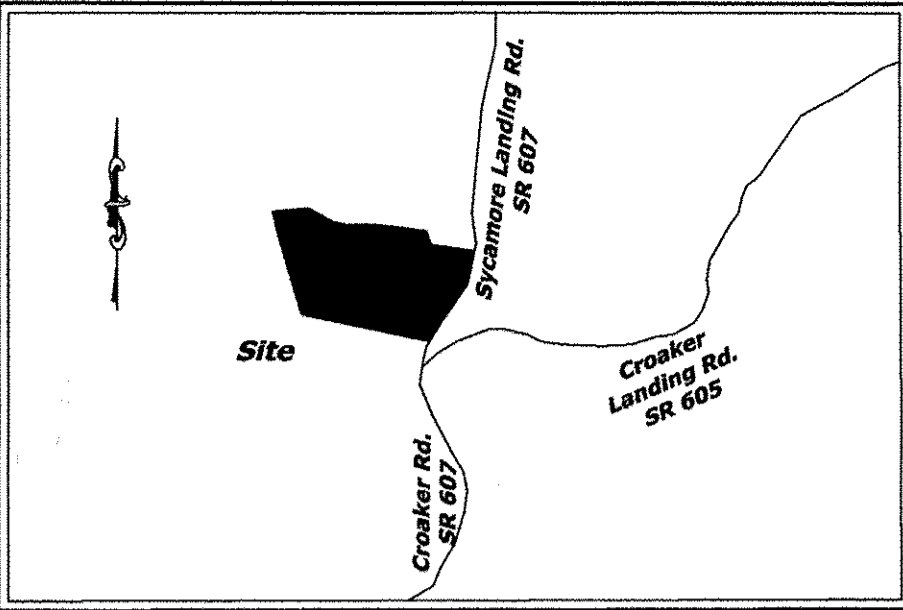


170013990



**Vicinity Map**  
Scale: 1" = 2000' ±

**General Notes:**

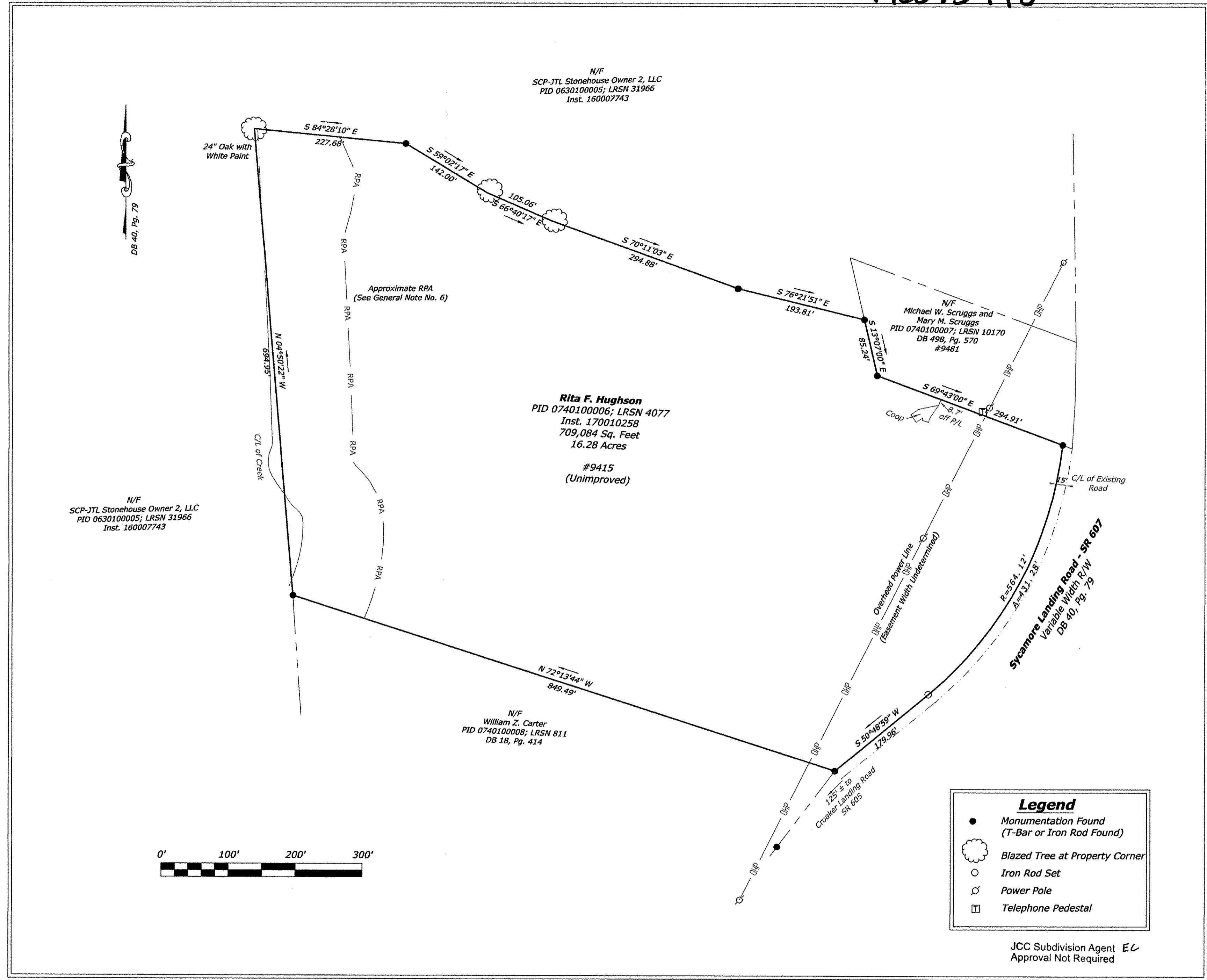
- 1) Owner: Rita F. Hughson; PID 0740100006; LRSN 4077 Instrument 170010258
- 2) The subject property is located in Zone "X" (area outside the 100 and 500-year floodplains) as indicated on the Federal Insurance Rate Map (F.I.R.M.), Map No. 51095C0061D with an effective date of December 16, 2015.
- 3) This property is zoned A1.
- 4) No title commitment furnished. All easements may not be shown.
- 5) Information contained hereon is based on field-run surveys conducted during the month of June, 2017.
- 6) RPA and wetlands per James City County GIS. Environmental impacts, if any, are not certified by this Plat. The wetlands and RPA boundary will need to be delineated at the time of development and a Water Quality Impact Assessment may need to be prepared.

