

LINE	DIRECTION	DISTANCE
L1	N 25°10'07" W	179.18'
L2	N 16°19'04" W	197.04'
L3	N 10°51'27" W	200.00'
L4	N 31°10'02" E	259.19'
L5	N 14°05'48" E	211.63'
L6	N 11°38'24" W	171.95'
L7	N 72°40'21" W	158.72'
L8	S 43°14'49" W	198.11'
L9	S 11°07'03" W	204.73'
L10	S 10°51'27" W	174.39'
L11	S 10°51'27" E	150.76'
L12	S 10°51'27" E	150.00'
L13	S 21°59'54" E	170.17'
L14	S 28°05'47" E	199.39'
L15	N 86°01'18" W	84.29'
L16	S 86°01'18" E	84.29'
L17	S 79°08'33" W	171.11'
L18	S 10°51'27" E	125.00'
L19	N 10°51'27" W	128.65'
L20	N 49°27'31" E	142.28'
L21	N 17°56'00" E	157.89'
L22	S 45°03'09" E	238.76'
L23	S 67°14'55" E	107.99'
L24	N 85°05'23" E	52.15'
L25	N 89°15'59" E	101.58'
L26	S 77°42'04" E	180.55'
L27	S 62°14'53" E	244.44'
L28	S 34°46'39" E	218.87'
L29	N 24°02'28" E	50.00'
L30	N 79°08'33" E	245.29'
L31	N 10°51'27" W	82.21'
L32	S 10°51'27" E	152.92'
L33	N 79°08'33" E	263.41'
L34	S 79°08'33" W	608.69'
L35	S 01°21'14" W	161.00'
L36	S 10°51'27" E	150.00'
L37	S 10°51'27" E	150.00'
L38	S 10°51'27" E	150.00'
L39	S 10°51'27" E	150.00'
L40	S 10°51'27" E	150.00'
L41	S 10°51'27" E	150.00'
L42	S 10°51'27" E	134.37'
L43	S 58°00'50" E	203.35'
L44	N 74°49'47" E	279.39'
L45	N 27°40'24" E	173.04'
L46	N 10°51'27" W	200.52'
L47	N 10°51'27" W	241.46'
L48	N 10°51'27" W	150.00'
L49	N 15°33'54" E	108.16'
L50	N 79°08'33" E	125.00'
L51	N 35°07'23" E	135.23'
L52	N 11°02'57" W	276.20'
L53	N 62°57'41" W	172.80'
L54	S 79°08'33" W	246.00'
L55	N 10°51'27" W	150.00'
L56	N 10°51'27" W	150.00'
L57	N 76°29'51" E	69.21'
L58	S 72°52'51" E	48.53'
L59	S 72°00'02" W	58.45'
L60	N 65°18'20" W	46.40'
L61	N 10°51'27" W	125.89'
L62	N 57°17'21" W	34.98'
L63	S 54°52'37" E	119.70'
L64	S 81°51'21" E	180.31'
L65	N 76°06'44" E	100.09'
L66	N 10°09'06" E	44.61'
L67	N 49°28'30" W	51.91'

SUBDIVISION CERTIFICATE
 THE SUBDIVISION OF LAND SHOWN HEREON DESIGNATED AS
STONEY GLEN SOUTH SECTION EIGHT

IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS THERE IS NOT A MORTGAGE ON THIS PROPERTY. ALL EASEMENTS, AND ROADS ARE OF THE WIDTH AND EXTENT SHOWN AND ARE DEDICATED TO THE COUNTY OF CHESTERFIELD FREE AND UNRESTRICTED BY ANY PREVIOUS AGREEMENTS EXCEPT AS NOTED ON THIS PLAT AS OF THE TIME OF RECORDATION. THE DEDICATION OF EASEMENTS TO THE COUNTY OF CHESTERFIELD INCLUDES GRANTING THE RIGHT TO MAKE REASONABLE USE OF ADJOINING LAND FOR CONSTRUCTION AND MAINTENANCE OF PUBLIC FACILITIES WITHIN THE BOUNDARIES OF EASEMENTS SHOWN HEREON. ALL EASEMENTS ARE FOR SURFACE AND UNDERGROUND DRAINAGE AND UNDERGROUND UTILITIES, EXCEPT AS RESTRICTED IN USE ON THIS PLAT. GIVEN UNDER OUR HANDS AND SEALS

THIS 18TH DAY OF APRIL, 2006.

