

**OWNER'S STATEMENT OF APPROVAL**

THAT WE, RICHARD GOODWIN AND GARY BRADFORD, THE UNDERSIGNED DO HEREBY CERTIFY THAT WE ARE MEMBERS OF LANDECO, L.L.C., THE FEE SIMPLE OWNER AND PROPRIETOR OF THE LAND SHOWN HEREON TO BE SUBDIVIDED, AND BEING ALL THE LAND CONVEYED TO SAID LANDECO, L.L.C., BY INSTRUMENT NO. 030005953 IN THE CLERK'S OFFICE OF THE CITY OF SALEM CIRCUIT COURT. THAT THE SUBDIVISION, AS APPEARS ON THE PLAT, IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE OWNERS OR PROPRIETORS OF THE LAND SUBDIVIDED AND THE TRUSTEES IN ANY DEED OF TRUST OR OTHER INSTRUMENTALITY IMPOSING A LIEN UPON SUCH LAND, IF THERE IS ANY.

IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

BY: Richard Goodwin DATE: 9-10-04  
 RICHARD GOODWIN, MEMBER  
 LANDECO, L.L.C.

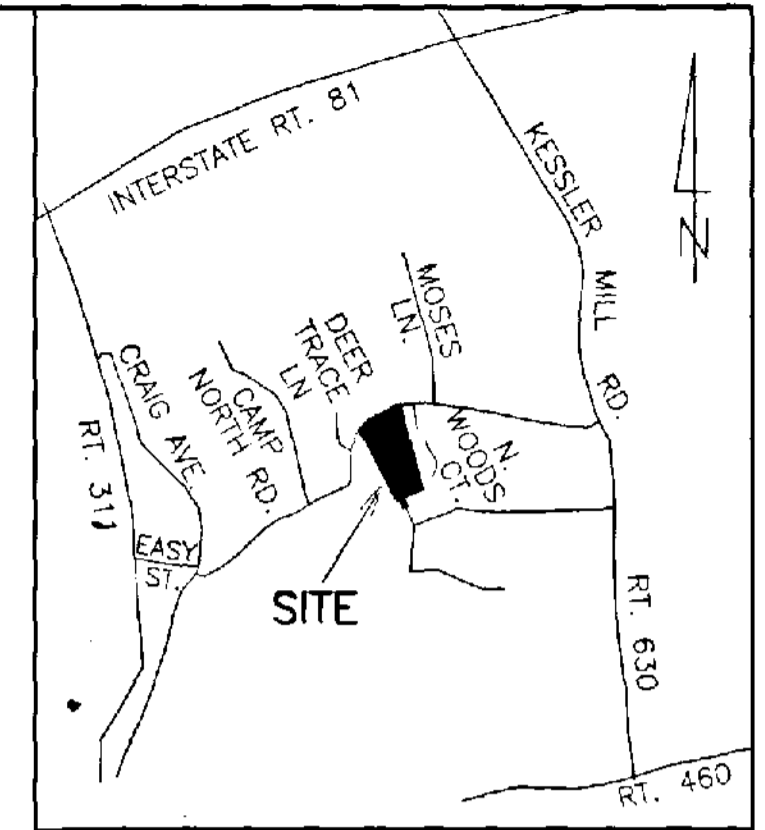
BY: Gary Bradford DATE: 9-10-04  
 GARY BRADFORD, MEMBER  
 LANDECO, L.L.C.

