

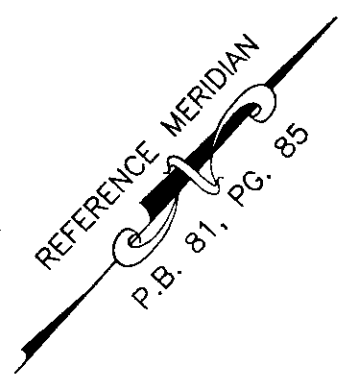
130019295

**BOUNDARY SURVEY OF
PARCEL A**
PROPERTY OF
**JAMES ASHTON CURTIS &
KATHERINE CLAUDETTE LEE CURTIS**
PARCEL ID: 5140100004

JAMES CITY COUNTY ROBERTS DISTRICT VIRGINIA
DATE: 08/02/2013 SCALE: 1"=60' JOB #12-377

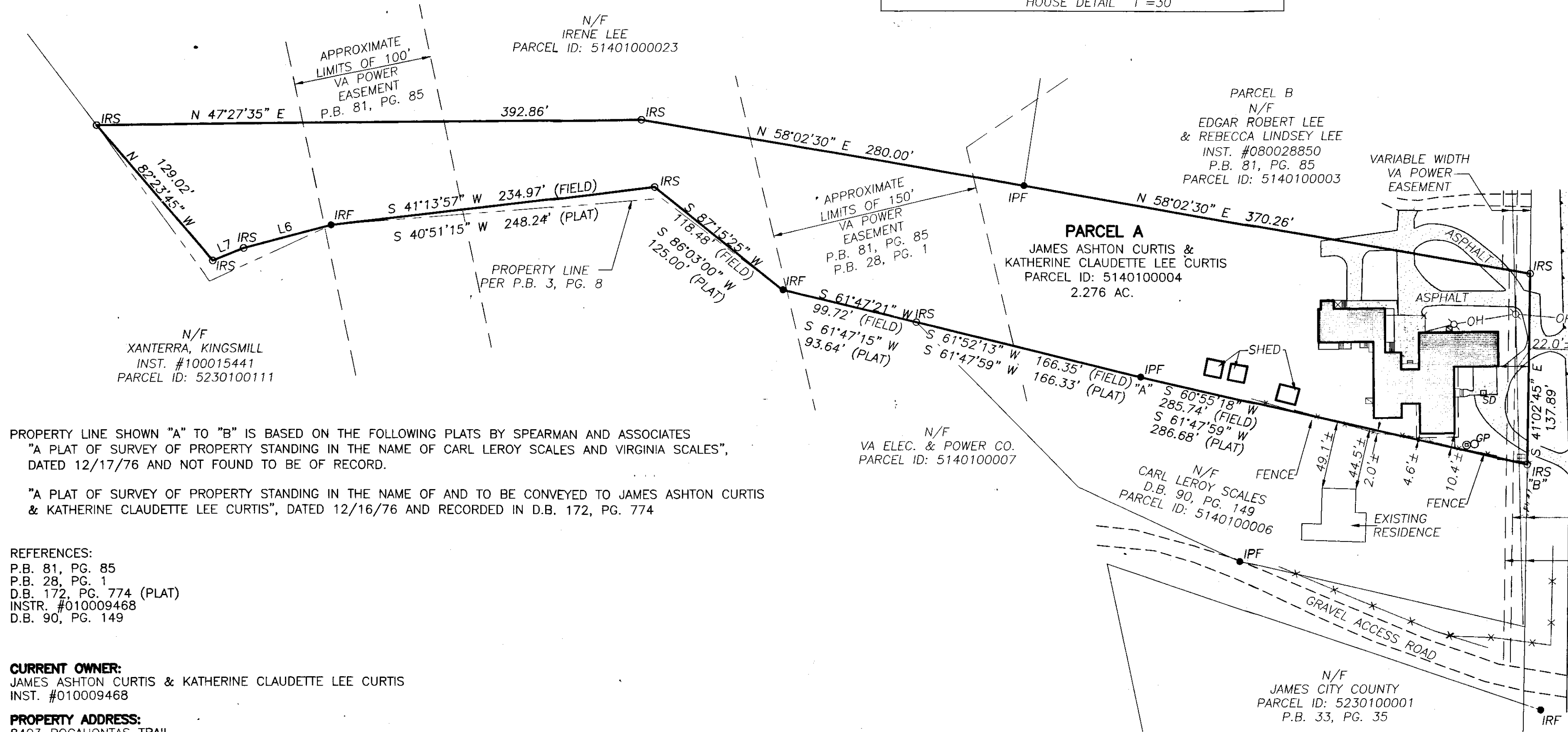
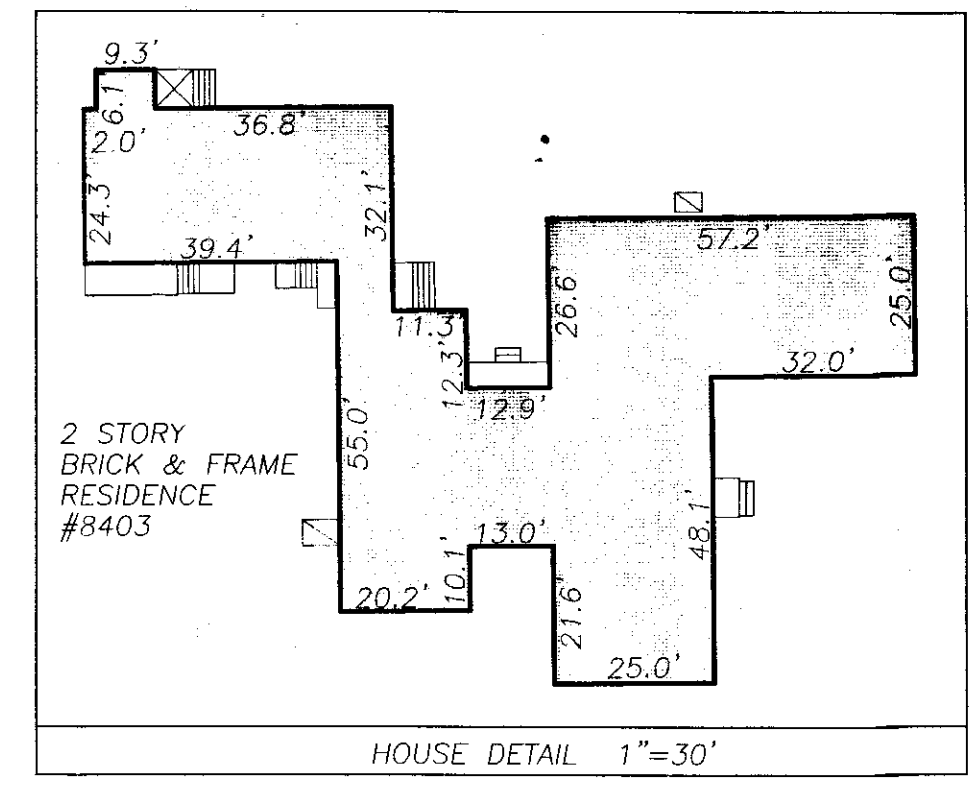


