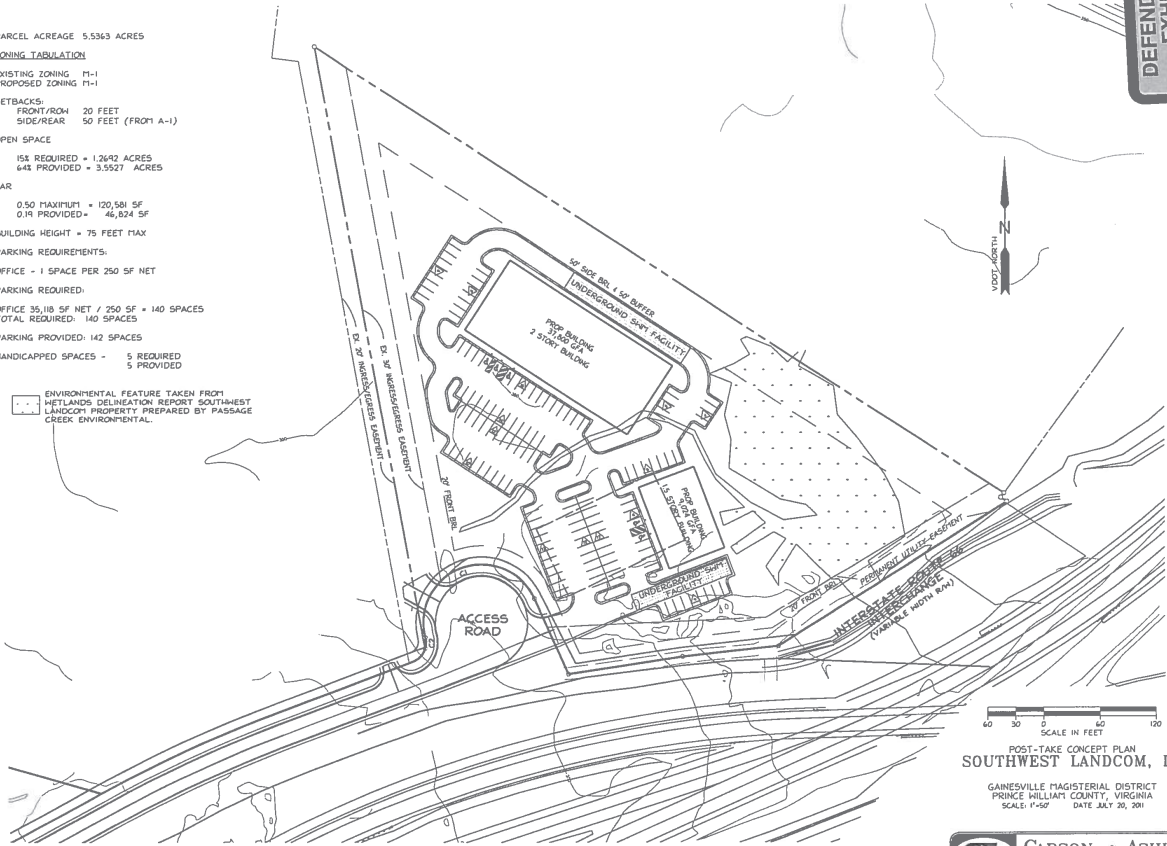


Offering subject to errors, omissions, prior sale, change in price, or withdrawal without notice.

PARCEL ACREAGE 5.5363 ACRES
 ZONING TABULATION
 EXISTING ZONING M-1
 PROPOSED ZONING M-1
 SETBACKS:
 FRONT/ROA 20 FEET
 SIDE/REAR 50 FEET (FROM A-1)
 OPEN SPACE
 ISA REQUIRED = 1.2642 ACRES
 64% PROVIDED = 3.5527 ACRES
 FAR
 0.50 MAXIMUM = 120,581 SF
 0.1% PROVIDED = 46,824 SF
 BUILDING HEIGHT = 75 FEET MAX
 PARKING REQUIREMENTS:
 OFFICE - 1 SPACE PER 250 SF NET
 PARKING REQUIRED:
 OFFICE 35,118 SF NET / 250 SF = 140 SPACES
 TOTAL REQUIRED: 140 SPACES
 PARKING PROVIDED: 142 SPACES
 HANDICAPPED SPACES - 5 REQUIRED
 5 PROVIDED

ENVIRONMENTAL FEATURE TAKEN FROM WETLANDS DELINEATION REPORT SOUTHWEST LANDCOM PROPERTY PREPARED BY PASSAGE CREEK ENVIRONMENTAL