CITY/COUNTY OF Salem  
 COMMONWEALTH OF VIRGINIA

CITY/COUNTY OF Salem  
 COMMONWEALTH OF VIRGINIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 9th DAY OF September, 2004. BY Richard Goodwin  
James Brandt  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 8-31-06

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 9th DAY OF September, 2004. BY Gary Bradford  
James Brandt  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 8-31-06



VICINITY MAP

**NOTES:**

- THIS PLAT IS BASED ON A CURRENT FIELD BOUNDARY SURVEY PERFORMED BY WARNER-EVERETT LAND SURVEYORS.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THERE MAY EXIST ENCUMBRANCES WHICH AFFECT THE PROPERTY NOT SHOWN HEREON.
- IRON PINS WILL BE SET AT ALL CORNERS AS NOTED.
- THIS PROPERTY IS LOCATED IN F.E.M.A. DEFINED ZONE "X" AS SCALED FROM FEMA FLOOD INSURANCE RATE MAP 510130 0041 D, WITH AN EFFECTIVE DATE OF OCTOBER 15, 1993.
- CURRENT OWNER:  
 LANDECO, L.L.C.  
 P.O. BOX 1118  
 SALEM, VA 24153  
 540-389-2460
- LEGAL REFERENCE: INSTRUMENT NO. 030005953 & PLAT BOOK 10, PAGE 22.
- TAX MAP PARCELS: 36-2-2,3,4
- PROPERTY ZONED: R2
- THE OWNER OF THIS SUBDIVISION, AS A CONDITION PRECEDENT TO APPROVAL OF THE FINAL PLAT AND SUBDIVISION, AND ACCEPTANCE OF THE DEDICATION OF THE STREETS SHOWN THEREON BY THE COUNCIL, DOES ON BEHALF AND FOR AND ACCOUNT OF HIS HEIRS, SUCCESSORS, DEVISEES AND ASSIGNS, MAY OR MIGHT HAVE AGAINST THE CITY BY REASON OF ESTABLISHING PROPER GRADE LINES ON AND ALONG SUCH STREETS AND ALLEYS AS SHOWN ON THE PLAT OF LAND SUBDIVIDED (OR SUCH CHANGED STREETS OR ALLEYS AS MAY BE AGREED UPON IN THE FUTURE) AND BY REASON OF DOING NECESSARY GRADING, CUTTING OF FILLING FOR THE PURPOSE OF PLACING SUCH STREETS AND ALLEYS UPON THE PROPER GRADE AS MAY FROM TIME TO TIME BE ESTABLISHED BY THE CITY, AND THE CITY SHALL NOT BE REQUIRED TO CONSTRUCT ANY RETAINING WALLS, ALONG THE STREETS AND ALLEYS AND PROPERTY LINES THEREOF.

**ADJOINER'S STATEMENT OF APPROVAL FOR OFFSITE DRAINAGE EASEMENT**

THAT WE, WILTON M. LASH, JR. & DARTHULA B. LASH, THE UNDERSIGNED DO HEREBY CERTIFY THAT WE ARE THE FEE SIMPLE OWNERS AND PROPRIETORS OF THE LAND SHOWN HEREON THAT THE NEW 20' DRAINAGE EASEMENT WILL AFFECT, BEING THE LAND CONVEYED TO US BY DEED BOOK 41, PAGE 31 IN THE CLERK'S OFFICE OF THE CITY OF SALEM CIRCUIT COURT. THAT WE ARE DEDICATING THE NEW 20' DRAINAGE EASEMENT, AS IT APPEARS ON THIS PLAT, WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE OWNERS OR PROPRIETORS OF THE LAND.

IN WITNESS WHEREON ARE HEREBY PLACED THE FOLLOWING SIGNATURES AND SEALS:

BY: Wilton M. Lash, Jr. DATE: 9/27/04  
 WILTON M. LASH, JR., OWNER

BY: Darthula B. Lash DATE: 9/27/04  
 DARTHULA B. LASH, OWNER

CITY/COUNTY OF DISTRICT OF COLUMBIA  
 COMMONWEALTH OF VIRGINIA

CITY/COUNTY OF DISTRICT OF COLUMBIA  
 COMMONWEALTH OF VIRGINIA

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27th DAY OF SEPTEMBER, 2004. BY WILTON M. LASH JR.  
Richard D. Manning  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 10-14-2004

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 27th DAY OF SEPTEMBER, 2004. BY DARTHULA B. LASH  
Richard D. Manning  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: 10-14-2004

**AREA TABULATIONS**

(24) LOTS	352,865 SF OR 8.100 ACRES
RIGHT OF WAY DEDICATION	54,483 SF OR 1.251 ACRES
STORM WATER MANAGEMENT AREA	7,458 SF OR 0.171 ACRES
TOTAL SITE DEVELOPED	414,806 SF OR 9.522 ACRES

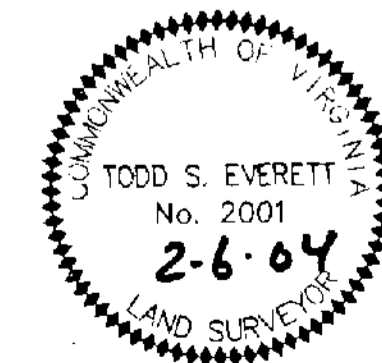
IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 2:32 O'CLOCK P. M. ON THIS 28th DAY OF Sept, 2004.

TESTE: CHANCE CRAWFORD  
 CLERK  
 BY: SCB  
 DEPUTY CLERK

**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT THIS PLAT IS FROM A CURRENT FIELD SURVEY AND IS CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

Todd S. Everett  
 TODD S. EVERETT VA LICENSE NO. 2001

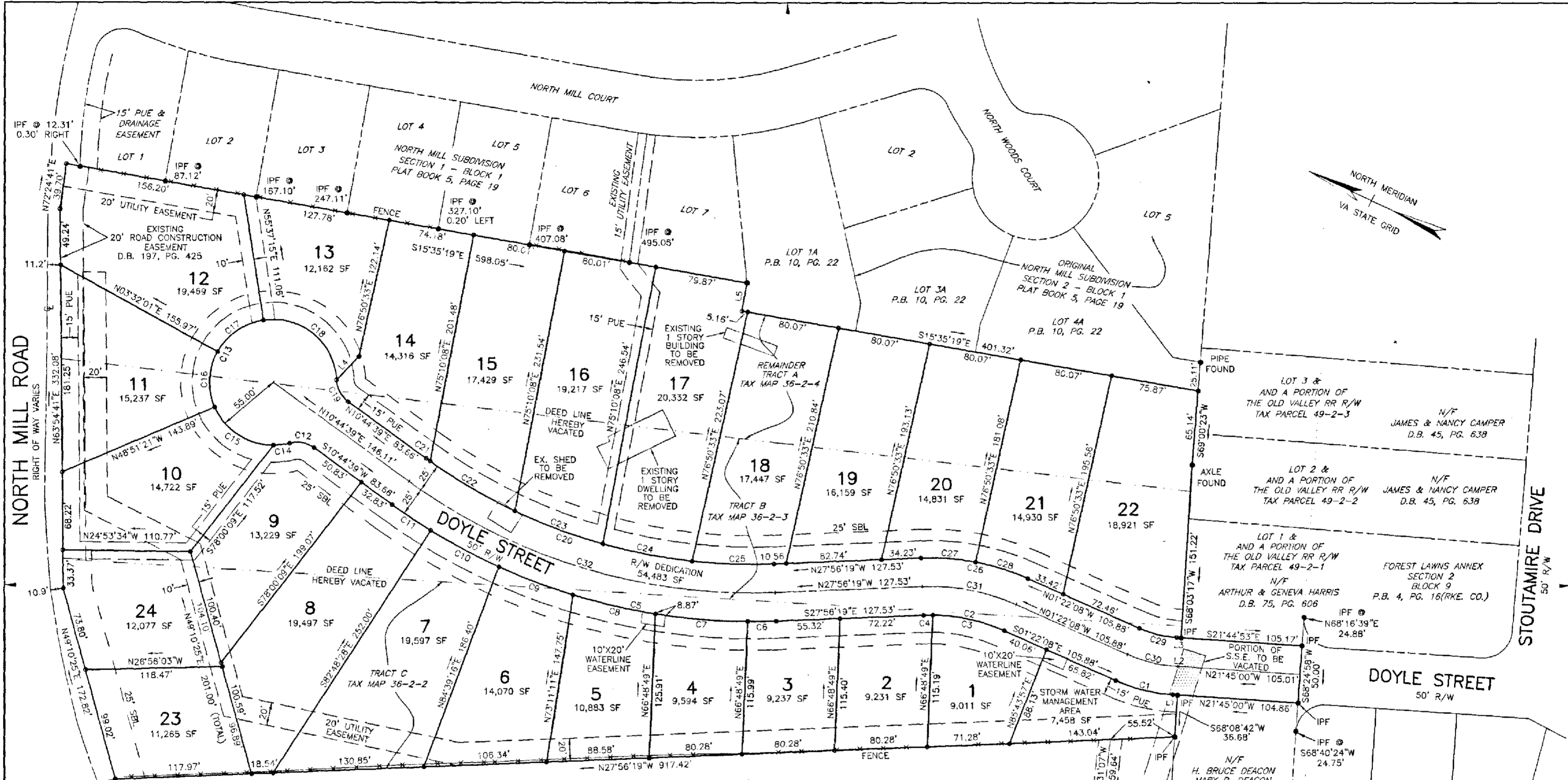
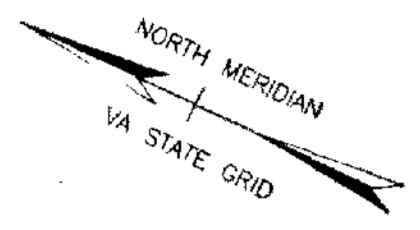


