

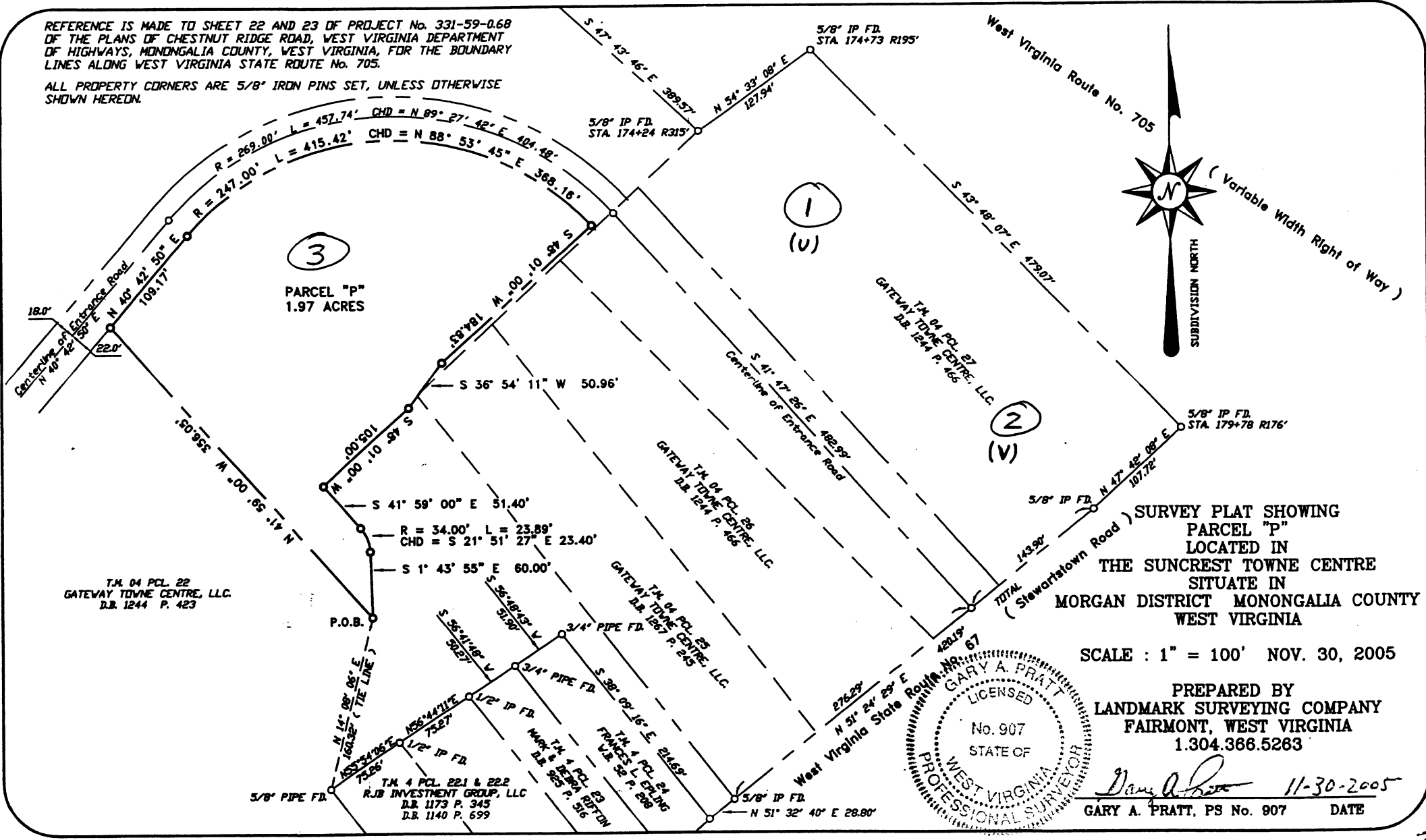
Morgan
4W-3

Exhibit A

REFERENCE IS MADE TO SHEET 22 AND 23 OF PROJECT No. 331-59-068 OF THE PLANS OF CHESTNUT RIDGE ROAD, WEST VIRGINIA DEPARTMENT OF HIGHWAYS, MONONGALIA COUNTY, WEST VIRGINIA, FOR THE BOUNDARY LINES ALONG WEST VIRGINIA STATE ROUTE No. 705.

