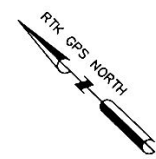
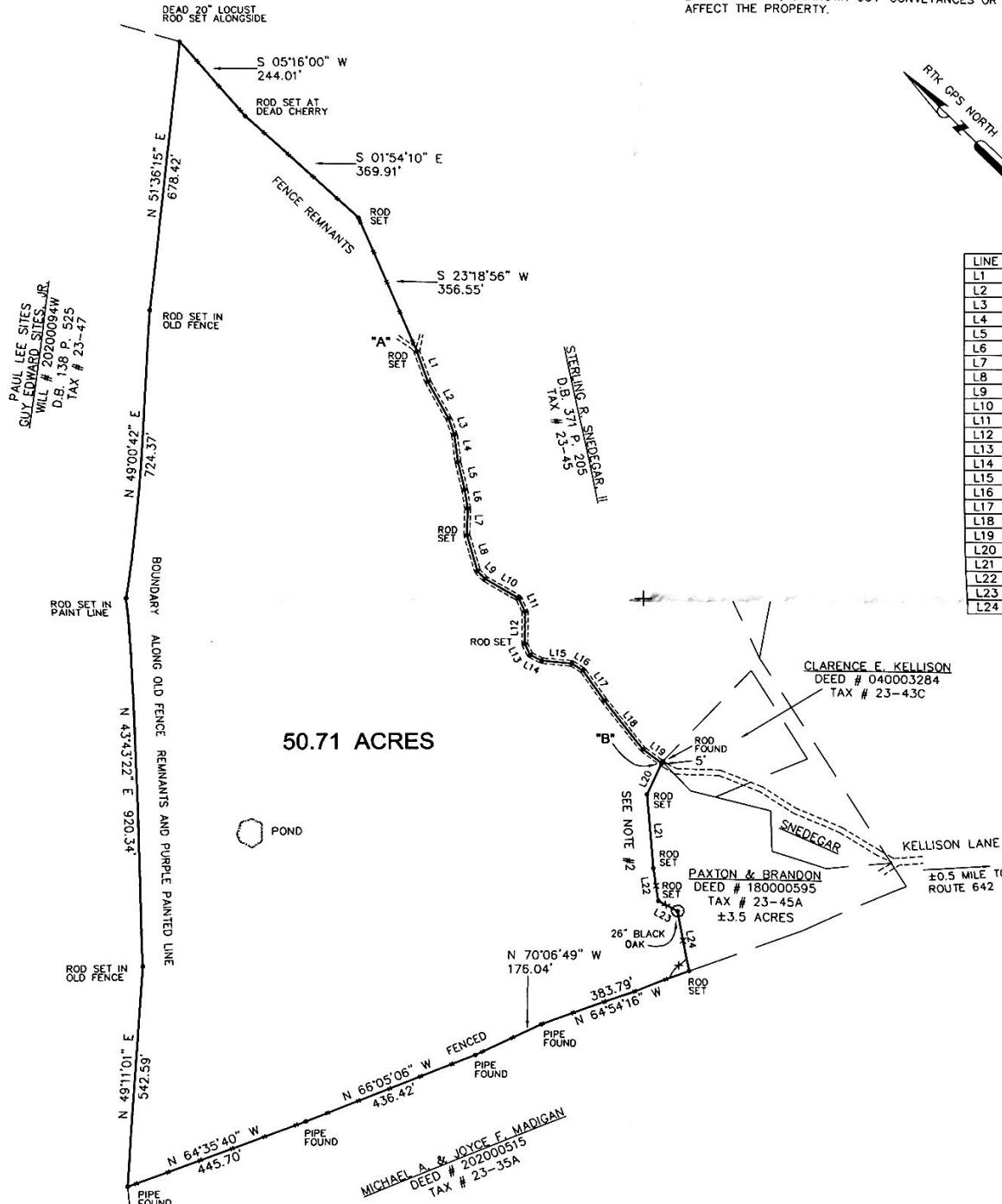


NOTES

- 1) THIS PLAT WAS DRAWN FROM AN ACTUAL FIELD SURVEY AND IS INTENDED TO REPRESENT "PARCEL TWO" CONVEYED TO DANNY PAXTON & TIMOTHY BRANDON BY DEED # 180000595, TAX # 23-45A.
- 2) GIVEN THE VAGUE DEED DESCRIPTION, THE EXACT BOUNDARIES OF TAX # 23-44 ARE UNKNOWN. THE BOUNDARY SEPARATING TAX #S 23-44 AND 23-45A WAS SURVEYED AS POINTED OUT BY JAMES C. KELLISON (FORMER OWNER OF BOTH PARCELS).
- 3) BOUNDARY FROM "A" TO "B" IS SURVEYED ALONG THE CENTER OF THE EXISTING ROAD (AS POINTED OUT BY JAMES C. KELLISON).
- 4) LEGAL STATUS OF THE ACCESS ROAD PASSING THROUGH THE PROPERTIES OF CLARENCE E. KELLISON AND STERLING R. SNEDEGAR, II IS UNDETERMINED.
- 5) THIS SURVEY WAS PERFORMED WITHOUT A TITLE REPORT AND MAY NOT INDICATE ALL ENCUMBRANCES, UNKNOWN OUT-CONVEYANCES OR UNWRITTEN RIGHTS THAT MAY AFFECT THE PROPERTY.

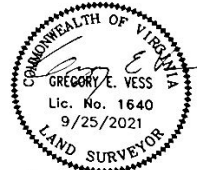


LINE	BEARING	DISTANCE
L1	S 26°50'36" W	80.00'
L2	S 18°08'41" W	105.00'
L3	S 27°26'07" W	42.00'
L4	S 38°46'02" W	71.00'
L5	S 32°04'45" W	72.00'
L6	S 36°37'15" W	49.00'
L7	S 45°27'34" W	67.50'
L8	S 28°25'45" W	96.00'
L9	S 01°42'32" W	27.00'
L10	S 14°00'01" E	96.00'
L11	S 23°13'54" W	38.00'
L12	S 47°34'33" W	84.00'
L13	S 21°44'30" W	31.00'
L14	S 17°15'17" E	32.00'
L15	S 39°18'01" E	73.00'
L16	S 11°33'17" E	32.00'
L17	S 11°39'02" W	92.00'
L18	S 08°02'02" W	155.00'
L19	S 05°34'10" E	58.00'
L20	S 70°12'34" W	87.61'
L21	S 41°13'25" W	189.28'
L22	S 37°08'40" W	82.76'
L23	S 16°47'14" E	52.58'
L24	S 34°44'46" W	149.04'



50.71 ACRES

BOUNDARY SURVEY FOR  
**LAURA SHURTER**  
 FALLING SPRING MAGISTERIAL DISTRICT  
 ALLEGHANY COUNTY, VIRGINIA  
 SURVEYED 25 SEPTEMBER 2021  
 SCALE 1" = 200'



**Vess Surveying, Inc.**

132 North Maple Avenue - P.O. Box 1112  
 Covington, VA 24426  
 phone (540) 962-3900

5729-1	3	1	KBV
JOB NO.	SIZE	REV.	DWN BY