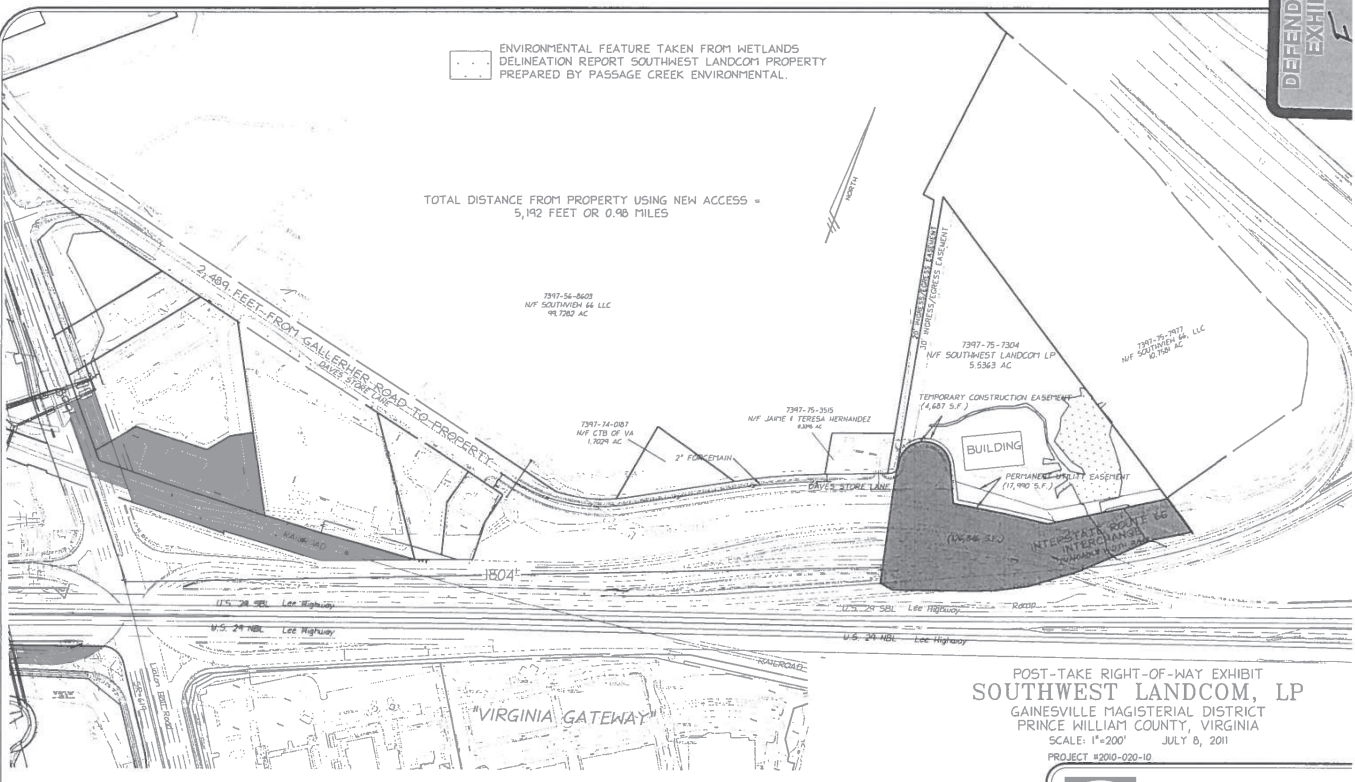


POST-TAKE CONCEPT PLAN
 SOUTHWEST LANDCOM, LP
 GAINESVILLE MAGISTERIAL DISTRICT
 PRINCE WILLIAM COUNTY, VIRGINIA
 SCALE: 1"=200' DATE: JULY 30, 2011

CARSON & ASHLEY
 ENGINEERS - SURVEYORS - PLANNERS
 410 Rosedale Court - Suite 200 - Warrenton, Virginia 20188
 Phone: (540) 347-9191 • Fax: (540) 349-1905
 www.carson-ashley.com

ENVIRONMENTAL FEATURE TAKEN FROM WETLANDS DELINEATION REPORT SOUTHWEST LANDCOM PROPERTY PREPARED BY PASSAGE CREEK ENVIRONMENTAL

TOTAL DISTANCE FROM PROPERTY USING NEW ACCESS = 5,192 FEET OR 0.98 MILES



POST-TAKE RIGHT-OF-WAY EXHIBIT
 SOUTHWEST LANDCOM, LP
 GAINESVILLE MAGISTERIAL DISTRICT
 PRINCE WILLIAM COUNTY, VIRGINIA
 SCALE: 1"=200' JULY 8, 2011
 PROJECT #200-020-10

CARSON & ASHLEY
 ENGINEERS - SURVEYORS - PLANNERS
 410 Rosedale Court - Suite 200 - Warrenton, Virginia 20188
 Phone: (540) 347-9191 • Fax: (540) 349-1905
 www.carson-ashley.com

Interchange Construction Project

