

NOTE: 1. THIS IS A BOUNDARY SURVEY, ALL EASEMENTS, ENCROACHMENTS, AND/OR IMPROVEMENTS MAY NOT BE SHOWN.
 2. THIS PLAT HAS BEEN PREPARED WITHOUT BENEFIT OF A TITLE REPORT.
 3. THIS PLAT IS BASED ON A CURRENT FIELD SURVEY MARKED ON THE GROUND WITH THE PHYSICAL MONUMENTS INDICATED.
 4. T.M. NO. 61-A-13 & 61-S-8, 9, & 10: INTERIOR LINES NOT LOCATED.
 5. REFERENCE PLATS: P.C.1-254 & P.C.2-5780.
 6. SEE DEED TO SCHUYLER SANITARY DISTRICT IN D.B.260 P.421 FOR DAM OPERATION, MAINTENANCE AND REPAIR, ALSO A 10 ft. WATER PIPELINE DRAINAGE TO THE PUMPHOUSE, AND A 400 ft. WIDE BUFFER ZONE ALONG THE BRANCH- LOCATION NOT DETERMINED BY THIS SURVEYOR.

2. 25.59 AC. AND 5.62 AC. ERRONEOUSLY MAPPED BY NELSON CO. UNDER CENTRAL VIRGINIA ELECTRIC COOP.- T.M. NO. 61-A-12B, BUT NO CONVEYANCE COULD BE FOUND AND THEREFORE, PART OF T.M. NO. 61-A-13

8. JOHNSON HOLLOW R/W REFERENCES: SEE INST. NO. 100001622 TRACT ONE- JOHNSON HOLLOW, PARAGRAPH 3. SHINY LINE R/W REFERENCES, PARAGRAPH 4.

ADJOINING OWNERS

- | | |
|---|---|
| ① JOHN W. PONTON
D.B.307 P.01
RESIDUE PLAT P.C.2-5784
T.M. NO. 61-S-19 | ⑦ LARRY E. &
LINDA S. HEAVER
INST. NO. 050002650
PLAT P.C.2-6400
T.M. NO. 61-S-16 |
| ② JOHN W. PONTON
D.B.307 P.01
RESIDUE PLATS P.C.2-5784 &
P.C.2-5780
T.M. NO. 61-S-10A | ⑧ IRENE F. BOURQUIN
D.B.348 P.621
PLAT P.C.2-6400
T.M. NO. 61-S-10 |
| ③ JOHN W. PONTON
D.B.307 P.01
RESIDUE PLATS P.C.2-5784 &
P.C.2-5780
T.M. NO. 61-S-9A | ⑨ JOHN H. FITZGERALD, JR.
INST. NO. 100001543
PLAT D.B.42 P.193
T.M. NO. 61-A-5 |
| ④ JOHN W. PONTON
D.B.307 P.01
RESIDUE PLATS P.C.2-5784 &
P.C.2-5780
T.M. NO. 61-S-8A | ⑩ ILLINOIS MUNICIPAL
RETIREMENT FUND
D.B.358 P.57
PLAT P.C.10-630
T.M. NO. 61-A-1 |
| ⑤ JAMES H. &
CATHERINE M. WEATHERLY
D.B.345 P.370 & P.573
PLAT P.C.2-6334
T.M. NO. 61-S-5 | ⑪ KEVIN WRAY BOYLES
INST. NO. 120001583
PLATS P.C.1-3888 &
P.C.9-46
T.M. NO. 61-S-2 |
| ⑥ ELIZABETH A. HERES
INST. NO. 150001664
PLAT P.C.2-6400
T.M. NO. 61-S-17 | ⑫ M/T SHARON V. MILBURN
D.B.347 P.424 w/plan
T.M. NO. 61-S-16A |

