

FLAT SHOWN
DIVISION SURVEY
AND
BOUNDARY LINE ADJUSTMENT

BETWEEN THE LANDS OF
GEORGE M. PETTIE
MADISON COUNTY, VIRGINIA
AND
HAWTHORNE DISTRICT
RAPPAHANNOCK COUNTY, VIRGINIA

THIS BOUNDARY LINE ADJUSTMENT DOES NOT
CREATE A NEW BUILDING LOT.

NO DRAINFIELDS ARE AFFECTED BY THIS SURVEY.
MADISON ZONING = A1

THE STREETS IN THIS SUBDIVISION SHALL BE PRIVATELY OWNED AND SHALL NOT BE ACCEPTED BY VDOT FOR INCLUSION INTO THE STATE SYSTEM OF THE SECONDARY ROADS, NO FUTURE PUBLIC FUNDS BEING FEDERAL, STATE COUNTY OR LOCAL SHALL BE USED TO MAINTAIN CONSTRUCT OR RECONSTRUCT THE STREETS WITHIN THIS SUBDIVISION

A LAND USE PERMIT MUST BE GRANTED BY VDOT PRIOR TO ANY WORK COMMENCING TO CONSTRUCT A SUBDIVISION / COMMERCIAL OR PRIVATE ENTRANCE.

NOTES

THE PROPERTY SHOWN IS LOCATED ON ASSESSMENT MAP MADISON T144-5 AND T144-45 ALSO RAPPAHANNOCK T1445-33 AND 53-4C.

THE SUBJECT DWELLINGS ARE NOT IN ANY FLOOD HAZARD AREA AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP.

THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.

SURVEYOR'S CERTIFICATE

I GARY D. CAIRNS, DO HEREBY CERTIFY THAT THE LAND SHOWN HEREON IS NOW IN THE NAME OF GEORGE M. PETTIE AS RECORDED IN DEED BOOK #61 AT PAGE #134 & INST #150001906 FOR T144-5 AND INST #04000151 FOR T144-45 AMONG THE LAND AND RECORDS MADISON COUNTY, VIRGINIA, AND INST #040000212 FOR T1445-33 & INST #150001024 FOR T1445-4C AMONG THE LAND RECORDS OF RAPPAHANNOCK COUNTY, VIRGINIA.

THIS SURVEY IS BASED ON A CURRENT FIELD SURVEY MONUMENTS ARE AS SHOWN.

Gary D. Cairns
GARY D. CAIRNS
102221



ROUTE #101 LINE DATA

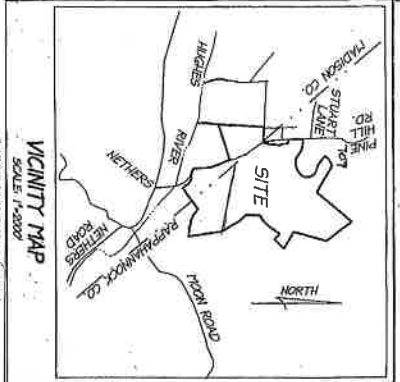
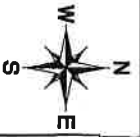
| LINE | ARC | CHORD BEARING | RADIUS | CHORD |
|------|----------|---------------|----------|----------|
| L1 | 122.28ft | S02°12'02"W | | |
| L2 | 100.48ft | N01°17'02"W | 123.36ft | 48.14ft |
| L3 | 168.44ft | N44°14'51"W | | |
| L4 | 130.42ft | N05°02'51"W | 640.24ft | 130.13ft |
| L5 | 103.19ft | N01°51'28"W | | |
| L6 | 121.44ft | N17°53'42"W | 282.35ft | 126.68ft |
| L7 | 13.41ft | N09°56'22"W | | |
| L8 | 61.10ft | N01°22'32"E | 464.55ft | 86.43ft |
| L9 | 73.36ft | N1°04'56"E | 464.55ft | 79.24ft |
| L10 | 84.23ft | N12°52'22"E | 871.54ft | 84.20ft |
| L11 | 79.45ft | N07°14'28"E | 424.14ft | 74.43ft |
| L12 | 80.26ft | N02°28'48"E | 424.14ft | 80.24ft |
| L13 | 108.00ft | N04°04'10"W | 340.55ft | 102.81ft |
| L14 | 114.44ft | N17°44'10"W | | |
| L15 | 211.54ft | N11°31'02"W | | |
| L16 | 142.11ft | N01°52'26"W | 570.10ft | 141.20ft |
| L17 | 151.18ft | N07°46'10"E | | |
| L18 | 103.32ft | N20°39'19"W | 104.10ft | 41.13ft |
| L19 | 43.49ft | N50°12'25"W | 236.45ft | 43.58ft |
| L20 | 20.00ft | S07°14'10"W | | |
| L21 | 111.59ft | N14°18'04"W | | |
| L22 | 164.24ft | N04°38'54"W | 234.56ft | 161.04ft |
| L23 | 140.24ft | N09°08'08"W | 171.78ft | 151.24ft |

OWNERS CONSENT

THIS BOUNDARY LINE ADJUSTMENT AND SUBDIVISION OF THE LAND DESCRIBED HEREIN IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEE

COMMONWEALTH OF VIRGINIA
COUNTY OF _____ TO WIT:
THE FOREGOING OWNERS CERTIFICATE HAS ACKNOWLEDGED BEFORE ME _____ IN MY STATE AND COUNTY AFORESAID THIS ____ DAY OF _____, 2016

NOTARY PUBLIC _____ MY COMMISSION EXPIRES _____



THE BOUNDARY LINE ADJUSTMENT AND SUBDIVISION OF THE LAND HEREON HAS BEEN REVIEWED AND APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING REGULATIONS, AND MAY BE COMMITTED TO RECORD.

