

NOTES:

1. No Title Report Furnished
2. Easements Not Shown May Exist
3. This Plat Is Based On A Field Survey Dated 16 May 2019
4. This Property Lies Outside The 500 Year Flood Hazard Zone (Zone X)
5. This Property Is Zoned Agriculture
6. 911 Address TM 38-23K 5919 Ruth Road
7. A land use permit must be granted by VDOT prior to any work commencing to construct a subdivision/ commercial or private entrance
8. Boundary Information Is From a Plat Recorded at Plat Book 15 Page 56. Not a current Field Survey
9. This is a Boundary Adjustment, No New Parcels are Being Created. Previously Approved House, Well and Septic Located on File at the Madison County Health Department.
10. Revised TM 38-23 has Over 363' of Frontage Along Centerline of Rte. 658 and Over 263' Frontage at Building Setback Line. Revised Parcels 38-23L & M Exceed Minimum Frontage at Both Lines. TM Parcel 38-23K Is hereby Vacated

The Boundary Adjustment of Tax Maps 38-23, 23K, 23L & 23M is with the Free Consent and in Accordance with the desires of the Undersigned Owners

Jean I. Anderson _____ Date _____

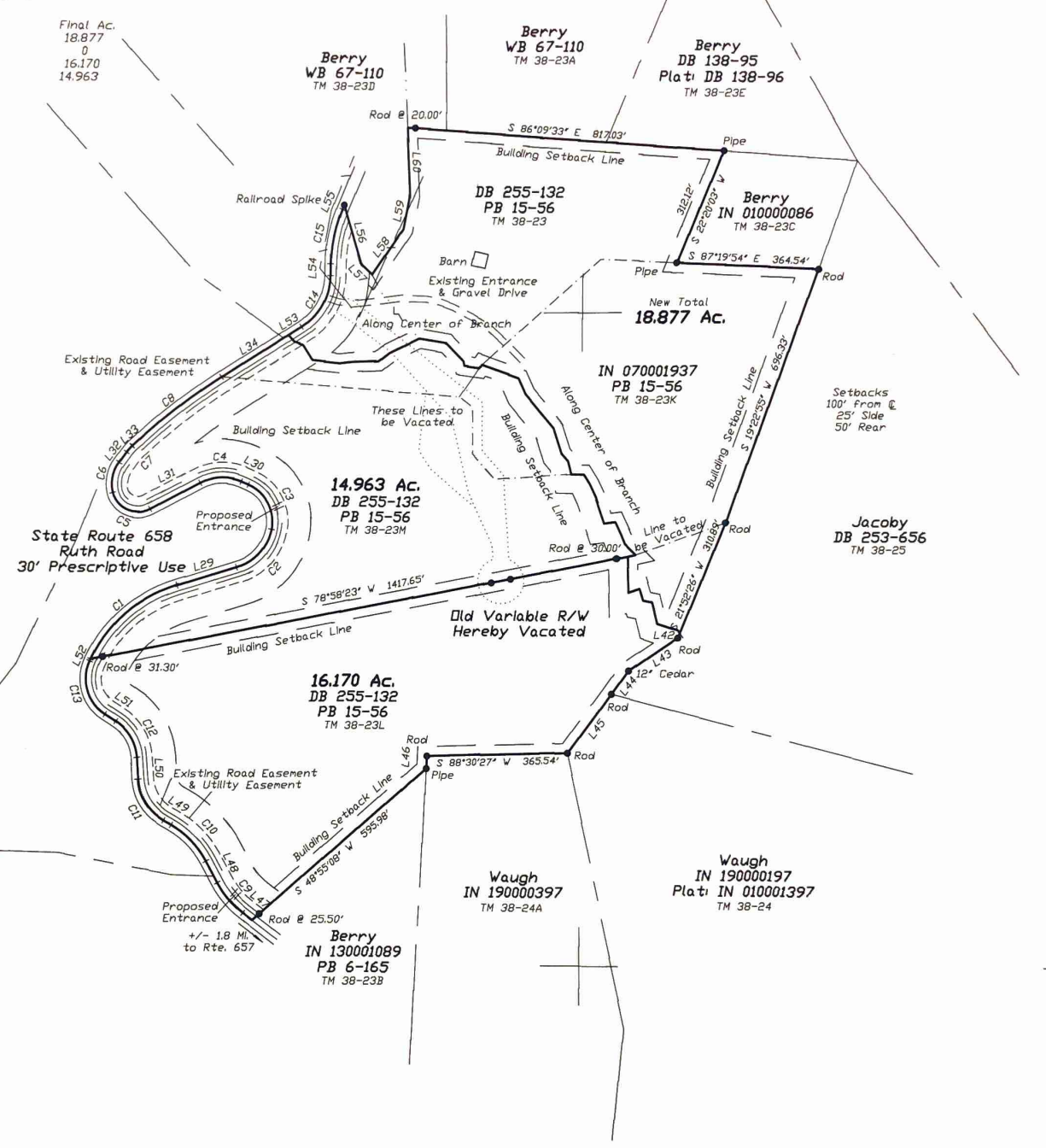
Stephen W. Jarrell _____ Date _____

Approvals	
County Agent	
VDOT	

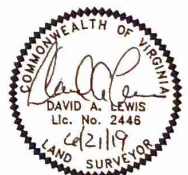
CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	48°36'23"	355.83'	301.87'	N 48°43'32" E	292.90'
C2	61°56'14"	131.13'	141.75'	N 42°03'36" E	134.95'
C3	77°36'44"	104.94'	142.15'	N 27°42'53" W	131.53'
C4	51°41'34"	120.56'	108.77'	S 87°37'59" W	105.11'
C5	104°10'45"	66.45'	120.82'	N 66°07'25" W	104.85'
C6	50°54'57"	93.92'	83.46'	N 11°25'26" E	80.74'
C7	10°58'54"	108.47'	20.79'	N 40°59'45" E	20.76'
C8	10°57'12"	1527.56'	292.02'	N 52°01'04" E	291.58'
C9	24°06'27"	243.96'	102.65'	N 40°29'00" W	101.89'
C10	31°05'41"	244.86'	132.89'	N 43°58'37" W	131.26'
C11	55°33'35"	135.11'	131.01'	N 31°44'40" W	125.94'
C12	52°34'52"	121.34'	111.36'	N 30°15'18" W	107.49'
C13	80°58'04"	111.19'	157.13'	N 16°03'42" W	144.38'
C14	56°11'43"	160.93'	157.84'	N 29°20'01" E	151.59'
C15	22°14'56"	365.50'	141.93'	N 12°21'38" E	141.04'

Tax Map	Orig. Ac.	Final Ac.
38-23	10.230	18.877
38-23K	10.297	0
38-23L	17.006	16.170
38-23M	12.477	14.963

LINE	BEARING	DISTANCE
L1	S 41°45'43" E	22.93'
L2	S 71°27'27" E	24.31'
L3	S 31°42'32" E	46.50'
L4	S 83°48'19" E	70.14'
L5	N 84°31'29" E	36.68'
L6	N 88°00'11" E	64.64'
L7	N 52°39'51" E	36.69'
L8	N 64°13'46" E	85.96'
L9	S 79°55'36" E	71.23'
L10	S 43°29'54" E	64.29'
L11	S 11°25'18" E	11.81'
L12	S 81°23'27" E	39.77'
L13	N 34°24'29" E	10.90'
L14	S 69°54'15" E	102.65'
L15	S 23°51'04" E	44.48'
L16	S 39°07'18" E	117.06'
L17	S 17°50'09" E	67.85'
L18	S 40°39'13" E	26.00'
L19	S 14°39'50" E	34.71'
L20	S 88°52'06" E	33.12'
L21	S 31°03'48" E	29.75'
L22	S 24°50'38" E	36.12'
L23	S 18°11'49" E	73.68'
L24	N 83°34'42" E	29.68'
L25	S 24°13'52" E	36.20'
L26	S 22°02'04" E	26.68'
L27	S 44°42'40" E	38.91'
L28	S 77°15'15" W	20.45'
L29	S 77°01'44" E	160.61'
L30	N 66°31'14" W	20.15'
L31	S 61°47'12" W	145.84'
L32	N 35°30'18" E	32.58'
L33	N 46°29'12" E	1.35'
L34	N 57°20'48" E	203.70'
L35	S 01°08'45" E	94.39'
L36	N 70°46'55" E	30.59'
L37	S 16°06'25" E	32.22'
L38	S 78°27'40" E	23.81'
L39	S 13°38'30" E	56.51'
L40	S 72°00'16" E	56.42'
L41	S 35°02'50" E	9.25'
L42	S 21°52'26" W	13.34'
L43	S 55°24'30" W	153.56'
L44	S 35°59'13" W	75.19'
L45	S 36°28'35" W	191.02'
L46	S 02°55'08" W	32.70'
L47	N 52°32'14" W	29.90'
L48	N 28°25'46" W	63.70'
L49	N 59°31'27" W	23.05'
L50	N 03°57'52" W	57.00'
L51	N 56°32'44" W	33.64'
L52	N 24°25'21" E	51.7'
L53	N 57°25'52" E	41.02'
L54	N 01°14'09" E	30.74'
L55	N 23°29'06" E	11.92'
L56	S 16°10'39" E	154.43'
L57	S 45°25'11" E	39.89'
L58	N 34°52'46" E	141.16'
L59	N 11°16'19" E	85.07'
L60	N 02°00'35" W	175.00'



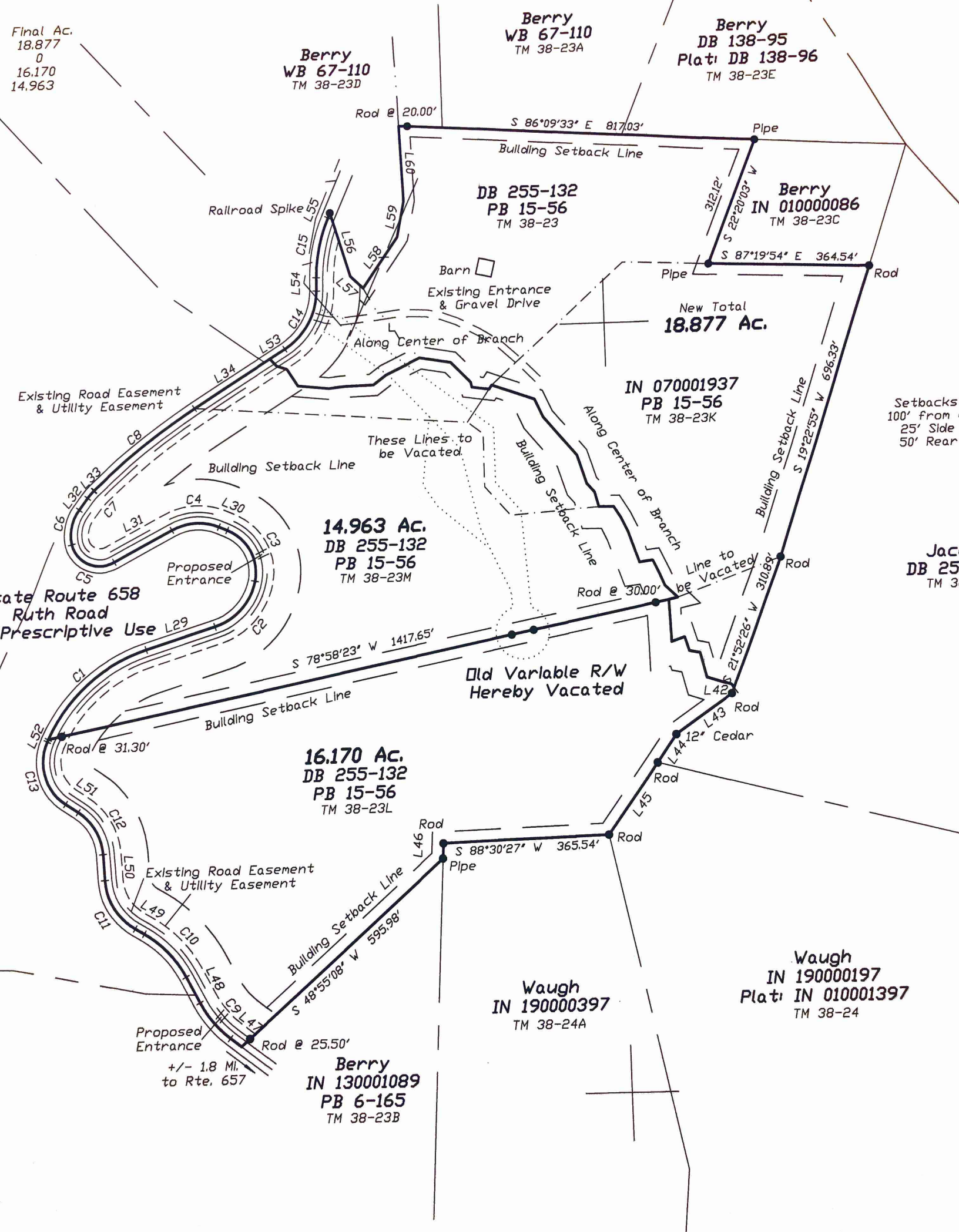
Boundary Adjustment Survey of
JEAN I. ANDERSON Property
 Deed Book 255-132, Tax Maps 38-23, 23L & 23M
STEPHEN W. & JEAN A. JARRELL Property
 IN 070001937, Tax Map 38-23K
 Madison County, Va.
 Scale 1" = 200' 18 June 2019



Lewis Surveying Inc.
 David A. Lewis, L. S.
 518 Graves Road
 Graves Mill, VA 22727
 (540) 948-7136
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Portage ...
Building Setback Line. Revised
Portage at Both Lines.

Final Ac.
18.877
0
16.170
14.963



Berry
WB 67-110
TM 38-23D

Berry
WB 67-110
TM 38-23A

Berry
DB 138-95
Plat: DB 138-96
TM 38-23E

DB 255-132
PB 15-56
TM 38-23

Berry
IN 010000086
TM 38-23C

New Total
18.877 Ac.

IN 070001937
PB 15-56
TM 38-23K

14.963 Ac.
DB 255-132
PB 15-56
TM 38-23M

16.170 Ac.
DB 255-132
PB 15-56
TM 38-23L

Berry
IN 130001089
PB 6-165
TM 38-23B

Waugh
IN 190000397
TM 38-24A

Waugh
IN 190000197
Plat: IN 010001397
TM 38-24

Setbacks
100' From
25' Side
50' Rear

Jac
DB 25
TM 3

+/- 1.8 Mi.
to Rte. 657