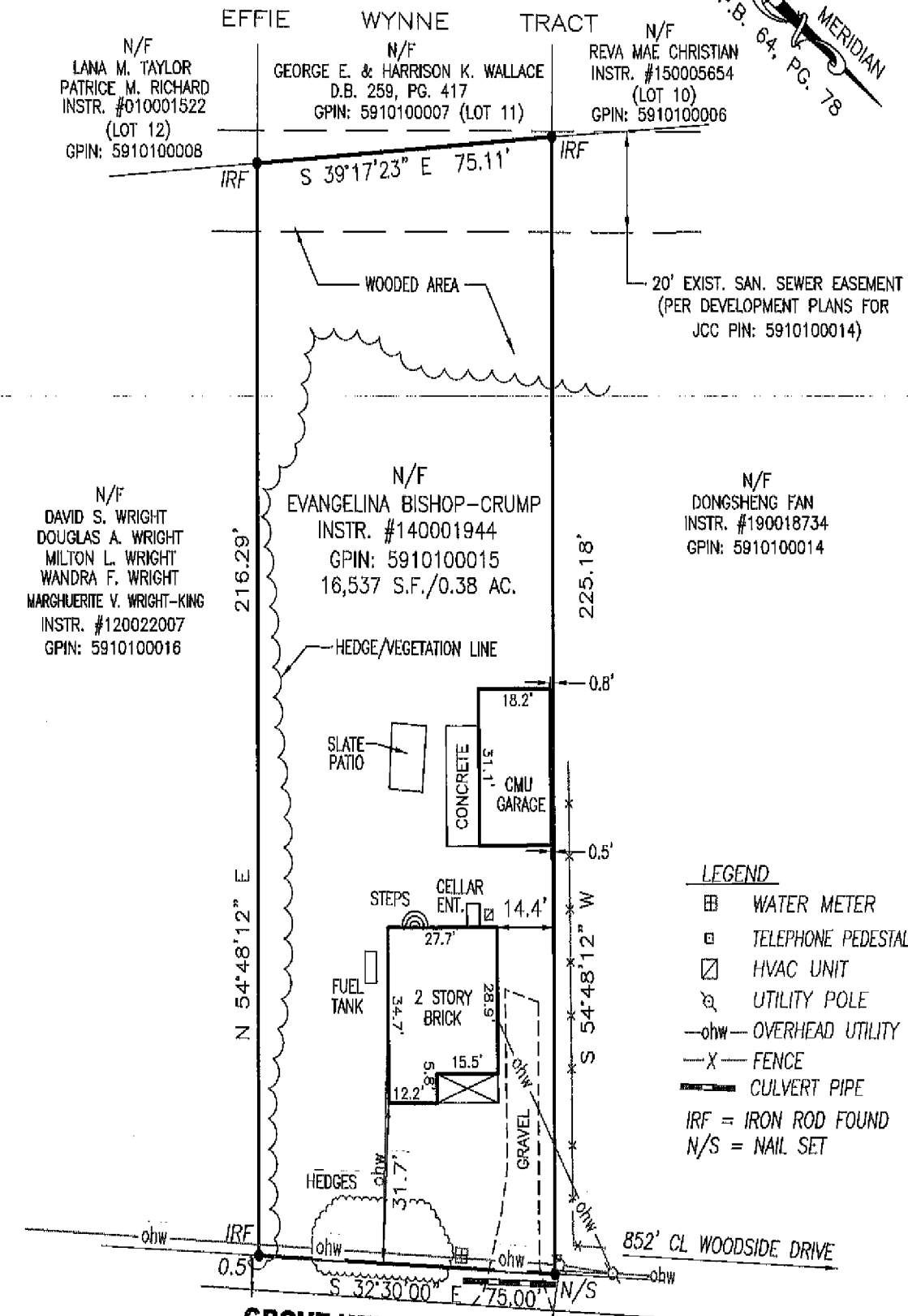


**NOTES:**

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS 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 FLOOD INSURANCE RATE MAP #51095C0226D DATED DECEMBER 16, 2015.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.

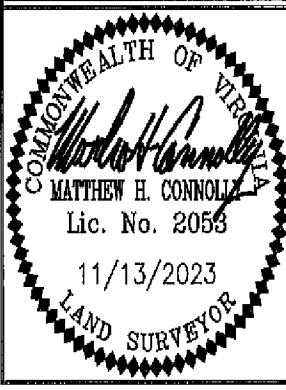
RECORD MERIDIAN  
P.B. 64, PG. 78



**ADDRESS:**  
118 GROVE AVENUE  
JAMES CITY COUNTY, VIRGINIA

**GROVE HEIGHTS AVENUE**  
STATE ROUTE 675 - RW VARIES

- LEGEND**
- ⊞ WATER METER
  - TELEPHONE PEDESTAL
  - ⊠ HVAC UNIT
  - ⊙ UTILITY POLE
  - ohw- OVERHEAD UTILITY
  - X- FENCE
  - ▬ CULVERT PIPE
  - IRF = IRON ROD FOUND
  - N/S = NAIL SET



REFERENCES:  
INSTR. #  
140001944  
P.B. 64, PG. 78  
DATE: 11/13/23  
SCALE: 1"=30'  
JOB# 23-360

PHYSICAL SURVEY OF PROPERTY LOCATED AT  
118 GROVE HEIGHTS AVENUE (JCC PIN: 5910100015)  
For:  
**SKY BLUE HOMES, LLC**  
JAMES CITY COUNTY VIRGINIA

**LandTech Resources, Inc.**  
Engineering and Surveying Consultants  
205 E Bulifants Blvd., Williamsburg, Virginia 23188  
Telephone: 757-565-1677 Fax: 757-565-0782  
Web: landtechresources.com