ALL PROPERTY CORNERS ARE 5/8" IRON PINS SET, UNLESS OTHERWISE SHOWN HEREDIN.

VIII 1319 04551

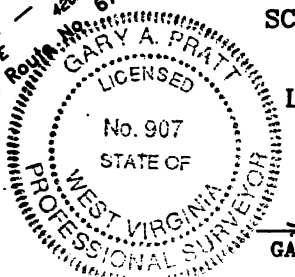


(Variable Width Right of Way)

SURVEY PLAT SHOWING
PARCEL "P"
LOCATED IN
THE SUNCREST TOWNE CENTRE
SITUATE IN
MORGAN DISTRICT MONONGALIA COUNTY
WEST VIRGINIA

SCALE : 1" = 100' NOV. 30, 2005

PREPARED BY
LANDMARK SURVEYING COMPANY
FAIRMONT, WEST VIRGINIA
1.304.366.5263



Gary A. Pratt 11-30-2005
GARY A. PRATT, PS No. 907 DATE

12/27/2006

EXHIBIT B

Legend

- ◻ Monument Found (see description)
- Point
- - - Edge of Easement
- Property Line
- - - Edge of Pavement
- ▨ Proposed Easement
- N/F Now or Former
- P.O.B. Point of Beginning

SITE P
SUNCREST TOWNE CENTRE

Proposed Parking

Proposed Structure

Gateway Towne Centre, LLC
(DB 1244 /Pg 423)
TM 04 /Parcel 22

Mark & Debra Riffon
(DB 925 /Pg 516)
TM 04 /Parcel 23

RJB Investment Group, LLC
(DB 1140 /Pg 701)
TM 04 /Parcel 22.2

RJB Investment Group, LLC
(DB 1173 /Pg 345)
TM 04 /Parcel 22.1

Gateway Towne Centre, LLC
(DB 1244 /Pg 423)
TM 04 /Parcel 22

Being a part of same tracts or parcels of real estate conveyed unto Gateway Towne Centre, LLC, a West Virginia Limited Liability Company, by CMC Company, LLC, a West Virginia Limited Liability Company, by deed dated the 20th day of January, 2003, of record in the Office of the Clerk of the County Commission of Monongalia County, West Virginia, in Deed Book 1244, at Page 423.

Bearings shown hereon are based on Subdivision North

Plat of Utility Easement
Surveyed For
Suncrest Towne Centre
Morgan Dist, District No. 12
Tax Map No. 04, P/O Parcel 22
Monongalia County, West Virginia
Platted: 6/07/06 Scale: 1" = 40'

TRIAD ENGINEERING, INC.
Morgantown, WV



Ronald A. Talkington
RONALD A. TALKINGTON, P5 No. 876

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Proposed Street
40-FOOT

S 41°59'00" E
N 40°42'50" E
N 41°59'00" W

Easement #1
Containing ±6,910 Sq. Ft.

334.99'
S 01°43'55" E
30.96'
356.05'

Easement #2
Containing ±2,430 Sq. Ft.

S 56°41'48" W
50.27'

S 41°59'00" E
24.00'

S 39°50'18" E 110.81'

S 56°44'11" W 20.13'

N 39°50'18" W 108.13'

N 56°44'11" E
55.1376'

N 55°54'06" E
75.2600'

P.O.B.

