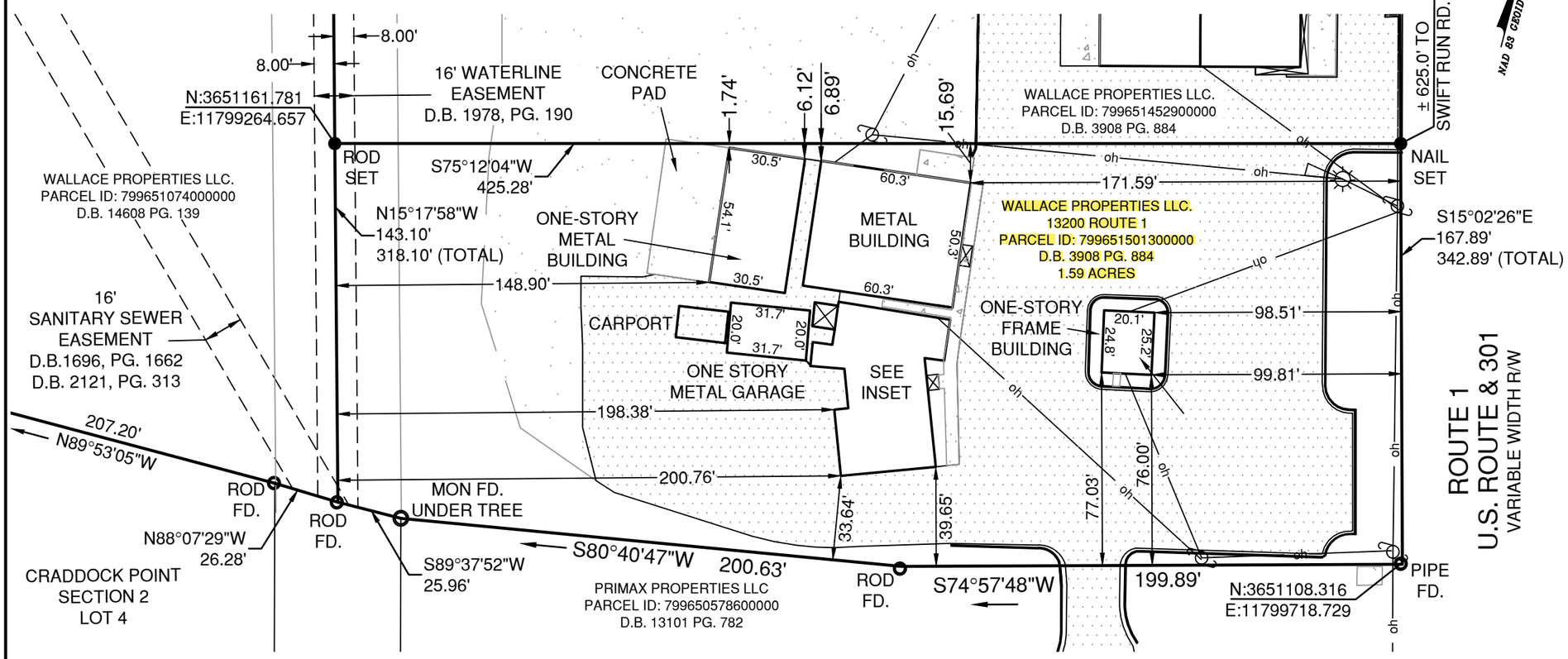
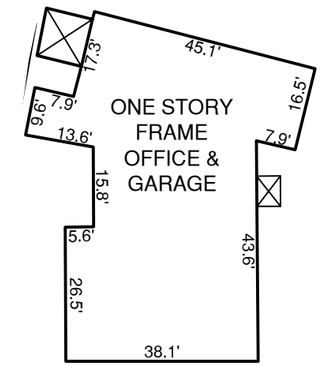
THIS PROPERTY IS LOCATED IN ZONE X AS SHOWN ON THE FLOOD INSURANCE RATE MAP (FIRM), COMMUNITY PANEL #51041C0335E, EFFECTIVE DATE MAY 8, 2024

THIS SURVEY IS SUBJECT TO ANY EASEMENT OF RECORD OR OTHER PERTINENT FACTS THAT A CURRENT TITLE REPORT MIGHT IDENTIFY. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT.

THIS SURVEY WAS MADE FOR THE PURPOSE OF IDENTIFYING LEGAL BOUNDARIES AND DOES NOT PURPORT TO IDENTIFY ENVIRONMENTAL FEATURES THAT AN ENVIRONMENTAL ASSESSMENT MIGHT IDENTIFY.

REFERENCES
CRADDOCK POINT SECTION 2 SUBDIVISION PLAT P.B. 44, PG. 80
D.B. 1542, PG. 301
D.B. 1685, PG. 186
D.B. 1704, PG. 492
D.B. 10472, PG. 663
P.B. 236, PG. 62-70





INSET
SCALE 1" = 30'

THIS IS TO CERTIFY THAT I MADE AN ACCURATE FIELD SURVEY ON OCTOBER 11, 2024. ALL VISIBLE IMPROVEMENTS ARE AS SHOWN HEREON AND THAT THERE ARE NO VISIBLE ENCROACHMENTS OTHER THAN SHOWN.

COMMONWEALTH OF VIRGINIA
CHARLES C. TOWNES, II
Lic. No. 2803
11 / 21 / 2024
LAND SURVEYOR

PLAT SHOWING TAX PARCEL: 799651501300000, SITUATED ALONG ROUTE 1 WALLACE PROPERTIES LLC.

BERMUDA DISTRICT
CHESTERFIELD COUNTY, VIRGINIA
DATE: NOVEMBER 21, 2024 SCALE: 1'= 50'

GRAPHIC SCALE
50 0 25 50 100
1 inch = 50 feet

townes
consulting engineers, planners, and land surveyors
2463 boulevard
colonial heights, va 23834
telephone: 804.520.9015
facsimile: 804.520.9016
email: cctownes@townespc.com

TPC #20240441

ATTN: STEVE B. WADE

DRAWN BY: C.L.E.III. CHECKED BY: