

OWNERS:
 HOOPER WOODS, LLC
 20185 TIMBERLAKE RD
 LYNCHBURG, VA 24502

TM# 100-A-1
 TM# 100-A-2
 INST# 050017785

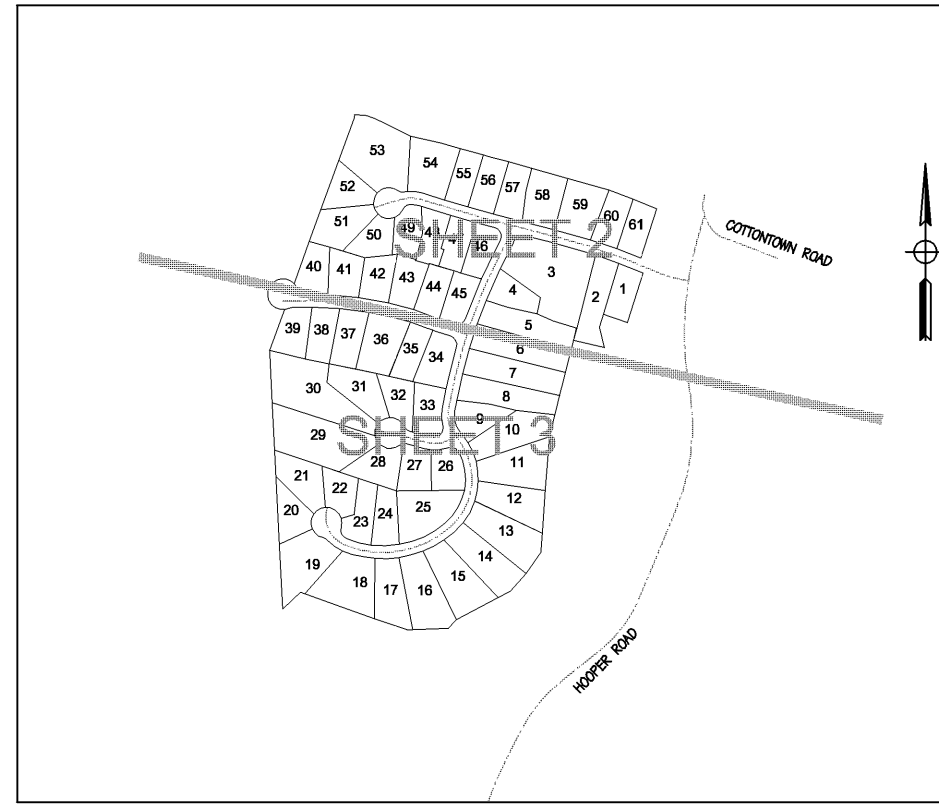
NOTES:

1. THIS PLAT HAS BEEN PREPARED FROM A CURRENT FIELD SURVEY DONE AS PER THE DATE OF THIS PLAT.
2. THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT INDICATE ALL OF THE ENCUMBRANCES UPON THE PROPERTY.
3. THIS PROPERTY IS NOT LOCATED IN THE 100 YEAR FLOOD HAZARD ZONE AS DETERMINED BY FEMA AND SHOWN ON PANEL #5100160225A.
4. PRIOR TO THE IMPROVEMENT OF ANY LOT IN THE COUNTY, THE PLANNING DEPARTMENT SHALL BE CONTACTED CONCERNING, BUT NOT LIMITED TO, THE CURRENT ZONING, BUILDING SETBACK REQUIREMENTS, WATER OR SEWER SYSTEMS, HEALTH DEPARTMENT REQUIREMENTS, EROSION AND SEDIMENT CONTROL REQUIREMENTS, AND PRIVATE STREETS.
5. THIS DEVELOPMENT IS SERVED BY PUBLIC WATER BY THE BEDFORD COUNTY PUBLIC SERVICE AUTHORITY, AND PRIVATE DRAINFIELDS THAT HAVE BEEN APPROVED BY THE HEALTH DEPARTMENT.
6. BEDFORD COUNTY INTENDS TO SUPPORT THE PROSECUTION OF THOSE UNLAWFULLY DISTURBING ANY GRAVE OR GRAVE MARKER. ACCORDINGLY, ANY GRAVE, OR ANY OBJECT OR STRUCTURE MARKING A PLACE OF BURIAL IDENTIFIED DURING THE SURVEY, PROPERTY RESEARCH OR PLAT PREPARATION HAS BEEN DENOTED ON THIS PLAT.
7. BEDFORD COUNTY REQUIRES A MINIMUM SETBACK OF 25 FEET HORIZONTALLY FROM ALL NORMAL SHORELINES, INCLUDING STREAM BANKS.
8. ALL UTILITIES ARE UNDERGROUND.
9. PRIVATE RESTRICTIONS FOR THIS DEVELOPMENT ARE RECORDED AT INSTRUMENT NUMBER _____.
10. THIS PROPERTY IS ZONED R-1.
11. THERE IS NOT A SUBDIVISION SIGN CURRENTLY PROPOSED. IF ADDED IN THE FUTURE, ALL SIGNS MUST BE APPROVED BY BEDFORD COUNTY.
12. ALL EASEMENTS PROVIDED FOR PUBLIC ROADWAY PURPOSES ARE TO BE MAINTAINED BY THE VIRGINIA DEPARTMENT OF TRANSPORTATION ONLY TO THE EXTENT NECESSARY TO SERVE ROADWAY PURPOSES.
13. BEDFORD COUNTY DOES NOT APPROVE OR ENFORCE RESTRICTIVE COVENANTS.

 SUBDIVISION AGENT

I HEREBY CERTIFY, TO THE BEST OF MY KNOWLEDGE AND BELIEF, THAT ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF BEDFORD COUNTY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN MET; THAT THIS PROPERTY WAS CONVEYED TO HOOPER WOODS, LLC IN INSTRUMENT# 050017785 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF BEDFORD COUNTY, VIRGINIA. IRON PINS SHOWN AND DESCRIBED ON THIS PLAT ARE IN PLACE, OR WILL BE INSTALLED UPON FINAL UTILITY AND ROAD INSTALLATION, AS SHOWN.

 KENNETH W. KNOTT L.S. #2654 DATE



MAP KEY

THE PLATTING OR DEDICATION OF "HOOPER WOODS SECTION 3" AS SHOWN HEREON, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

 HOOPER WOODS, LLC DATE

COMMONWEALTH AT LARGE TO WIT:
 STATE OF VIRGINIA

COUNTY OF _____

I, _____ A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED ABOVE HAVE ACKNOWLEDGED THE SAME BEFORE ME.

MY COMMISSION EXPIRES: _____

 NOTARY PUBLIC DATE

THE EASEMENT AS SHOWN HEREON, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

 LESLIE W. ADDISON DATE

COMMONWEALTH AT LARGE TO WIT:
 STATE OF VIRGINIA

COUNTY OF _____

I, _____ A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED ABOVE HAVE ACKNOWLEDGED THE SAME BEFORE ME.

MY COMMISSION EXPIRES: _____

 NOTARY PUBLIC DATE

THE EASEMENT AS SHOWN HEREON, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