KEVIN R. &
PAULA S. SMITH
D.B.307 P.64 &
D.B.350 P.01
PLAT P.C.2-5780 &
P.C.2-6280
T.M. NO. 61-S-7

W.S. & ANN C.
CONNER TRUSTEES
INST. NO. 020001353
PLAT P.C.2-6200
T.M. NO. 61-S-13

W.S. & ANN C.
CONNER TRUSTEES
INST. NO. 020001353
PLAT P.C.2-6200
T.M. NO. 61-S-13

JOHN THOMAS &
KATHY STEVENS BARRY
D.B.270 P.539
PLAT P.C.2-4544
T.M. NO. 61-S-6

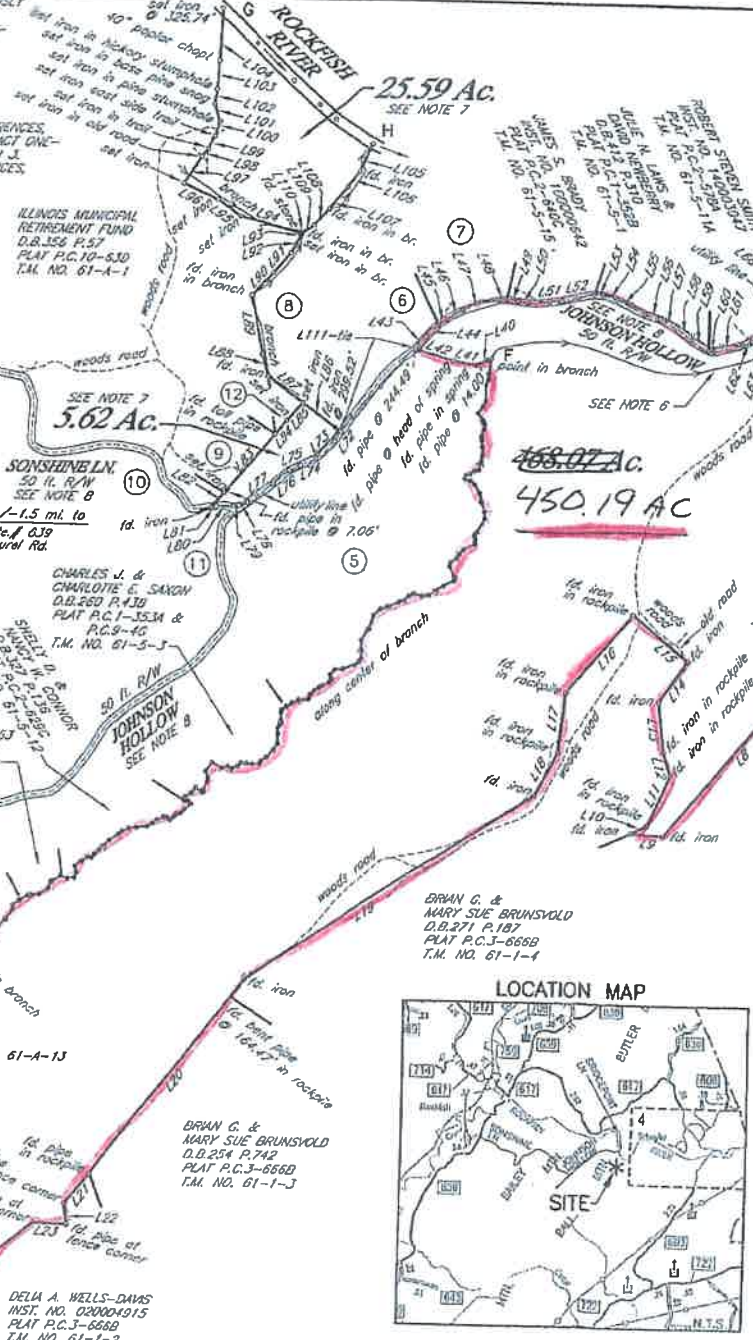
DELIA A. WELLS-DAVIS
INST. NO. 020001915
PLAT P.C.3-5688
T.M. NO. 61-1-2

BRAN G. &
MARY SUE BRUNSOLD
D.B.254 P.742
PLAT P.C.3-6868
T.M. NO. 61-1-3

BRAN G. &
MARY SUE BRUNSOLD
D.B.271 P.187
PLAT P.C.3-6868
T.M. NO. 61-1-4

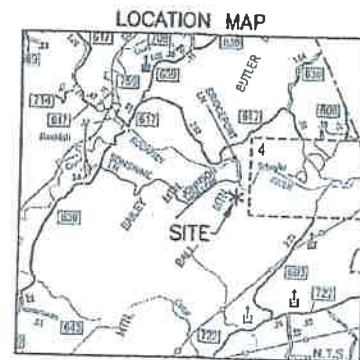
ARMAND J. &
BERNICE A. THEBLIT
INST. NO. 130001981 &
D.B.297 P.15
PLAT P.C.9-45
T.M. NO. 61-A-23

BRAN G. &
MARY SUE BRUNSOLD
D.B.253 P.753
PLAT P.C.1-271A
T.M. NO. 61-A-51



DICKERSON SURVEYING LLC

500 Court Street P.O. Box 112
 Appomattox, Virginia 24522
 434-352-8560
 Michael Ray Goin
 Land Surveyor



SHEET 1 OF 2
BOUNDARY SURVEY
 SCALE: 1 IN. = 600 FT.
499.28 ACRES

SURVEYED FOR: H. CURTIS PEARSON &
 JEFFERSON M. CARLETT
 SOURCE OF TITLE: BETTY J. CAMPDELL
 INSTRUMENT NO. 100001622
 SCHUYLER DISTRICT, NELSON COUNTY
 VIRGINIA

AUGUST 12, 2016