Eugene C. Autry
 REED'S LANDING CORPORATION
 EXECUTIVE VICE-PRESIDENT
 EUGENE C. AUTRY

COMMONWEALTH OF VIRGINIA } TO WIT

I, *Marie J. Perry* A NOTARY PUBLIC IN AND FOR THE COMMONWEALTH OF VIRGINIA,
 DO HEREBY CERTIFY THAT
Eugene C. Autry

WHOSE NAMES ARE SIGNED TO THE SUBDIVISION CERTIFICATE HAVE ACKNOWLEDGED THE SAME BEFORE ME

IN MY County AND COMMONWEALTH AFORESAID GIVEN UNDER MY HAND AND SEAL

THIS 18th DAY OF April, 2006
Marie J. Perry 6-30-2006
 NOTARY PUBLIC MY COMMISSION EXPIRES

CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING	CHORD
C1	850.00'	346.21'	175.54'	23°20'14"	N 67°28'26" E	343.82'
C2	475.00'	122.99'	61.84'	14°50'09"	N 86°33'37" E	122.65'
C3	25.00'	21.03'	11.18'	48°11'23"	S 61°55'37" E	20.41'
C4	50.00'	241.19'	44.72'	276°22'46"	S 03°58'42" W	66.67'
C5	25.00'	21.03'	11.18'	48°11'23"	S 69°53'00" W	20.41'
C6	525.00'	135.94'	68.35'	14°50'09"	N 86°33'37" E	135.56'
C7	25.00'	39.27'	25.00'	90°00'00"	N 55°51'27" W	35.36'
C8	25.00'	37.05'	22.87'	84°54'32"	S 31°35'49" W	33.75'
C9	900.00'	286.61'	144.53'	18°14'45"	N 64°55'42" E	285.40'
C10	275.00'	167.50'	86.44'	34°53'55"	S 83°24'29" E	164.92'
C11	25.00'	39.27'	25.00'	90°00'00"	N 34°08'33" E	35.36'
C12	25.00'	30.77'	17.68'	70°31'44"	N 46°07'19" W	28.87'
C13	50.00'	218.63'	70.71'	250°31'46"	S 43°52'42" W	81.65'
C14	25.00'	39.27'	25.00'	90°00'00"	S 55°51'27" E	35.36'
C15	25.00'	22.14'	11.85'	50°44'05"	N 53°46'30" E	21.42'
C16	54.00'	265.28'	44.14'	281°28'10"	N 10°51'27" W	68.35'
C17	25.00'	22.14'	11.85'	50°44'05"	N 75°29'24" W	21.42'
C18	325.00'	197.96'	102.16'	34°53'55"	S 83°24'29" E	194.91'
C19	900.00'	191.35'	96.04'	12°10'54"	N 49°42'52" E	190.99'
C20	25.00'	37.92'	23.68'	86°54'05"	S 87°04'27" W	34.39'
C21	325.00'	93.50'	47.08'	16°29'02"	S 57°43'01" E	93.18'

SURVEYOR'S CERTIFICATE

TO THE BEST OF MY KNOWLEDGE AND BELIEF ALL OF THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS IN CHESTERFIELD COUNTY, VIRGINIA, HAVE BEEN COMPLIED WITH. ALL PROPERTY CORNERS WILL BE SET BY 11/11/2006.

W. M. Naulty
 TIMMONS GROUP

GENERAL NOTES

USE: SINGLE FAMILY RESIDENTIAL
 ZONING: R-15 CASE NO. 00SN0240
 DRAINAGE: CURB & GUTTER
 SEWER: COUNTY SYSTEM
 WATER: COUNTY SYSTEM
 TOTAL No. OF LOTS: 38
 GPIN: PT. OF 786641904/00000
 AREA IN LOTS: 19.519 ACRES
 AREA IN ROADS: 2.719 ACRES
 AREA IN OPEN SPACE: N/A
 TOTAL AREA: 22.238 ACRES

* NOTE: SETBACKS TO CONFORM WITH CHESTERFIELD COUNTY REQUIREMENTS,

* NOTE: CBPA COMPLIANCE HAS BEEN SATISFIED BY CONSTRUCTION OF THE FOLLOWING: PARTIAL OPT-OUT ANALYSIS FOR OVERALL PROJECT PREPARED BY TIMMONS DATED 7-28-00 DEVELOPED IMPERVIOUSNESS AREA FOR SECTION ONE IS LESS THAN 16% BY THE RECORDATION OF A TEMPORARY REDUCED IMPERVIOUSNESS EASEMENT RECORDED IN DEED BOOK 4057, PAGE 426, AND THE BMP DESIGN WAS APPROVED AS PART OF THE STONEY GLEN SOUTH SECTION 2 CONSTRUCTION PLANS.