**Surveyor's Certificate and Source of Title:**

The Subject Property (PID 0740100006, LRSN 4077) is as described in deed dated May 15, 2017, from Michael W. Scruggs, Sr., Judith S. Rorer and Rita F. Hughson, Grantors, to Rita F. Hughson, Grantee, as recorded in Instrument No. 170010258, recorded with the Clerk of the Circuit Court, James City County, VA.

I, David R. Gardy, do hereby certify to the best of my professional knowledge and belief, that this Boundary Survey is true and correct, and represents the findings of a field-run survey conducted during the month of June, 2017.

*David R. Gardy*  
David R. Gardy, L.S.  
Virginia Registration No. 1751  
6-20-17  
Date



**Legend**

- Monumentation Found (T-Bar or Iron Rod Found)
- ☉ Blazed Tree at Property Corner
- Iron Rod Set
- ⊗ Power Pole
- ⊞ Telephone Pedestal

JCC Subdivision Agent *EC*  
Approval Not Required

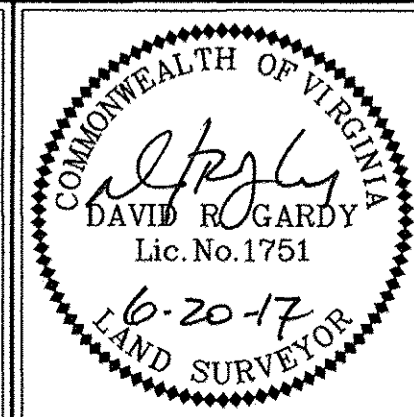


City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
July 14, 2017  
at 10:21 AM PM, PB \_\_\_\_\_ PG \_\_\_\_\_  
Document # 170013990  
MONA A. FOLEY, CLERK  
*Mona A. Foley*, Clerk

Large/Small Plat(s) Recorded  
herewith as # 170013990

(804) 370-2551 ■ Fax: (804) 966-2820  
www.gardysurveying.com  
P.O. Box 15 ■ New Kent, VA 23124

**Boundary Survey - 16.28 Acres**  
Property of Rita F. Hughson  
LRSN 4077; PID 0740100006; Inst. 170010258  
Stonehouse District  
James City County, Virginia



MAG. DISTRICT: Stonehouse	COUNTY: James City
DATE: June 20, 2017	SCALE: 1"=100'
SHEET: 1 OF 1	J.N.: 17-0153
DRAWN BY: CADD	CHECKED BY: DRG
Rev.:	DATE: