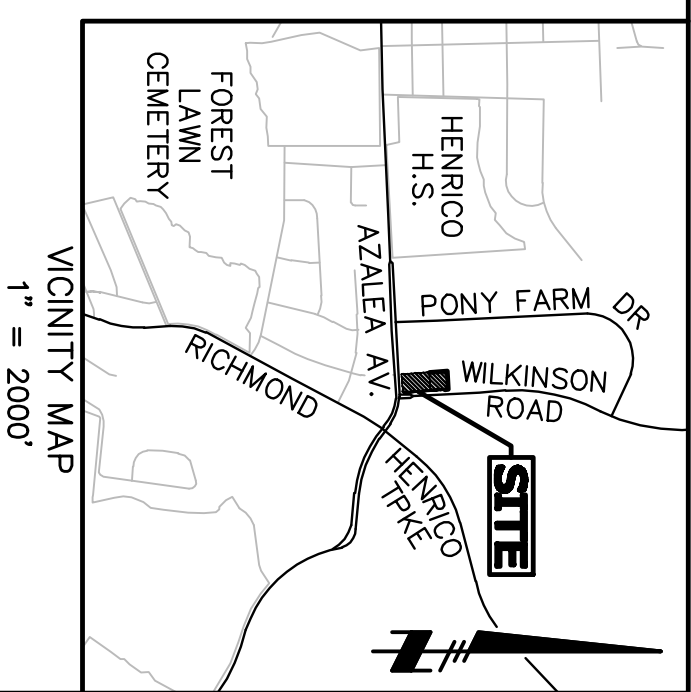
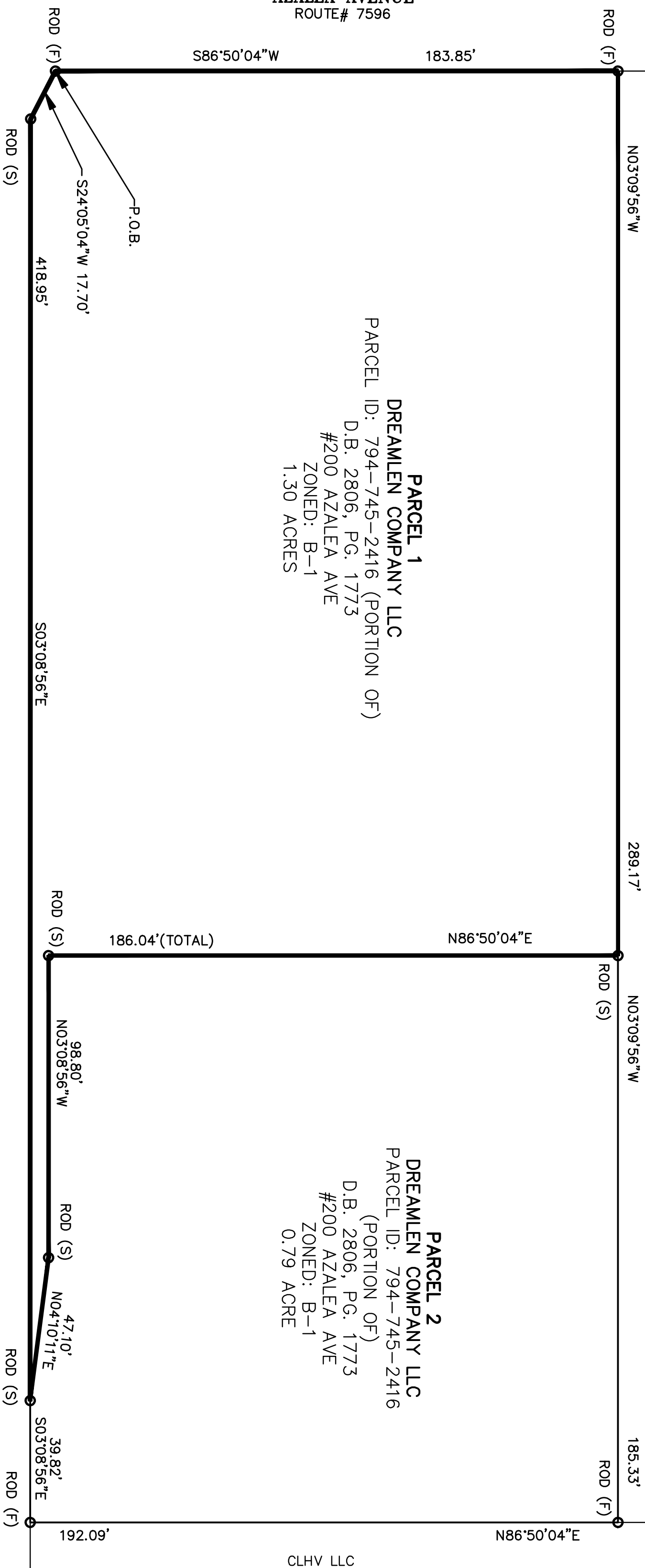


