

N/F  
 TM 82-A-169A  
 CARMEL CHURCH PROPERTIES, LLC.  
 D.B. 818 PG. 805  
 P.C. C-134A  
 ZONING: B1

N/F  
 LEENA LLC  
 TM 82-10-B  
 DB 528, PG 223  
 ZONING: B1

N/F  
 TM 82-A-169A  
 CARMEL CHURCH PROPERTIES, LLC.  
 D.B. 818 PG. 805  
 P.C. C-134A  
 ZONING: B1

**PARCEL "D"**  
 4.6706 ACRES

**PARCEL "C"**  
 3.2487 ACRES

THIS AREA IS HEREBY  
 DEDICATED TO PUBLIC USE  
 (0.5733 ACRES)

THIS AREA IS HEREBY  
 DEDICATED TO PUBLIC USE  
 (0.0872 ACRES)

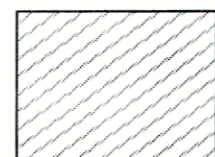
**US. RT. 1**  
 (VAR. WIDTH R/W)

**US. RT. 1**  
 (VAR. WIDTH R/W)

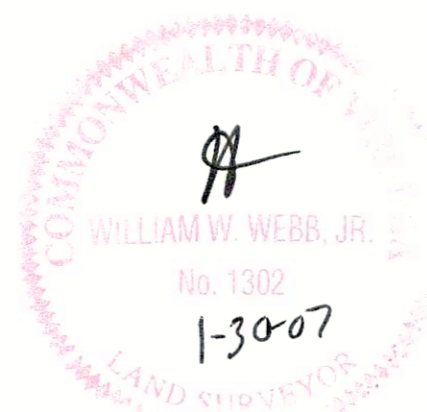
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE
C1	25.00'	39.28'	35.36'	S33°42'57"W	90°01'38"
C2	25.00'	39.27'	35.36'	N33°43'25"E	90°00'42"
C3	220.00'	416.23'	356.87'	N47°04'12"W	108°24'03"
C4	227.50'	142.10'	139.80'	N10°45'49"W	35°47'17"
C5	25.00'	36.61'	33.42'	N13°17'26"E	83°53'44"
C6	20.00'	39.01'	33.12'	N67°09'58"W	111°46'05"
C7	20.00'	28.43'	26.10'	S29°26'39"W	81°27'09"
C8	470.00'	70.14'	70.08'	S74°26'45"W	08°33'03"
C9	25.00'	38.53'	34.83'	N57°07'53"W	88°17'41"
C10	25.00'	40.01'	35.88'	N32°52'07"E	91°42'20"
C11	530.00'	56.49'	56.46'	S75°40'04"W	06°06'25"
C12	30.00'	50.11'	44.49'	S59°31'53"E	95°42'31"
C13	470.00'	10.25'	10.25'	S56°19'30"W	01°14'59"



- DENOTES WETLANDS



- DENOTES R/W DEDICATION



**PLAT OF SUBDIVISION**

**CULPEPER FARMERS' COOPERATIVE, INC.**  
 REEDY CHURCH MAGISTERIAL DISTRICT & MADISON MAGISTERIAL DISTRICT  
 CAROLINE COUNTY, VA

WEBB AND ASSOCIATES  
 11903 BOWMAN DRIVE, SUITE 106  
 FREDERICKSBURG, VA. 22408  
 (540)371-1209 • FAX (540)371-4650

DATE: MAR. 24, 2005  
 SCALE: 1" = 50'  
 DESIGNED BY: W.W.W.  
 DRAWN BY: A.T.N.  
 CHECKED BY: W.W.W.

SHEET NO. 2  
 OF 3 SHEETS

REVISED: JAN. 30, 2007  
 REVISED: NOV. 9, 2006