COUNTY AGENT _____
HEALTH DEPT. _____
V.D.O.T. _____
MADISON

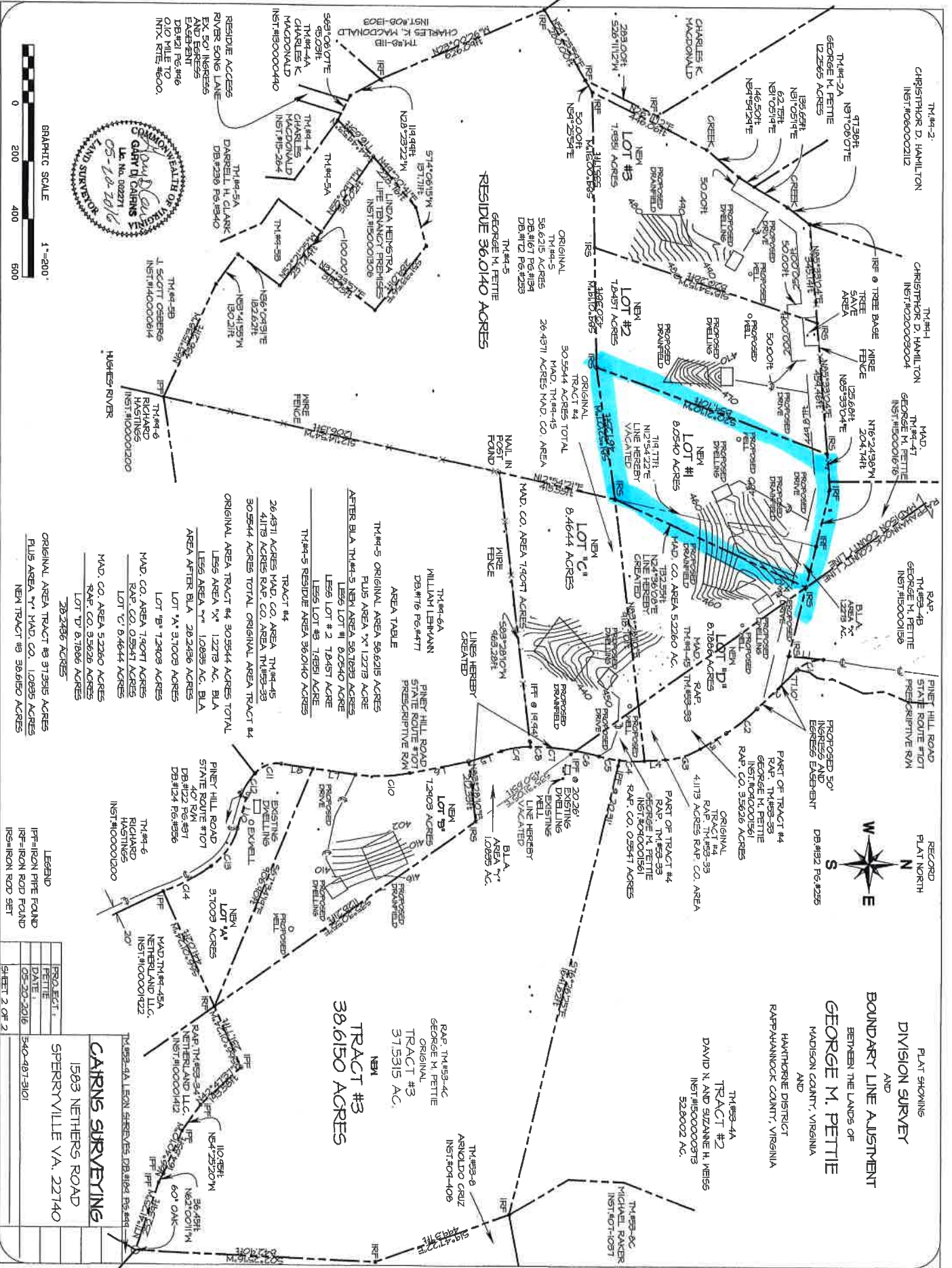
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COUNTY AGENT _____
HEALTH DEPT. _____
V.D.O.T. _____
RAPPAHANNOCK

PROJECT: CAIRNS SURVEYING
1503 NETHERS ROAD
SPERRYVILLE VA. 22740

DATE: 05-20-2016
540-487-3101

SHEET 1 OF 2



LEGEND

IPF=IRON PIPE FOUND
 IRF=IRON ROD FOUND
 IRS=IRON ROD SET

| PROJECT | DATE | SHEET |
|----------------------|------------|--------|
| CAIRNS SURVEYING | 05-20-2016 | 2 OF 2 |
| 1503 NETHERS ROAD | | |
| SPIERVILLE VA. 22740 | | |

CAIRNS SURVEYING
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