

NOTE:

1. THIS SURVEY IS BASED ON PLAT RECORDED IN P.B. 18, PG. 29, HIGHWAY PLANS FOR CROAKER ROAD, ENCUMBRANCES AND EASEMENTS AS REFERENCED HEREON.
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 0010 B DATED FEBRUARY 6, 1991.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.
6. 30' PRESCRIPTIVE EASEMENT LOCATED ALONG RIVERVIEW ROAD PER VDOT. CENTERLINE GEOMETRY OF RIVERVIEW ROAD SHOWN PER HIGHWAY PLANS.
7. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY COMPLETED 03-08-2007

ADDRESS:

8428 CROAKER ROAD
JAMES CITY COUNTY, VIRGINIA

DATE: 2/16/07

SCALE: 1"=100'

JOB# 07-033

CAD File

07-033.dwg

REFERENCES:

- P.B. 18, PG. 29
- P.B. 40, PG. 68
- P.B. 48, PG. 14
- D.B. 118, PG. 637 (PLAT)

LEGEND

- Telephone Pedestal
- ⊗ Power Pole
- IRF = Iron Rod Found
- IPF = Iron Pipe Found
- PKS = "PK" Nail Set

SURVEY OF 2.88 ACRES OF LAND SITUATED IN

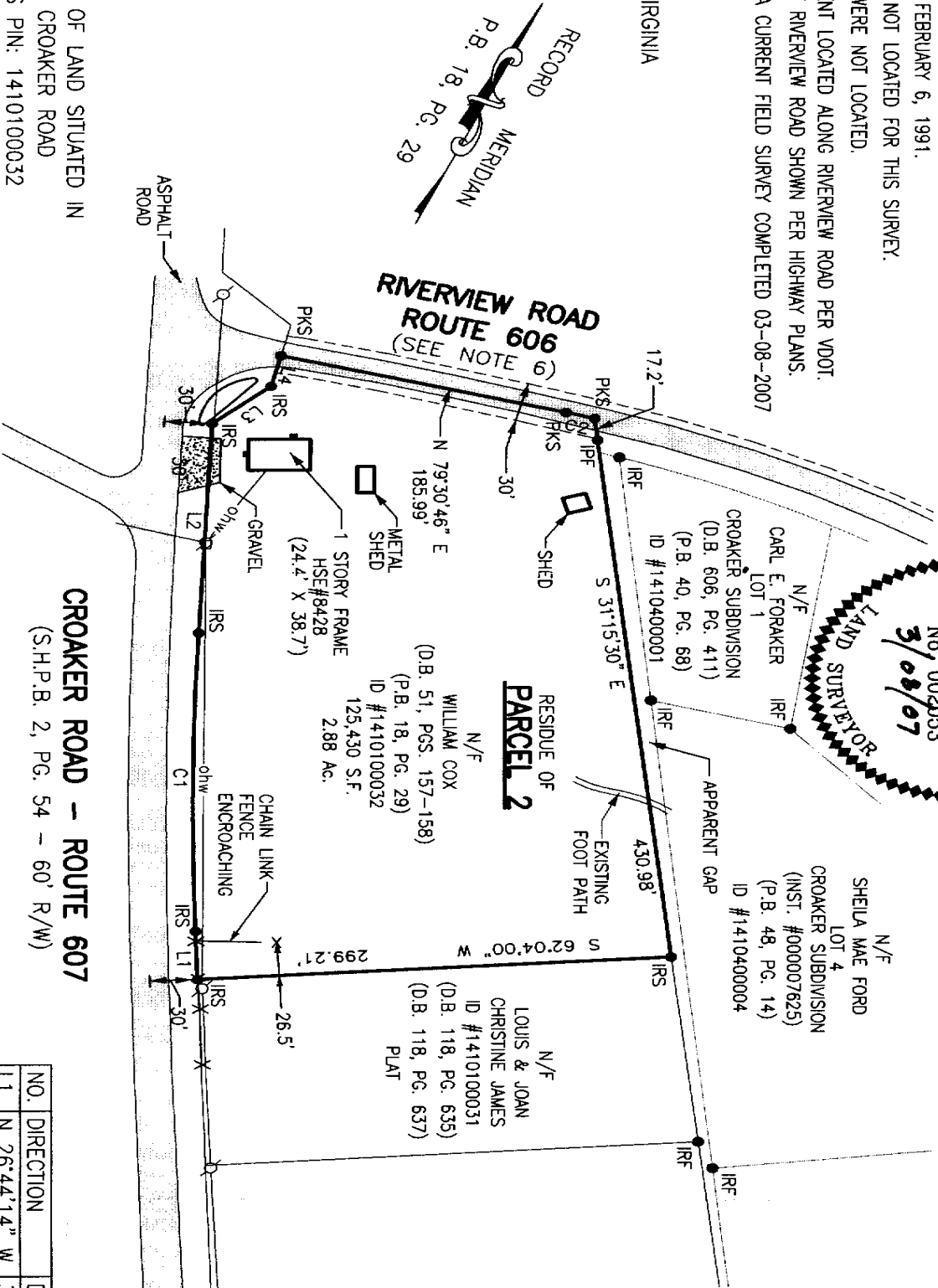
LOCATED AT 8428 CROAKER ROAD

AND DESIGNATED AS PIN: 1410100032

For Conveyance To:

CHRIS CRONE

Stonehouse District, 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

NO.	DELTA	CHORD BEARING	TAN	RADIUS	ARC	CHORD
C1	04°48'00"	N 24°20'14" W	118.81	2834.79	237.49	237.42
C2	01°18'57"	N 80°10'14" E	9.40	818.51	18.80	18.80

CROAKER ROAD - ROUTE 607
(S.H.P.B. 2, PG. 54 - 60' R/W)

NO.	DIRECTION	DISTANCE
L1	N 26°44'14" W	38.47'
L2	N 21°56'14" W	166.16'
L3	N 26°35'51" E	47.11'
L4	N 10°29'14" W	25.00'

Page 4 of 4