

**LEGEND**

- BRL DENOTES BUILDING RESTRICTION LINE
- CL DENOTES CENTERLINE
- DB DENOTES DEED BOOK
- EP DENOTES EDGE OF PAVEMENT
- ESMT DENOTES EASEMENT
- EX DENOTES EXISTING
- INST DENOTES INSTRUMENT
- N/F DENOTES NOW OR FORMERLY
- O/A DENOTES OVERALL
- OHW DENOTES OVERHEAD WIRE
- PB DENOTES PLAT BOOK
- PG DENOTES PAGE
- PP DENOTES POWER POLE
- RAW DENOTES RIGHT OF WAY
- TM DENOTES TAX MAP

**OWNER'S CERTIFICATE:**

VIRGINIA COMMONWEALTH BANK (FORMERLY KNOWN AS BANK OF LANCASTER), OWNER OF THE LAND SHOWN ON THIS PLAT AND DESCRIBED IN THE SURVEYOR'S CERTIFICATE, HEREBY ADOPTS THIS PLAT OF BOUNDARY LINE ADJUSTMENT AND RIGHT-OF-WAY DEDICATION AND AGREES THAT IRON RODS WILL BE SET AT ALL LOT CORNERS UNDER THE SUPERVISION OF A LICENSED LAND SURVEYOR IN ACCORDANCE WITH NORTHUMBERLAND COUNTY ORDINANCES.

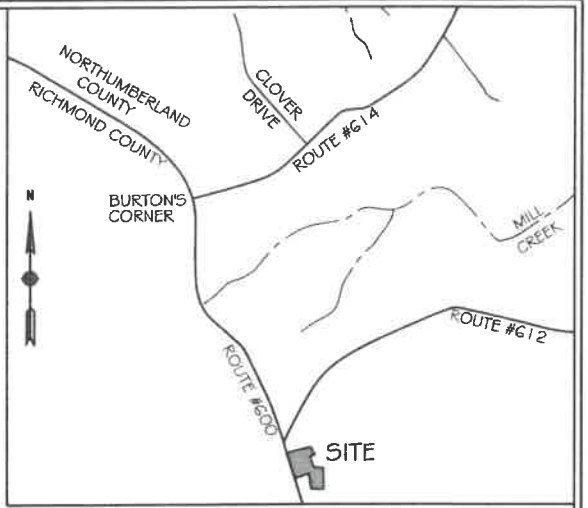
GIVEN UNDER MY HAND THIS \_\_\_\_\_ DAY OF \_\_\_\_\_

\_\_\_\_\_  
VIRGINIA COMMONWEALTH BANK, OWNER

SUBSCRIBED AND SWORN TO BEFORE ME IN MY PRESENCE THIS \_\_\_\_\_ DAY OF \_\_\_\_\_, A NOTARY PUBLIC IN AND FOR THE COMMONWEALTH OF VIRGINIA.

\_\_\_\_\_  
NOTARY PUBLIC

MY COMMISSION EXPIRES: \_\_\_\_\_



- NOTES:**
1. THIS PLAT HAS BEEN PREPARED WITHOUT BENEFIT OF A TITLE REPORT, AND DOES NOT, THEREFORE, SHOW ALL ENCUMBRANCES ON THE PROPERTY.
  2. NOT ALL IMPROVEMENTS ARE SHOWN.
  3. UNDERGROUND UTILITIES AND SUBSURFACE FACILITIES HAVE NOT BEEN LOCATED EXCEPT FROM SURFACE APPURTENANCES.
  4. PLAT PREPARED FOR THE BENEFIT OF: VIRGINIA COMMONWEALTH BANK.
  5. THE PROPERTY DELINEATED ON THIS PLAT LIES IN ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE ANNUAL FLOODPLAIN, AS SHOWN ON FIRM FLOOD INSURANCE RATE MAP #51133CO095F, EFFECTIVE DATE FEBRUARY 18, 2015.
  6. THE EXISTENCE OF VEGETATED OR TIDAL WETLANDS AND HAZARDOUS WASTE HAS NEITHER BEEN INVESTIGATED NOR CONFIRMED FOR THIS SURVEY.
  7. ADDRESS: #3735 RIDGE ROAD.
  8. BOUNDARY INFORMATION SHOWN HEREON WAS TAKEN FROM A PLAT OF SURVEY PERFORMED BY DAVID KRETZ, SURVEYOR, ENTITLED "ALTAJACSM LAND TITLE SURVEY JONES ASH FUNERAL HOME" DATED MAY 4, 2001 AS RECORDED IN PLAT CABINET 2 AT PAGE 83 AMONG THE LAND RECORDS OF NORTHUMBERLAND COUNTY, VIRGINIA. THIS PLAT DOES NOT CONSTITUTE A CURRENT BOUNDARY SURVEY BY THIS FIRM.

**SURVEYOR'S CERTIFICATE:**

I, JOHN K. SEHL, A DULY LICENSED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THE LAND SHOWN HEREON IS NOW IN THE NAME OF BANK OF LANCASTER AND WAS ACQUIRED BY DEED DATED SEPTEMBER 29, 2015 AND RECORDED AT INSTRUMENT #2015150002015 AMONG THE LAND RECORDS OF NORTHUMBERLAND COUNTY, VIRGINIA.



**APPROVAL**

THIS PLAT IS APPROVED AND MAY BE ADMITTED TO RECORD.

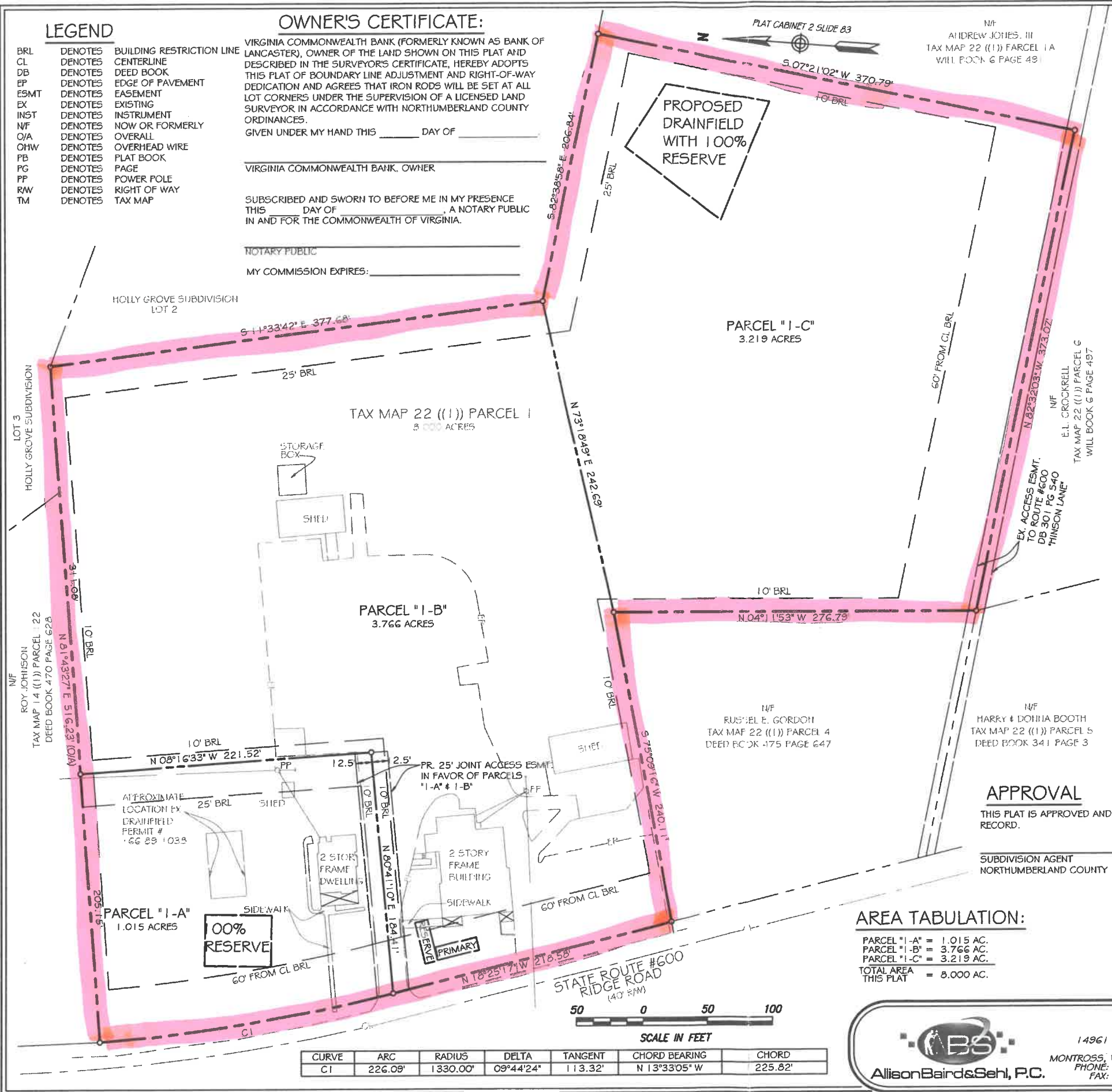
SUBDIVISION AGENT \_\_\_\_\_ DATE \_\_\_\_\_  
NORTHUMBERLAND COUNTY

**AREA TABULATION:**

PARCEL "I-A" = 1.015 AC.  
PARCEL "I-B" = 3.766 AC.  
PARCEL "I-C" = 3.219 AC.  
TOTAL AREA THIS PLAT = 8.000 AC.

**PLAT OF SUBDIVISION**  
TAX MAP 22 ((1)) PARCEL 1  
THE PROPERTY OF  
VIRGINIA COMMONWEALTH BANK

HEATHSVILLE MAGISTERIAL DISTRICT  
NORTHUMBERLAND COUNTY, VIRGINIA  
DATE: MARCH 12, 2018  
SCALE: 1" = 50' SHEET 1 OF 1 11544.CRD  
JOB NO.: 11544 FILE NAME: 11544 DIVISION.DWG



CURVE	ARC	RADIUS	DELTA	TANGENT	CHORD BEARING	CHORD
CI	226.09'	1330.00'	09°44'24"	113.32'	N 13°33'05" W	225.82'