* NOTE: FOUNDATIONS OF ALL DWELLING UNITS SHALL BE FACED WITH BRICK.

* NOTE: ALL DWELLING UNITS SHALL HAVE A MINIMUM GROSS FLOOR AREA OF 2,000 S.F.. GROSS FLOOR AREA SHALL BE DEFINED AS THE SUM OF THE HORIZONTAL AREA OF ALL FLOORS OF A BUILDING MEASURED FROM THE EXTERIOR FACES OF THE EXTERIOR WALLS, BUT NOT INCLUDING OUTSIDE STORAGE AREAS, ATTACHED GARAGES OR CARPORTS, AND ENCLOSED PORCHES.

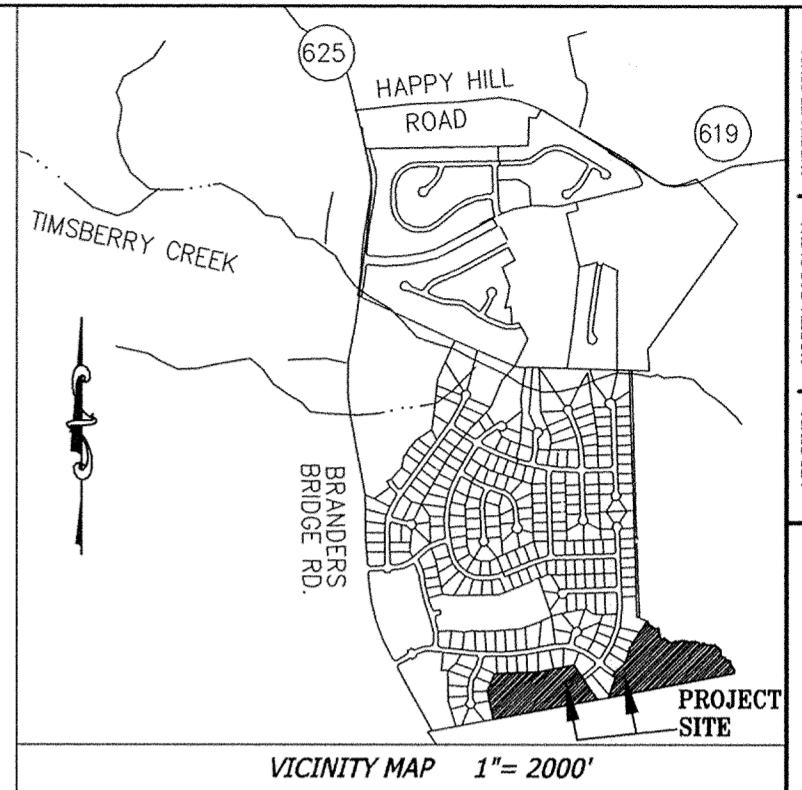
* NOTE: THE SUBDIVIDER SHALL PERMIT NO MASONRY EMBELLISHED ENTRANCE STRUCTURE OVER 6" ABOVE THE TOP OF CURB/EDGE OF PAVEMENT WITHIN THE 10' VDOT CLEAR ZONE MEASURED FROM THE TOP OF CURB/EDGE OF PAVEMENT. A STRUCTURE OF 6" AND LESS IN HEIGHT MAYBE NO CLOSER THAN 2' FROM THE EDGE OF PAVEMENT/BACK OF CURB.

*NOTE: SUBDIVISION RESTRICTIVE COVENANTS RECORDED IN DEED BOOK 4087, PAGE 201.