 BETTY ADDISON DATE

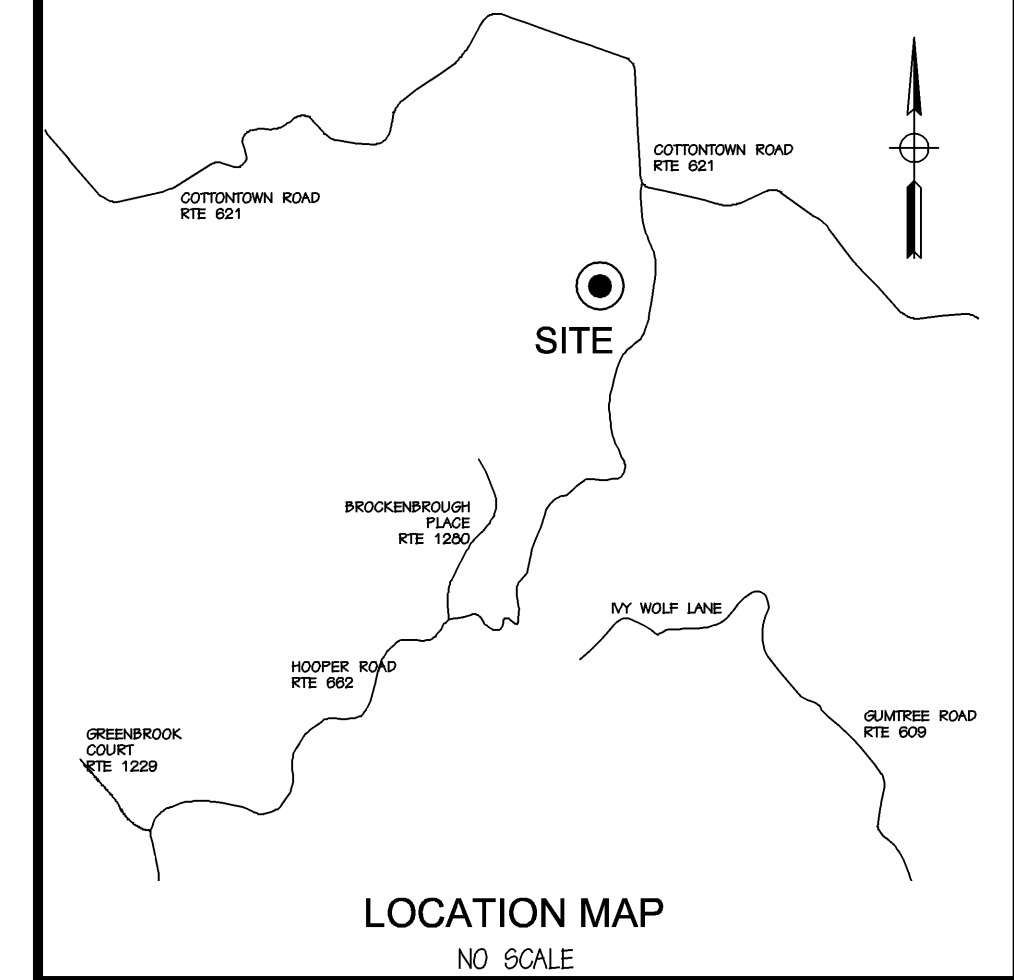
COMMONWEALTH AT LARGE TO WIT:
 STATE OF VIRGINIA

COUNTY OF _____

I, _____ A NOTARY PUBLIC IN AND FOR THE AFORESAID STATE, DO HEREBY CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED ABOVE HAVE ACKNOWLEDGED THE SAME BEFORE ME.

MY COMMISSION EXPIRES: _____

 NOTARY PUBLIC DATE



LOCATION MAP

NO SCALE

THE SUBDIVISION KNOWN AS "HOOPER WOODS SECTION 3", AS SHOWN HEREON, IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

APPROVED:

 AGENT, BEDFORD COUNTY BOARD OF SUPERVISORS DATE

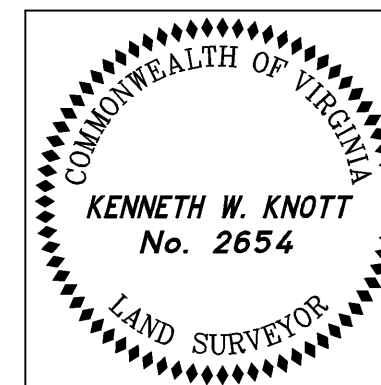
 HEALTH OFFICIAL DATE

 PUBLIC SERVICE AUTHORITY DATE

 HIGHWAY ENGINEER DATE

PLAT SHOWING
HOOPER WOODS SECTION 3
 JEFFERSON MAGISTERIAL DISTRICT
 BEDFORD COUNTY, VIRGINIA

SHEET 1 OF 3



| | |
|-------|-----------------|
| REV: | 08/29/06 JD |
| DWN: | JMD |
| DATE: | 08/10/06 |
| DWG: | V-8P-04108-9EC3 |
| JOB: | 04108 |



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