

NORTH AMERICAN LAND WILDERNESS RETREAT AT DOLLY SODS Monongahela National Forest

Total Area 161.94 Acres +/-

Union District, Grant County, West Virginia
Tax Map 385 / Parcel Number 1

WILDERNESS RETREAT AT DOLLY SODS

LOT SUMMARY
Lots 1-66 inclusive

LOT #	ACRES
1	2.50
2	2.50
3	2.50
4	2.50
5	2.50
6	2.50
7	2.50
8	2.50
9	2.50
10	2.50
11	2.50
12	2.50
13	2.50
14	2.50
15	2.50
16	2.50
17	2.50
18	2.50
19	2.50
20	2.50
21	2.50
22	2.50
23	2.50
24	2.50
25	2.50
26	2.50
27	2.50
28	2.50
29	2.50
30	2.50
31	2.50
32	2.50
33	2.50
34	2.50
35	2.50
36	2.50
37	2.50
38	2.50
39	2.50
40	2.50
41	2.50
42	2.50
43	2.50
44	2.50
45	2.50
46	2.50
47	2.50
48	2.50
49	2.50
50	2.50
51	2.50
52	2.50
53	2.50
54	2.50
55	2.50
56	2.50
57	2.50
58	2.50
59	2.50
60	2.50
61	2.50
62	2.50
63	2.50
64	2.50
65	2.50
66	2.50
TOTAL	161.94

Magnetic North
November 2005

NATIONAL
FOREST

NATIONAL
FOREST

NATIONAL
FOREST

NATIONAL
FOREST



LEGEND

- CORNER POINT - NO MARK
- 2 1/2" x 3/4" IRON NAIL
- CORNER POINT - AS NOTED
- USPS PROPERTY CORNER - FOUND
- WIRE-SPRINGS & SIDE WIRE
- UTILITY POLE
- STEEL ROOF FOUND
- SMI STEEL ROOF FOUND
- OLD FENCE LINE
- PROPERTY LINE-ADJACENT BOUNDARY
- LOT PROPERTY LINE
- ROAD RIGHT-OF-WAY
- OVERLAP OF R.O.W.
- EXISTING DIRT/PAVED ROAD
- STATION/STATION - APPROX LOCATION
- BOUNDARY OF SURVEY SYSTEM
- RESERVE AREA
- LOT NUMBER
- ELECTRIC POWER LINE
- ONE PIPE LINE-ADJACENT BOUNDARY

LINE TABLES FOR ROADS AND COMMON AREAS

COOPER ROAD #75	MONONGAHELA DRIVE
1	1
2	2
3	3
4	4
5	5
6	6
7	7
8	8
9	9
10	10
11	11
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59	59
60	60
61	61
62	62
63	63
64	64
65	65
66	66

GRANT COUNTY, WV
F.S. 113
October 20, 2007 10:20:14
HARVEY D. HESSE
COUNTY CLERK
HARRISBURG, WV 26030
WV BOOK
Book 3000A, Page 000A
LW-00001

Being part of the same land situate on the west side of Forest Route 75 approximately 2.2 miles west of Jordan Run Road, as conveyed to Melbourne Properties, Inc. by William E. Didawick, and described by deed dated October 31, 2005 and found in Deed Book 229 at Page Number 490, with reference to Tax Map 385 and Parcel Number 1, which is of record in the Office of the Clerk of Grant County, West Virginia.

OVERALL SUBDIVISION PLAT OF SURVEY

WILDERNESS RETREAT AT DOLLY SODS MOUNTAIN PROPERTY DEVELOPMENT

OWNER: Melbourne Properties, Inc.
ENGINEER: Geary Associates
Engineering-Construction Management-Surveying
Mark C. Geary, P.E. PLS. BLS 324 257-2022
108 North Main Street, FAS 324 257-2022
Petersburg, WV 26047 E-mail: mgeary@gearyinc.com

SCALE:
1" = 200'

DRAWING NO.
MP-DS-01

- SURVEY NOTES**
- 1) Declaration of Wilderness Retreat at Dolly Sods Protective Order, Conditions and Restrictions are found in Deed Book 224 at Page 208, which is of record in the Office of the Clerk of Grant County, West Virginia.
 - 2) Lot corners are 2 1/2" x 3/4" IRON Nails, unless otherwise noted.
 - 3) All lots have been surveyed to the center of subdivision road right-of-way.
 - 4) Lot corners along the subdivision road right-of-way are referenced by a 3/4" IRON nail 40" from the center of the 40-foot road right-of-way, unless otherwise noted.
 - 5) Easements are reserved as follows: 20 feet from all exterior property lot lines, 50 feet from all exterior boundary lines of each lot and 50 feet from all adjacent 40 foot road right-of-way, except as noted in Item 6.
 - 6) 10,000 square foot system reserve areas are shown on each lot and the location of said areas may be located a minimum of 20 feet from all lot lines and road right-of-way, unless otherwise noted.
 - 7) A 40' wide R.O.W. for the access roads and utilities is reserved for all lots and the same Owners Association, as shown.
 - 8) This survey is subject to leases, easements and/or rights-of-way of public record, and/or its existence and recorded as unrecorded instruments.
 - 9) All Common Areas are reserved for parking and general access to National Forest property for all subdivision lot owners.
 - 10) The line line to a high-pressure steel pipe natural gas transmission main, owned by Columbia Natural Resources. The pipe line was field located by Columbia personnel and surveyed for this mapping. The burial depth was indicated to range from 12" to 60". An excavation and full placement shall be conducted on structure located within 50' of the Gas Pipeline.
 - 11) Lots 1-6 were originally surveyed and recorded in Map 8 at Page 35, under Easement provisions of the Grant County Subdivision Ordinance, and have been re-surveyed and incorporated into the overall Subdivision Plat as shown herein.
 - 12) This survey was completed September 2007.

SCALE: 1" = 200'

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LW-00001

