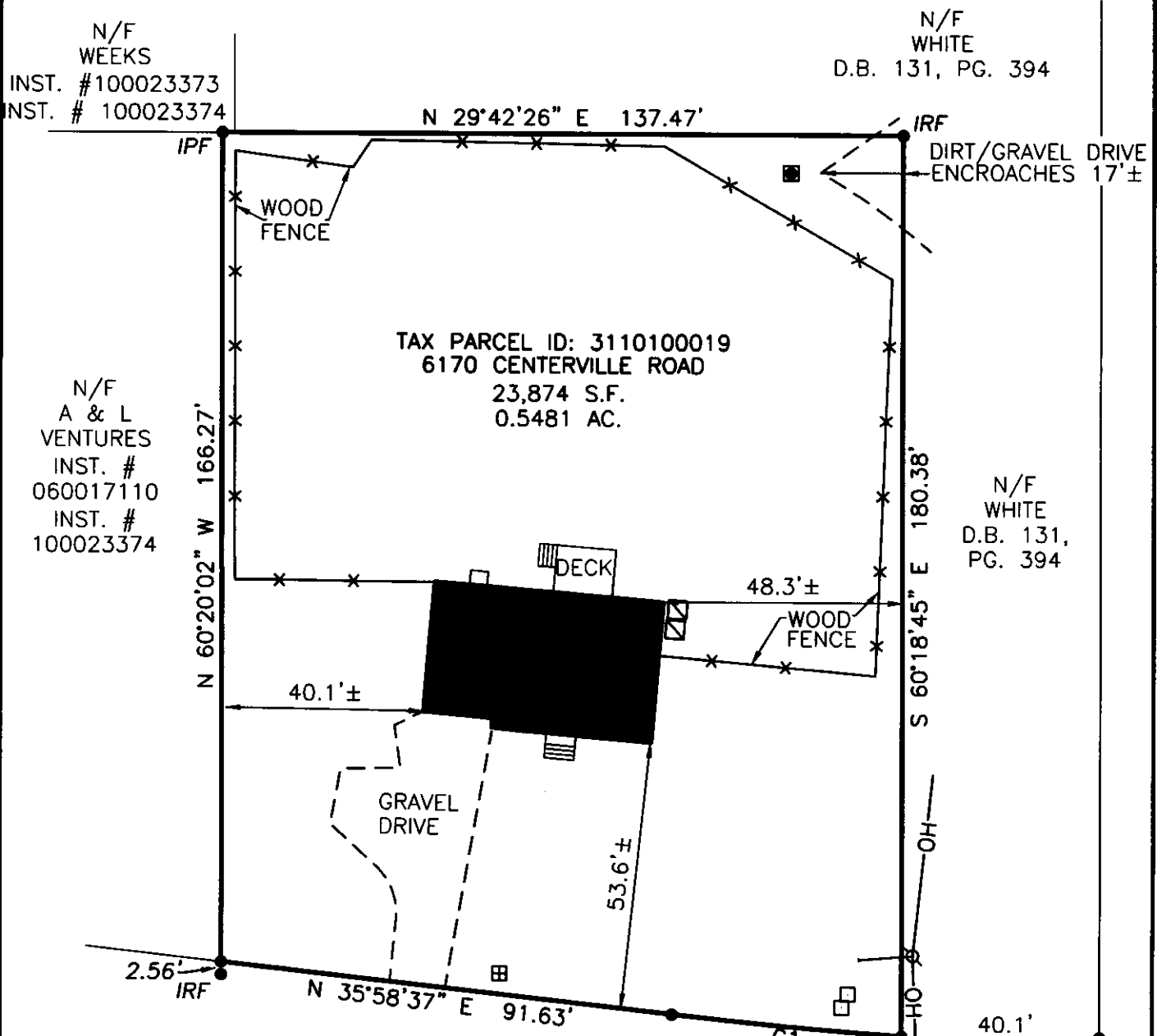


NOTES:

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN IN INST. #110025158.
2. THIS FIRM IS NOT RESPONSIBLE FOR THE LOCATION OF ANY STRUCTURE, MANHOLE, VALVE, ETC., HIDDEN OR OBSTRUCTED AT THE TIME THE FIELD SURVEY WAS PERFORMED.
3. LOT LIES IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0110C, DATED SEPTEMBER 28, 2007.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.
6. THIS PLAT IS BASED ON PLATS RECORDED AT INST. #100023374, D.B. 131, PG. 396 S.H.P.B. 7, PG. 89-90 & AN UNRECORDED SURVEY BY GARDY & ASSOC., TITLED "BOUNDARY SURVEY 6170 CENTERVILLE ROAD" DATED 12-15-11 AS WELL AS MONUMENTATION FOUND.

RECORD MERIDIAN
D.B. 131, PG. 396



N/F
A & L
VENTURES
INST. #
060017110
INST. #
100023374

N/F
WEEKS
INST. #100023373
INST. # 100023374

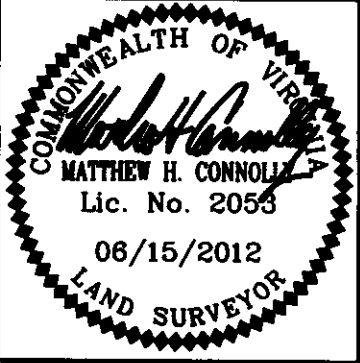
N/F
WHITE
D.B. 131, PG. 394

N/F
WHITE
D.B. 131,
PG. 394

LEGEND

- ⊞ WATER METER
- TELEPHONE PEDESTAL
- ⊙ UTILITY POLE
- OH— OVERHEAD UTILITY
- IRF = IRON ROD FOUND
- IPF = IRON PIPE FOUND
- IPF (NOT USED IN BOUNDARY DETERMINATION)

ADDRESS:
6170 CENTERVILLE ROAD
JAMES CITY COUNTY, VIRGINIA



REFERENCES:
INST. #110025158
D.B. 131, PG. 396
(PLAT)
S.H.P.B. 7,
PG. 89-90
DATE: 06/14/12
SCALE: 1"=30'
JOB# 12-229
CAD File
12-229.dwg

PHYSICAL SURVEY OF 6170 CENTERVILLE ROAD
TAX PARCEL ID: 3110100019
For:
JERRED BRODOWSKI
JAMES CITY COUNTY VIRGINIA

LandTech Resources, Inc.
Surveying • GPS • Engineering
205 Bulifants Boulevard, Suite E, Williamsburg, Virginia 23188
Telephone: 757-565-1677 Fax: 757-565-0782
Web: landtechresources.com

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