PLAT OF SUBDIVISION  
 CREATING HEREON  
**WYNDSTONE**  
 SUBDIVISION  
 LANDECO, L.L.C.

INSTRUMENT NO. 030005953  
 PLAT BOOK 10, PAGE 22  
 CITY OF SALEM, VIRGINIA  
 DATE: FEBRUARY 6, 2004  
 REVISED: AUGUST 30, 2004 TSC  
 SCALE: 1"=60' PROJ: 03-133RA

**WARNER-EVERETT  
 LAND SURVEYORS**  
 74 SCRUGGS ROAD, SUITE 104  
 MONETA, VIRGINIA 24121  
 TEL: (540) 721-5611 FAX: (540) 721-4944

NORTH MILL ROAD  
RIGHT OF WAY VARIES



IN THE CLERKS OFFICE OF THE CIRCUIT COURT OF THE CITY OF SALEM, VIRGINIA THIS MAP WAS PRESENTED WITH THE CERTIFICATE OF ACKNOWLEDGEMENT THERETO ATTACHED ADMITTED TO RECORD AT 2:32 O'CLOCK P.M. ON THIS 26th DAY OF Sept 2004.

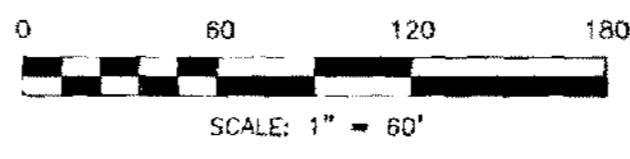
N/F DARTHULA B. LASH WILTON MILTON LASH, JR. D.B. 41, PG. 31 TAX MAP 36-2-1

TESTE: CHANCE CRAWFORD  
CLERK  
BY: *[Signature]*  
DEPUTY CLERK

CURVE	RADIUS	ARC	DELTA	TANGENT	BEARING	CHORD	CURVE	RADIUS	ARC	DELTA	TANGENT	BEARING	CHORD
C1	145.00'	54.58'	21°33'28"	27.60'	S12°08'51"E	54.23'	C17	55.00'	50.00'	52°05'13"	26.88'	N60°25'22"W	48.30'
C2	155.00'	71.88'	26°34'11"	36.60'	S14°39'13"E	71.24'	C18	55.00'	92.58'	96°28'28"	61.56'	N13°50'29"E	82.03'
C3	155.00'	63.83'	23°35'45"	32.38'	S13°10'00"E	63.38'	C19	25.00'	22.39'	51°19'04"	12.01'	N38°24'11"E	21.65'
C4	155.00'	8.05'	02°58'26"	4.02'	S26°27'06"E	8.04'	C20	475.00'	320.69'	38°40'58"	166.73'	S08°35'50"E	314.64'
C5	525.00'	354.45'	38°40'58"	184.28'	S08°35'50"E	347.76'	C21	475.00'	4.20'	00°30'26"	2.10'	N10°29'26"E	4.20'
C6	525.00'	24.92'	02°43'11"	12.46'	S26°34'43"E	24.92'	C22	475.00'	85.21'	10°16'42"	42.72'	N05°05'52"E	85.10'