KNIGHTSBRIDGE COMM CORP
 GPIN# 793-745-9605
 ZONED: R-1H



AZALEA AVENUE
 ROUTE# 7596



PARCEL 1
DREAMLEN COMPANY LLC
 PARCEL ID: 794-745-2416 (PORTION OF)
 D.B. 2806, PG. 1773
 #200 AZALEA AVE
 ZONED: B-1
 1.30 ACRES

PARCEL 2
DREAMLEN COMPANY LLC
 PARCEL ID: 794-745-2416
 (PORTION OF)
 D.B. 2806, PG. 1773
 #200 AZALEA AVE
 ZONED: B-1
 0.79 ACRE

CLHV LLC
 GPIN# 793-745-5958
 ZONED: R-1.5

- NOTES:**
- 1) EASEMENTS MAY EXIST THAT ARE NOT SHOWN.
 - 2) IMPROVEMENTS ARE NOT SHOWN ON THIS PLAT.
 - 3) THIS PROPERTY SHOWN ON THIS PLAT LIES WITHIN FLOOD ZONE X AS SHOWN ON COMMUNITY PANEL NO. 51087C0135C EFFECTIVE DATE DECEMBER 18, 2007.

AREA TABULATION
PARCEL 1 - 1.30 ACRES
PARCEL 2 - 0.79 ACRE
TOTAL = 2.09 ACRES

ROD (S)=ROD SET
 ROD (F)=ROD FOUND

WILKINSON ROAD
 ROUTE# 7594

LEGAL DESCRIPTION

PARCEL 1

ALL THAT CERTAIN TRACT, PIECE OR PARCEL OF LAND, WITH IMPROVEMENTS, THEREON, AND APPURTENANCES, THERETO, LYING AT THE NORTHWEST CORNER OF AZALEA AVENUE AND WILKINSON ROAD IN THE COUNTY OF HENRICO, VIRGINIA, AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT ON THE NORTH LINE OF AZALEA AVENUE WHERE THE SAME IS INTERSECTED BY THE WEST LINE OF WILKINSON ROAD; THENCE ALONG THE NORTH LINE OF AZALEA AVENUE SOUTH 86 DEGREES 50' 04" WEST A DISTANCE OF 183.85 FEET TO A POINT; THENCE LEAVING AZALEA AVENUE AND RUNNING NORTH 03 DEGREES 09' 56" WEST A DISTANCE OF 289.17 FEET TO POINT; THENCE NORTH 86 DEGREES 50' 04" EAST A DISTANCE OF 186.04 FEET TO A POINT; THENCE NORTH 03 DEGREES 08' 56" WEST A DISTANCE OF 98.80 FEET TO A POINT; THENCE NORTH 04 DEGREES 10' 11" EAST A DISTANCE OF 47.10 FEET TO A POINT; THENCE SOUTH 03 DEGREES 08' 56" EAST A DISTANCE OF 418.95 FEET; THENCE SOUTH 24 DEGREES 05' 04" WEST A DISTANCE OF 17.70 FEET TO THE POINT OF BEGINNING.



**PLAT OF 1.30 ACRES OF LAND
 SITUATED ON THE WEST LINE OF
 WILKINSON ROAD STATE ROUTE 7594**

HENRICO COUNTY, VIRGINIA
 JANUARY 27, 2016
 SCALE : 1" = 30'

HVE HIGHMARK ENGINEERING
 engineering excellence.

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