SOURCE OF TITLE

THE PROPERTY EMBRACED WITHIN THE LIMITS OF THIS SUBDIVISION WAS CONVEYED TO THE REEDS LANDING CORPORATION, A VIRGINIA CORPORATION BY DEED FROM THE THOMAS COMPANY, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, IN DEED BOOK 3883, PAGE 429 DATED AUGUST 8, 2000, AND RECORDED ON AUGUST 10, 2000. AND A DEED OF CORRECTION IN DEED BOOK 3884, PAGE 336 DATED AUGUST 11, 2000, AND RECORDED AUGUST 11, 2000 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT, CHESTERFIELD COUNTY, VIRGINIA.

W. M. Naulty
 TIMMONS GROUP



DATE	APPROVED CHESTERFIELD COUNTY
6/1/06	<i>K. D. D.</i> DIRECTOR OF PLANNING
6/1/06	<i>Richard M. McEllick</i> DEPT. OF ENVIRONMENTAL ENGINEERING
5/18/06	<i>M. E. Donohue</i> PLANNING DEPARTMENT

STONEY GLEN SOUTH SECTION EIGHT
 BERMUDA DISTRICT
 CHESTERFIELD COUNTY, VIRGINIA
 SUBDIVISION ID NO. 000-0407-08

DATE: FEBRUARY 17, 2006	SCALE: 1"=100'
SHEET 1 OF 2	J.N.:19300_8RM
DRAWN BY: J LIVINGSTON	CHECK BY: W.M. NAULTY

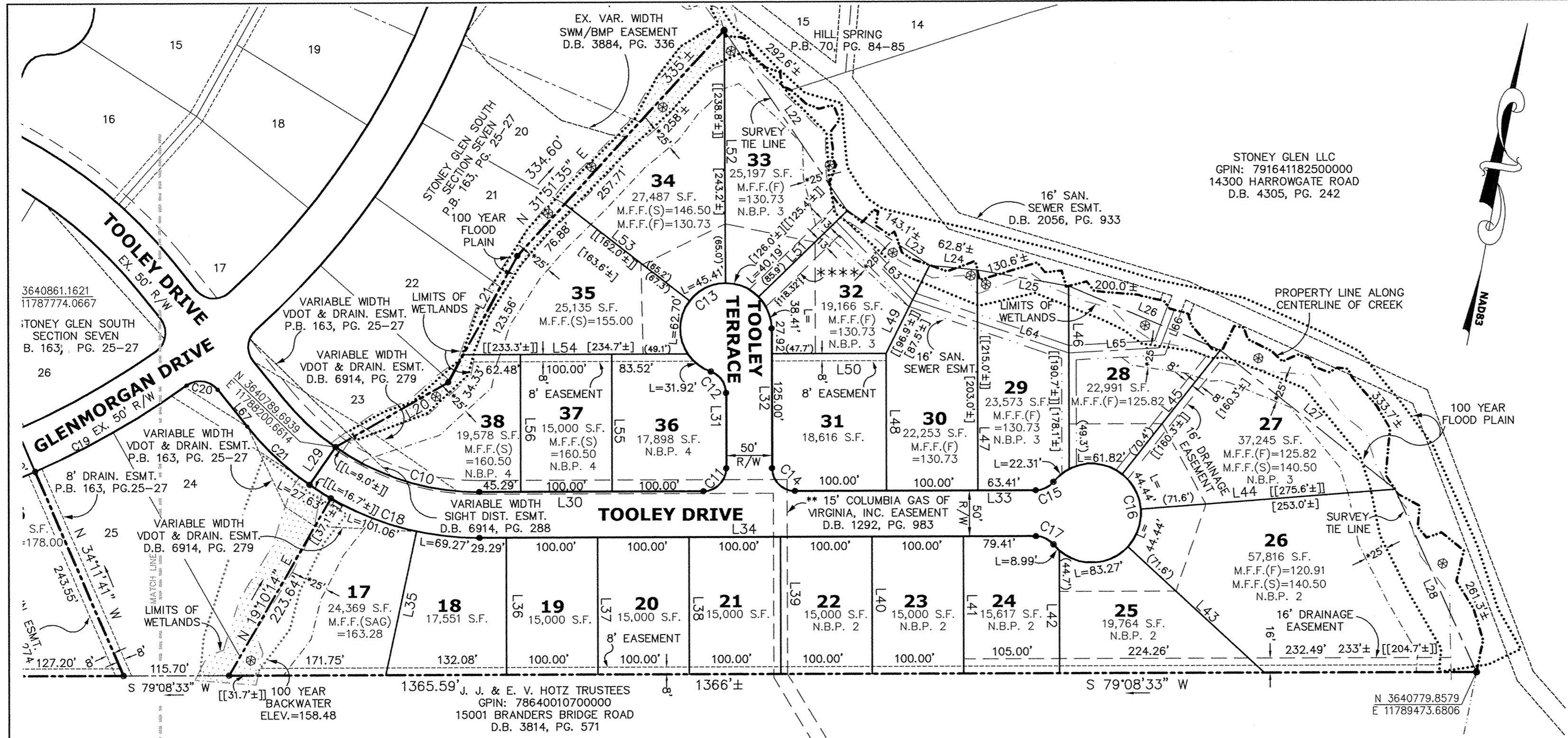
VIRGINIA | NORTH CAROLINA | WEST VIRGINIA
 THIS DRAWING PREPARED AT THE
PRINCE GEORGE OFFICE
 4260 Crossings Blvd | Prince George, VA 23875
 TEL. 804.541.6600 FAX 804.751.0798 www.timmons.com

