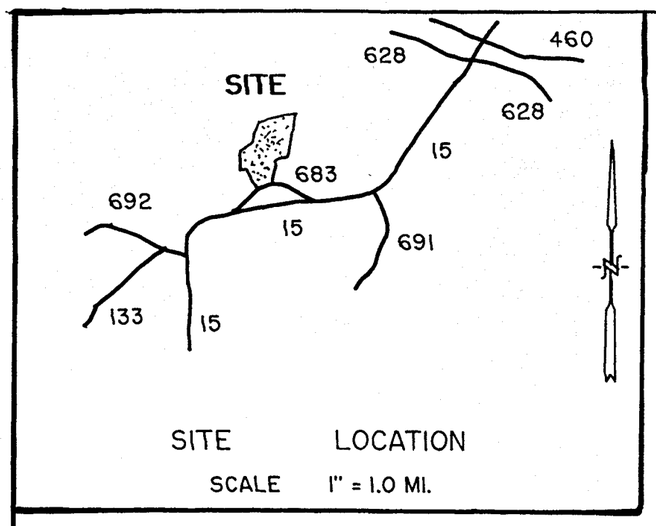

STATE PLANE

MICHAEL S. DULIN & DIANA H. DULIN
T.P. 51-A-2A INSTR. 20050210I

LITTLE BUFFALO CREEK

P.D.B. 71 PG. 341

IRON PIN

IRON PIPE

IRON PIN

IRON PIPE

PORTION OF T.P. 51-A-4

ADDITION TO T.P. 51-A-2A

25.243 AC.

IRON PIN FOUND

HOWARD W. STRACKE ET UX
T.P. 50-A-73B
P.B. 5 PG. 202

IRON PIN

2,459.69' TOTAL

1702.77'

40" POPLAR

PORTION OF T.P. 51-A-3

N 71° 29' 57" E

LOT 13

LOT 11

LOT 12

FOXWOOD DRIVE

LOT 10

LOT 9

LOT 8

LOT 7

FOX WOOD SUBDIVISION
SECTION I
P.B. 5 PG. 265

LOT I

1,663.60'

ALONG FENCE

S 0° 03' 18" W

IRON PIN FOUND

MEADOW RIDGE II
P.B. 6 PG. 74

LOT 7

LOT 6

LOT 5

LOT 4

LOT 3B

LOT 3A

LOT 2

756.92'

IRON PIN FOUND

1,003.11'

N 26° 11' 30" E

945.24'

TRACT NO. 1
(D.B. 232 PG. 369)
WILL INSTR. 202000118

T.P. 51-A-4

89.514 AC.

P.D.B. 85 PG. 4

TRACT NO. 2
(D.B. 232 PG. 369)
WILL INSTR. 202000118

T.P. 51-A-3 AND
T.P. 51-A-77 (P.D.B. 70 PG. 7)

47.814 AC.

1270.0' DEED

PIPE FOUND

N 6° 36' 57" E

524.87'

IRON PIN FOUND

SCOTT K. KIM
T.P. 50-A-73
INSTR. 150000242
INSTR. 200303204
(PLAT)

N6°36'43"E

358.65'

338.49'

IRON PIN FOUND

S82°35'00"W

LARGE W. OAK CORNER (O.C.) (FENCE)

N16°27'40"W

405.64'

S74°49'04"W

316.69'

IRON PIPE FOUND

S76°10'50"W

234.05'

IRON PIPE

S77°32'47"W

N15°27'47"W

IRON PIN

N14°53'07"W

419.56'

N89°49'51"W

153.37'

R=1277.00'

L=249.51'

N78°57'23"W 54.94'

S15°50'02"W 295.46'

IRON PIN FOUND

N66°54'49"W 182.46'

ANGLE IRON

419.00'

S25°15'38"W

IRON PIN

P.B.B. 39 PG. 353

ROLLING MEADOW
SUBDIVISION
P.B. 5 PG. 30

1203.0' DEED

392.15'

264.0'

864.0'

555.85'

S15°30'38"W
163.10'

N87°04'22"W
255.00'

N83°32'21"W
188.74'

894.98'

S 0° 02' 47" W

HAMPTON SYDNEY COLLEGE
T.P. 51-A-13
D.B. 343 PG. 459
P.B. 7 PG. 84

LARGE W. OAK CORNER
(O.C.) (FENCE)

S23°25'37"W
300.00'

FENCE

S30°35'40"W
160.00'

S40°51'36"W
94.00'

IRON PIPE

LEWIS J. BRAXTON ET UX
T.P. 51-A-9
INSTR. 200801420

TRACT 3
D.B. 232 PG. 369
WILL INSTR. 202000118.

24.231 AC.

T.P. 51-A-5

0.2 MI. TO RTE. 15

IRON PIN

8.93'

STOKES ROAD 50' R/W ROUTE 683 TO RTE. 15

1 TIMOTHY D. BROWN
T.P. 50-A-78A
INSTR. 201100464

2 INDIA SPRAGGS REDD
LAWRENCE REDD
T.P. 50-A-78
INSTR. 201100464

3 LAWRENCE REDD
INDIA REDD
T.P. 50-A-76
D.B. 124 PG. 423

4 JEAN A. REDD
T.P. 50-A-76A
D.B. 226 PG. 200

5 SHIRLEY R. HARRIS
T.P. 50-A-75
INSTR. 200302341

6 CHARLES D. PUCKETT
PENNY PUCKETT
T.P. 51-A-8
D.B. 359 PG. 803

7 EVA V. ALLEN
T.P. 51-A-7
D.B. 189 PG. 80

8 EVA ALLEN BLAND
FLOYD M. BLAND
T.P. 51-A-6
D.B. 274 PG. 141

TOTAL AREA THIS PLAT = 161.559 AC.

(T.P. 51-A-4, T.P. 51-A-5, T.P. 51-A-3 AND T.P. 51-A-77)

NO TITLE REPORT WAS PROVIDED FOR THIS SURVEY.

I HEREBY CERTIFY THAT THE PROPERTY SHOWN ON THIS PLAT IS LOCATED IN ZONE "X" AS SHOWN ON THE FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NO. 510239 0095 C, DATED OCT. 2, 2009.

J. D. Vann, L. S.

NOTE - THE BOUNDARY FOR THIS SURVEY WAS VERIFIED WITH THE USE OF ADJOINING OWNERS PLATS AND DEED BOOK REFERENCES.

① CURVE DATA

Δ = 11° 11' 41"
R = 1277.00'
T = 125.15'
L = 249.51'
C = 249.11'
C.B. = N 84° 33' 14" W

REFERENCE - WILL INSTR. 202000118
D.B. 232 PG. 369

● - DENOTES IRON PIN FOUND
◐ - DENOTES IRON PIPE FOUND
○ - DENOTES COMPUTED POINT
O.C. - DENOTES OLD CHOPS

SCALE 1" = 300'

0' 300' 600' 900' 1200'

COMMONWEALTH OF VIRGINIA
J. D. VANN
Lic. No. 1943
3-18-22
LAND SURVEYOR

J. D. VANN - LAND SURVEYING
25085 NEW MARKET ROAD
COURTLAND, VIRGINIA 23837
TEL. NO. 757-562-4923

BOUNDARY SURVEY SHOWING THE PROPERTY OF

MARY M. STOKES ESTATE

LOCATED AT 429 STOKES ROAD
FARMVILLE MAGISTERIAL DISTRICT
PRINCE EDWARD COUNTY, VIRGINIA
SCALE 1" = 300' DEC. 23, 2021

REVISED MARCH 18, 2022

2021-258-PEC