205 Bulfants Boulevard, Suite E, Williamsburg, Virginia 23188
Phone: (757) 565-1677 Fax: (757) 565-0782
web: landtechresources.com



LINE TABLE

L6 (FIELD)	S 33°17'02" W	65.19'
L6 (PLAT)	S 33°03'00" W	51.82'
L7	S 26°02'00" W	24.00'



PROPERTY LINE SHOWN "A" TO "B" IS BASED ON THE FOLLOWING PLATS BY SPEARMAN AND ASSOCIATES
"A PLAT OF SURVEY OF PROPERTY STANDING IN THE NAME OF CARL LEROY SCALES AND VIRGINIA SCALES",
DATED 12/17/76 AND NOT FOUND TO BE OF RECORD.

"A PLAT OF SURVEY OF PROPERTY STANDING IN THE NAME OF AND TO BE CONVEYED TO JAMES ASHTON CURTIS
& KATHERINE CLAUDETTE LEE CURTIS", DATED 12/16/76 AND RECORDED IN D.B. 172, PG. 774

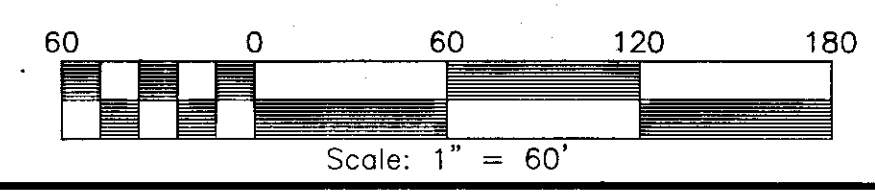
- REFERENCES:
- P.B. 81, PG. 85
 - P.B. 28, PG. 1
 - D.B. 172, PG. 774 (PLAT)
 - INSTR. #010009468
 - D.B. 90, PG. 149

CURRENT OWNER:
JAMES ASHTON CURTIS & KATHERINE CLAUDETTE LEE CURTIS
INST. #010009468

PROPERTY ADDRESS:
8403 POCAHONTAS TRAIL
WILLIAMSBURG, VA

- NOTES:**
- THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN IN REFERENCES LISTED HEREON, OR AS OTHERWISE NOTED.
 - 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.
 - LOT LIES IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51199C0070C DATED JUNE 16, 2009.
 - WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
 - UNDERGROUND UTILITIES WERE NOT LOCATED.
 - THIS LAND BOUNDARY SURVEY IS BASED ON A CURRENT FIELD SURVEY COMPLETED 07/10/2013.

- LEGEND**
- ⊞ WATER METER
 - ⊙ SEWER CLEAN OUT
 - ⊕ GRINDER PUMP
 - ⊘ UTILITY POLE
 - OH — OVERHEAD UTILITY WIRES
 - HVAC UNIT
 - ⊞ S.D. STORM DRAIN
 - IRF = IRON ROD FOUND
 - IRS = IRON ROD SET
 - IPF = IRON PIPE FOUND



ROUTE 60 / POCAHONTAS TRAIL
(VARIABLE WIDTH RW)
(HWY. P.B. 8, PG. 287-291)
(RW PROJECT # 0064-047-F05, RW-201, C-501)

VARIABLE WIDTH BELL ATLANTIC EASEMENT
VARIABLE WIDTH VA POWER EASEMENT

1 Large/Small Plat(s) Recorded
herewith as # 130019295

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
16 August 2013
at 10:00 AM, P.B. — PG. —
Document # 130019295
BETSY B. WOOLRIDGE, CLERK
[Signature], Dep. Clerk