

# SURVEYORS CERTIFICATE

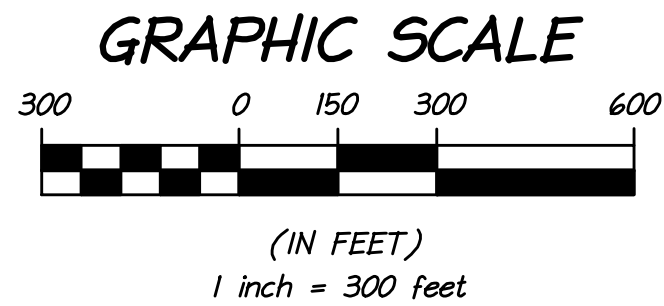
I, RUSSELL L. MILES, A DULY LICENSED PROFESSIONAL LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THE PROPERTIES DELINEATED ON THIS PLAT SHOWN AS TAX MAP PARCEL'S #71-16C AND #71-17 CURRENTLY STAND IN THE NAME OF RICHARD ALTON HOLDEN & BARBARA BUNTRUCK HOLDEN AND JOHN CLEMENT GREY & ROCHELLE HARNESSE GREY AS RECORDED IN DEED BOOK 425 PAGE 137 (FOR T.M. 17-16C) AND INSTRUMENT No. 06001152 (FOR T.M. 17-71), BOTH BEING AMONG THE LAND RECORDS OF CULPEPER COUNTY, VIRGINIA.

I FURTHER CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF THE REQUIREMENTS OF THE GOVERNING BODY AND ORDINANCE OF THE COUNTY OF CULPEPER, VIRGINIA REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN MET.

RUSSELL L. MILES, L.S. #2770

DATE

N/F  
**JONATHAN J. HICKOX, ET ALS**  
 PLAT CABINET 7 PAGE 670  
 TAX MAP #71-10H



## OWNERS CONSENT & DEDICATION

THIS PLAT SHOWN AS "BOUNDARY LINE ADJUSTMENT ON THE PROPERTY OF RICHARD A. & BARBARA B. HOLDEN & JOHN C. & ROCHELLE H. GREY, TAX MAP #71-16C & #71-17", IS EXECUTED WITH THE FREE CONSENT AND IS IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

BY: RICHARD A. HOLDEN \_\_\_\_\_ DATE \_\_\_\_\_

BY: BARBARA B. HOLDEN \_\_\_\_\_ DATE \_\_\_\_\_

BY: JOHN C. GREY \_\_\_\_\_ DATE \_\_\_\_\_

BY: ROCHELLE H. GREY \_\_\_\_\_ DATE \_\_\_\_\_

## NOTARY CERTIFICATE

COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF: \_\_\_\_\_, TO WIT:

I DO HEREBY CERTIFY THAT THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY: RICHARD A & BARBARA B. HOLDEN AND JOHN C. & ROCHELLE H. GREY, GIVEN UNDER MY HAND AND SEAL.

THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 2008.