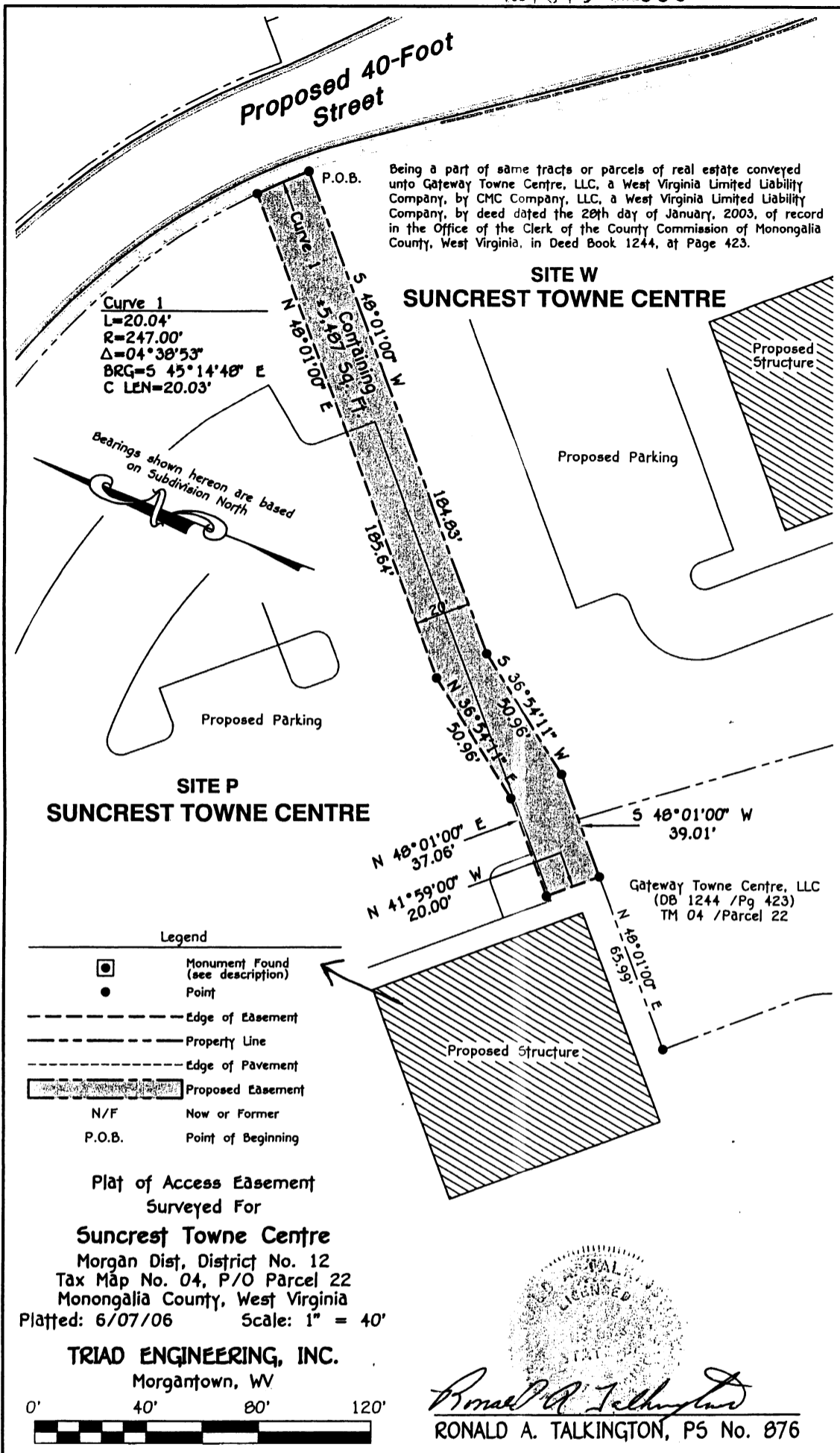


EXHIBIT C

STATE OF WEST VIRGINIA,
COUNTY OF MONONGALIA
TO WIT:

I, Michael A. Oliverio, Monongalia County Clerk, do hereby certify that the foregoing writing, with certificate thereto annexed, was this day produced to me in my office and duly admitted to record.

Witness my hand
Michael A. Oliverio, Clerk

Monongalia County Clerk
Michael A. Oliverio
DEED Drawer 1
Date/Time: 06/15/2006 12:54
Inst #: 221448
Recd/Tax: 4166.60 4153.60