TIMMONS GROUP
 Site Development Residential Infrastructure Technology
 YOUR VISION ACHIEVED THROUGH OURS.

6-5-06

R 167 R 28

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⊗ DENOTES U.S. ARMY CORPS OF ENGINEERS OR COMMONWEALTH OF VIRGINIA JURISDICTIONAL WETLANDS NOT TO BE DISTURBED WITHOUT WRITTEN PERMISSION FROM THE CORPS OR VIRGINIA DEPARTMENT OF ENVIRONMENTAL QUALITY.
((#±)) DENOTES TIE TO BACKWATER
(#±) DENOTES TIE TO BUILDING LINE
[[#±]] DENOTES TIE TO WETLANDS
[#±] DENOTES TIE TO 100 YEAR FLOOD PLAIN
{#±} DENOTES TIE TO CENTERLINE OF EASEMENT
*# DENOTES SETBACK FROM WETLANDS
** PORTION OF GAS EASEMENT LYING WITHIN THE RIGHT OF WAY IS TO BE QUITCLAIMED PRIOR TO ROADS BEING ACCEPTED INTO THE STATE SYSTEM. AFTER ROADS HAVE BEEN ACCEPTED INTO THE STATE SYSTEM, A VDOT PERMIT MUST BE OBTAINED.
*** VDOT VARIABLE WIDTH DRAINAGE EASEMENT FOR FUTURE STORM SEWER TIE-IN BY OTHERS.
**** 26' SANITARY SEWER & DRAINAGE EASEMENT

