°07'41" E	168.52
L23	S 31°18'37" W	138.74
L24	S 56°39'32" W	77.14
L25	S 07°23'35" E	374.26
L26	S 10°53'10" E	84.00
L27	S 15°07'56" E	198.00
L28	S 30°02'57" E	81.00
L29	S 36°43'29" E	109.00
L30	S 54°50'34" E	67.00
L31	S 29°43'50" E	55.00
L32	S 22°18'08" E	77.00
L33	S 02°37'20" W	83.00
L34	S 41°46'14" E	79.00
L35	S 08°47'34" W	123.00
L36	S 34°30'26" W	79.00
L37	S 47°17'26" W	103.00
L38	S 41°02'54" W	91.00
L39	S 55°44'40" W	170.00
L40	S 47°47'18" W	96.00
L41	N 59°18'13" W	693.75
L42	N 61°29'44" W	3.69
L43	N 28°46'02" E	172.45
L44	N 25°20'59" E	192.08
L45	N 56°57'32" E	83.33
L46	N 13°48'01" W	71.04
L47	N 68°28'41" E	86.67
L48	N 64°54'32" E	48.96
L49	N 27°44'08" E	40.71
L50	N 53°48'01" E	44.41
L51	S 40°04'06" E	599.34
L52	N 23°34'25" E	408.01
L53	N 81°26'39" W	537.09
L54	N 39°59'05" W	19.25
L55	S 57°08'51" E	299.29
L56	N 26°02'59" E	190.00
L57	N 00°44'01" W	190.80
L58	N 72°21'10" W	479.61
L59	N 22°09'31" E	104.94
L60	N 04°01'46" W	72.28
L61	N 07°27'16" E	85.35
L62	N 43°04'11" E	199.42
L63	N 32°03'16" E	40.96
L64	N 45°22'16" E	153.50
L65	S 71°10'49" E	241.79
L66	S 87°02'59" E	166.83
L67	N 52°24'11" E	113.37
L68	N 74°06'24" E	264.61
L69	S 89°13'39" E	43.45
L70	N 61°14'31" E	73.91
L71	N 74°16'16" E	420.92
L72	N 59°45'06" E	304.81
L73	N 84°41'21" E	132.14
L74	N 75°58'46" E	93.02
L75	S 22°02'42" W	375.53
L76	N 85°52'13" W	115.50
L77	S 20°31'40" W	221.45
L78	S 33°37'51" W	672.79
L79	S 36°22'04" W	167.60
L80	S 48°37'47" W	257.56
L81	S 28°37'47" W	184.14
L82	S 25°07'09" E	501.43
L83	S 41°08'39" E	350.64
L84	S 29°15'12" W	103.00
L85	S 08°08'19" W	150.00
L86	S 14°10'51" W	110.00
L87	S 04°39'50" W	130.00
L88	S 16°10'14" W	277.00
L89	S 44°48'49" W	175.00
L90	S 87°43'55" W	200.00
L91	N 71°15'05" W	166.79
L92	N 04°17'51" E	396.46
L93	N 55°50'26" E	666.38
L94	S 45°22'21" W	155.19
L95	S 32°03'16" W	40.96
L96	S 43°04'11" W	199.42
L97	N 70°42'42" E	693.84
L98	N 88°14'11" E	327.66
L99	N 76°20'59" E	558.22
L100	S 41°57'57" E	262.39
L101	S 72°37'45" W	67.67
L102	S 74°16'16" W	420.92
L103	S 61°14'31" W	73.91
L104	N 89°13'39" W	43.43
L105	S 74°06'24" W	263.89
L106	S 52°24'11" W	113.37
L107	N 87°02'59" W	166.83
L108	N 71°10'49" W	241.73

