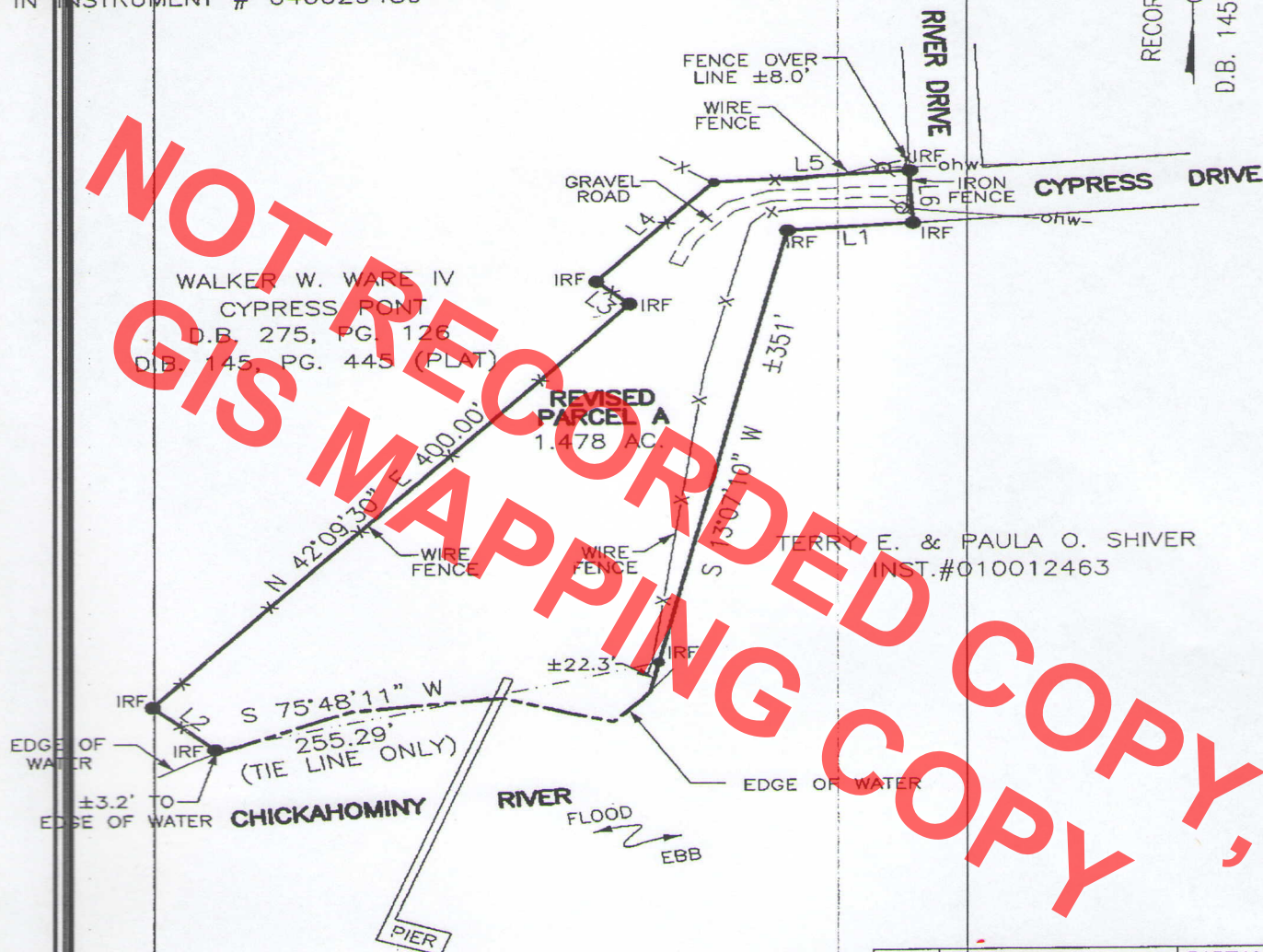


NOTE:

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS REFERRED TO IN INSTR. # 040029489
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 COMMUNITY PANEL #510201 0005 B DATED FEBRUARY 6, 1991.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.
6. MEAN LOW WATER IS PROPERTY LINE.
7. PROPERTY UNIMPROVED AT TIME OF SURVEY
8. SEE METES AND BOUNDS DESCRIPTION OF PROPERTY RECORDED IN INSTRUMENT # 040029489

RECORD MERIDIAN
D.B. 145, PG. 445 (PLAT)



LEGEND

□ Telephone Pedestal

⊗ Power Pole

IRF = Iron Rod Found

ohw = Overhead Wire

ADDRESS:

#7671 CYPRESS DRIVE
JAMES CITY COUNTY, VA

NO	DIRECTION	DISTANCE
L1	S 86°05'30" W	69.64'
L2	N 47°50'30" W	48.02'
L3	N 47°50'30" W	25.00'
L4	N 42°09'30" E	100.00'
L5	N 86°05'30" E	109.07'
L6	S 01°44'30" E	40.03'



REFERENCES:

INSTRUMENT #
040029489

DATE: 12/9/05
SCALE: 1"=100'
JOB# 05-726
CAD File
05-726.DWG

PHYSICAL SURVEY OF PARCEL "A"
CYPRESS POINT

For:

BRIAN R. HARRISS

James City County,

Virginia

LandTech Resources, Inc.

Surveying • GPS • Engineering

5810-F Mooretown Road, Williamsburg, Virginia 23188

Telephone: 757-565-1677 Fax: 757-565-0782

Web: landtechresources.com