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FORESIGHT
SURVEY, PC
LAND SURVEYING | LAND PLANNING

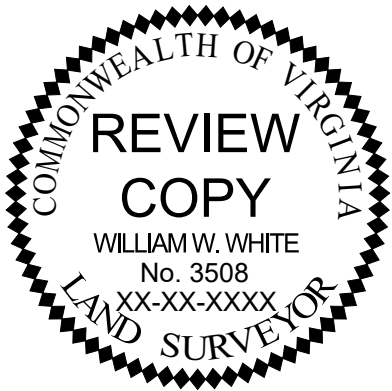
912 E High Street, Suite C
Charlottesville, VA 22902

APRIL 25, 2025
SCALE: 1" = 100'
FILE: 25.147

SHEET
1 OF 1

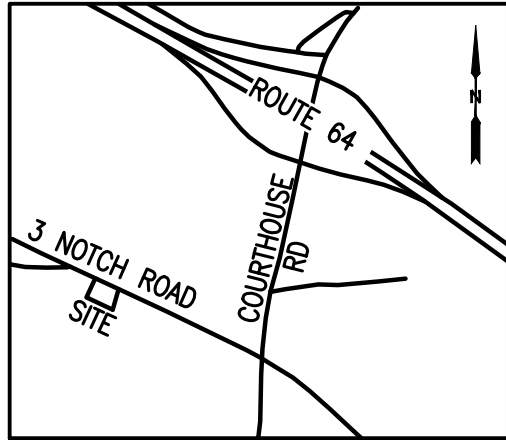
LEGEND

IF IRON FOUND
PF PIPE FOUND
SSMH SANITARY SEWER MANHOLE



VICINITY MAP

SCALE: 1"=2000'



NOTES

- THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND DOES NOT THEREFORE NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY.
- THIS PLAT HAS BEEN PREPARED FROM A FIELD SURVEY PERFORMED APRIL 18, 2025 USING MONUMENTS FOUND TO EXIST AT THE TIME.
- SUBJECT PARCELS ARE LOCATED IN ZONE "X" AREA DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS SHOWN ON FEMA MAP NO 51109C0300C, EFFECTIVE DATE JULY 22, 2020. THIS DETERMINATION HAS BEEN MADE BY GRAPHIC METHODS. AN ELEVATION STUDY WAS NOT PERFORMED FOR THIS SURVEY.
- PROPERTY IS ZONED A-2 AGRICULTURAL.
- * BOUNDARY SHOWN PER FIELD EVIDENCE AS WELL AS PLATS RECORDED AT PLAT BOOK 4 PAGE 26, DEED BOOK 880 PAGE 550 AND DEED BOOK 1472 PAGE 535. DISTANCE SHOWN WITHIN BRACKETS IS PER PLAT AT DEED BOOK 1472 PAGE 535.

OWNERS CONSENT AND DEDICATION

THE LAND SHOWN WAS OBTAINED BY LOUISA COUNTY AS RECORDED IN DEED BOOK 1441 PAGE 671, SUBDIVIDED AT DB 1472 PG PG 535.

THE PLATTING OR DEDICATION OF THE FOLLOWING LAND TAX MAP PARCEL 67-2-D1, INCLUDING ALL RIGHT-OF-WAYS AND EASEMENTS SHOWN HEREON, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES, IF ANY.

LOUISA COUNTY
P O BOX 160
LOUISA, VA 23093

COMMONWEALTH OF VIRGINIA -
CITY/COUNTY OF: _____
TO WIT: THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED
BEFORE ME THIS _____ DAY OF _____ 20____

SIGNATURE OF NOTARY PUBLIC

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
E1	N 67°33'00" W	7.64'
E2	N 83°25'19" W	138.99'
E3	N 63°56'26" W	56.24'

NAD 83
VA SOUTH ZONE

COUNTY APPROVAL

AGENT FOR THE
BOARD OF SUPERVISORS

DATE

THREE NOTCH ROAD

110' R/W DB 1472 PG 536

320' TO MALLORY ROAD

TMP 67-7-A
N/F TEDDY K FUNG &
HEIDI J SHALLOWAY
DB 1411 PG 884
DB 880 PG 550 [PLAT]

TMP 67-2-D
N/F LOUISA COUNTY
DB 1441 PG 671
DB 1472 PG 535 [PLAT]
PB 4 PG 26 [PLAT]

TMP 67-2-D1
N/F LOUISA COUNTY
DB 1441 PG 671
DB 1472 PG 535 [PLAT]

TMP 67-2-C
N/F KFP1 LLC
DB 1920 PG 493
PB 4 PG 26 [PLAT]

EASEMENT EXHIBIT OF
TAX MAP PARCEL 67-2-D1
PATRICK HENRY MAGISTERIAL DISTRICT
LOUISA COUNTY, VIRGINIA