C7	525.00'	80.14'	08°44'48"	40.07'	S20°50'44"E	80.07'	C23	475.00'	81.31'	09°48'26"	40.75'	N04°56'42"W	81.21'
C8	525.00'	73.20'	07°59'21"	36.60'	S12°28'40"E	73.15'	C24	475.00'	78.93'	09°31'15"	39.56'	N14°36'32"E	78.84'
C9	525.00'	68.86'	07°30'54"	34.48'	S04°43'32"E	68.81'	C25	475.00'	71.04'	08°34'10"	35.59'	N23°39'14"W	70.98'
C10	525.00'	66.80'	07°17'24"	33.44'	S02°40'37"W	66.75'	C26	205.00'	95.06'	26°34'11"	48.40'	N14°39'13"W	94.21'
C11	525.00'	40.52'	04°25'20"	20.27'	S08°31'59"W	40.51'	C27	205.00'	47.48'	13°16'7"	23.85'	N21°18'10"W	47.38'
C12	25.00'	22.39'	51°19'04"	12.01'	S14°54'53"E	21.65'	C28	205.00'	47.58'	13°17'54"	23.90'	N08°01'05"W	47.47'
C13	55.00'	271.31'	282°38'08"	44.04'	N79°15'21"W	68.75'	C29	95.00'	35.74'	21°33'26"	18.09'	N12°08'51"W	35.53'
C14	55.00'	14.07'	14°39'19"	7.07'	S33°14'46"E	14.03'	C30	120.00'	45.15'	21°33'26"	22.84'	N12°08'51"W	44.88'
C15	55.00'	64.38'	67°03'45"	36.45'	S07°36'46"W	60.76'	C31	180.00'	83.47'	26°34'11"	42.50'	N14°39'13"W	82.73'
C16	55.00'	50.29'	52°23'23"	27.06'	S67°20'20"W	48.56'	C32	500.00'	337.57'	38°40'58"	175.50'	N08°35'50"W	331.20'

LEGEND  
IPF IRON PIN FOUND  
PUE PUBLIC UTILITY EASEMENT  
SBL SET BACK LINE

LINE	BEARING	DISTANCE
L1	S22°55'34"E	0.49'
L2	N22°42'20"W	0.91'
L3	N22°46'34"W	1.34'
L4	S72°16'33"E	28.01'
L5	S74°24'41"W	25.00'



SETBACK REQUIREMENTS  
FRONT: 25'  
REAR: 15'  
SIDE: 10'



PLAT OF SUBDIVISION CREATING HEREON  
**WYNDSTONE**

SUBDIVISION  
LANDECO, L.L.C.  
INSTRUMENT NO. 030005953  
PLAT BOOK 10, PAGE 22  
CITY OF SALEM, VIRGINIA  
DATE: FEBRUARY 6, 2004  
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