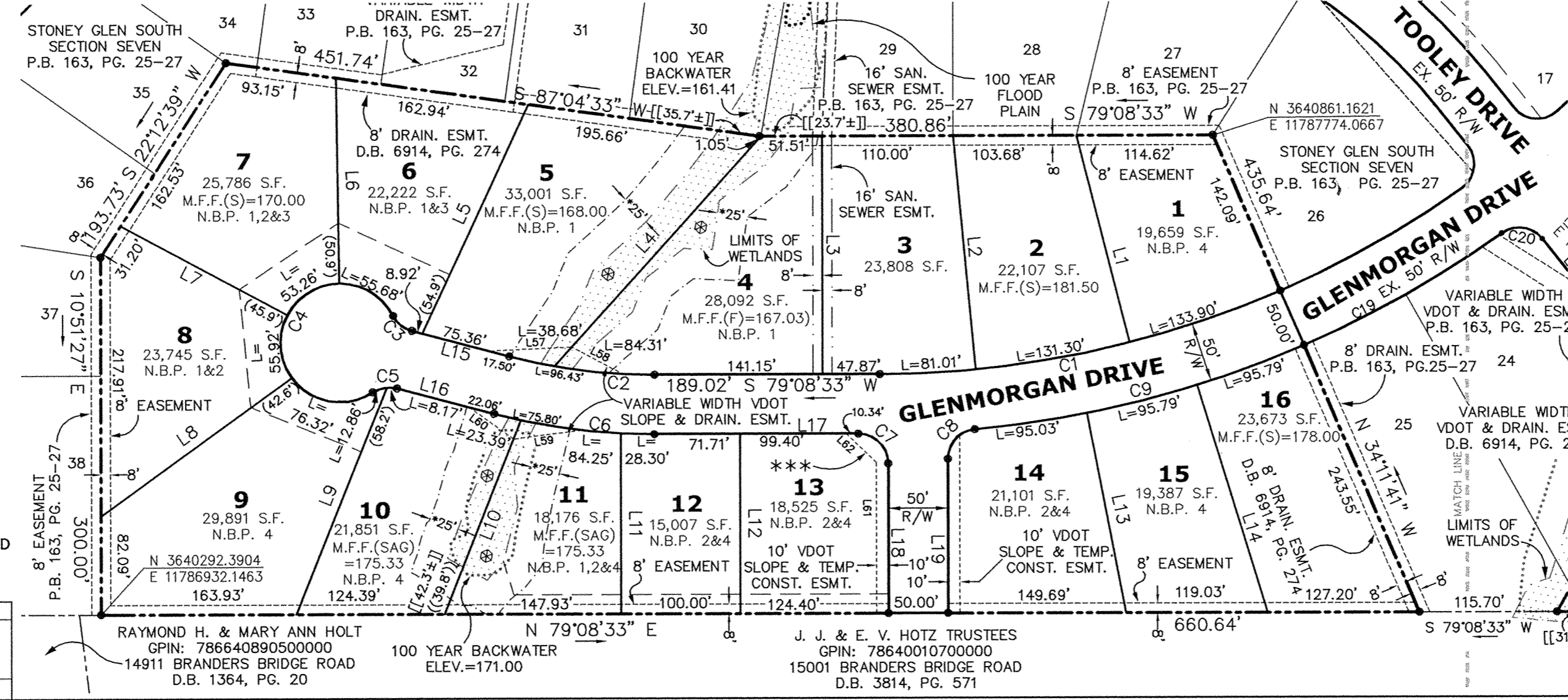
BUILDING PERMIT NOTES (N.B.P.)

NO BUILDING PERMIT WILL BE ISSUED BY THE ENVIRONMENTAL ENGINEERING DEPARTMENT UNTIL THE FOLLOWING CONDITIONS ARE MET FOR EACH APPROPRIATE LOT SO NOTED:
(1) UNTIL FILL/GRADING HAS BEEN COMPLETED TO THE SATISFACTION OF ENVIRONMENTAL ENGINEERING
(2) THE INSTALLATION OF REAR/SIDEYARD SWALES HAS BEEN COMPLETED.
(3) ENVIRONMENTAL ENGINEERING APPROVES THE REMOVAL OF THE TEMPORARY SEDIMENT TRAP OR BASIN.
(4) THE EXISTING DIRT ROAD IS TO BE REMOVED BY GRADING OUT THE ROADBED AND RESTORING IT TO SURROUNDING GROUND ELEVATIONS AS TO NOT IMPEDE THE LOT DRAINAGE AND FLOW OF THE WETLAND STREAM.

N.B.P. - BUILDING PERMIT NOTES
M.F.F. (F) - MINIMUM FINISH FLOOR (FLOOD PLAIN ELEVATION)
M.F.F. (S) - MINIMUM FINISH FLOOR (SAN. SEWER LINE GRADE ELEVATION)
M.F.F. (R) - MINIMUM FINISH FLOOR (ROAD GRADE ELEVATION)

THE TEMPORARY TURNAROUND EASEMENT SHALL REVERT TO THE UNDERLYING OWNERS UPON THE FOLLOWING:
1. DEDICATION OF RIGHT-OF-WAY FOR THE EXTENSION OF GLENMORGAN DRIVE AND TOOLEY DRIVE.
2. CONSTRUCTION OF THE EXTENSION OF GLENMORGAN DRIVE AND TOOLEY DRIVE.
3. REMOVAL OF THE PAVEMENT WITHIN THE EASEMENT.

DATE: 6/1/06
APPROVED: *[Signature]*
DIRECTOR OF PLANNING



STONEY GLEN SOUTH SECTION EIGHT
BERMUDA DISTRICT
CHESTERFIELD COUNTY, VIRGINIA
SUBDIVISION ID NO. 000-0407-08

DATE: FEBRUARY 17, 2006	SCALE: 1"=100'
SHEET 2 OF 2	J.N.:19300_8RM
DRAWN BY: J LIVINGSTON	CHECK BY: W.M. NAULTY