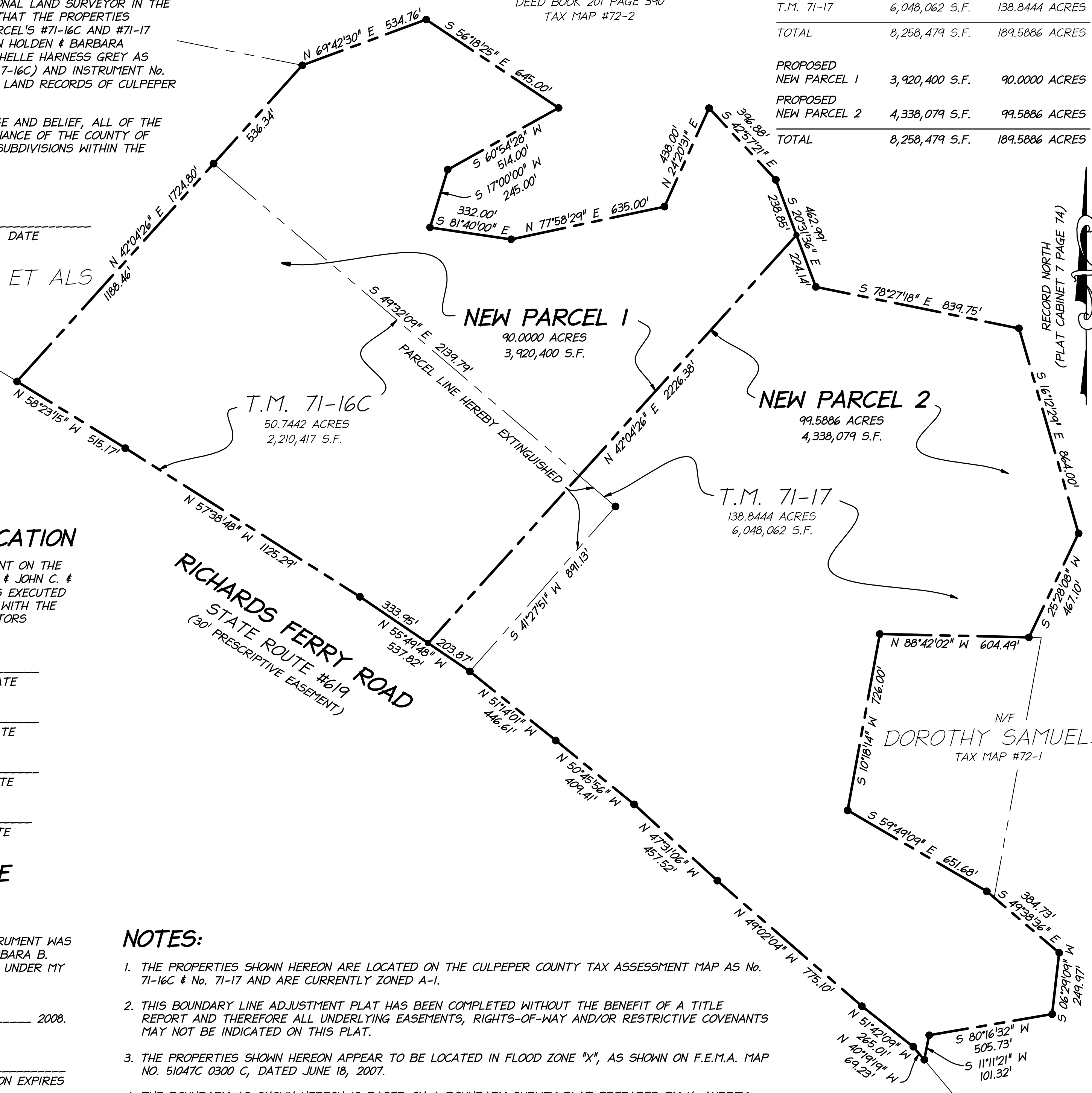
NOTARY PUBLIC \_\_\_\_\_ MY COMMISSION EXPIRES \_\_\_\_\_

REGISTRATION NO. \_\_\_\_\_

N/F  
**CITY OF FREDERICKSBURG**  
 DEED BOOK 201 PAGE 390  
 TAX MAP #72-2

## AREA TABULATION

T.M. 71-16C	2,210,417 S.F.	50.7442 ACRES
T.M. 71-17	6,048,062 S.F.	138.8444 ACRES
<b>TOTAL</b>	<b>8,258,479 S.F.</b>	<b>189.5886 ACRES</b>
PROPOSED NEW PARCEL 1	3,920,400 S.F.	90.0000 ACRES
PROPOSED NEW PARCEL 2	4,338,079 S.F.	99.5886 ACRES
<b>TOTAL</b>	<b>8,258,479 S.F.</b>	<b>189.5886 ACRES</b>



## NOTES:

1. THE PROPERTIES SHOWN HEREON ARE LOCATED ON THE CULPEPER COUNTY TAX ASSESSMENT MAP AS No. 71-16C & No. 71-17 AND ARE CURRENTLY ZONED A-1.
2. THIS BOUNDARY LINE ADJUSTMENT PLAT HAS BEEN COMPLETED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE ALL UNDERLYING EASEMENTS, RIGHTS-OF-WAY AND/OR RESTRICTIVE COVENANTS MAY NOT BE INDICATED ON THIS PLAT.
3. THE PROPERTIES SHOWN HEREON APPEAR TO BE LOCATED IN FLOOD ZONE "X", AS SHOWN ON F.E.M.A. MAP NO. 51047C 0300 C, DATED JUNE 18, 2007.
4. THE BOUNDARY AS SHOWN HEREON IS BASED ON A BOUNDARY SURVEY PLAT PREPARED BY H. AUBREY HAWKINS, DATED AUGUST 11, 2000 RECORDED AMONG THE LAND RECORDS OF CULPEPER COUNTY, VIRGINIA IN PLAT CABINET 7 AT PAGE 74.

**MILES & COMPANY, INC.**  
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REVISION:


BOUNDARY LINE ADJUSTMENT  
 ON THE PROPERTY OF  
**RICHARD A. & BARBARA B. HOLDEN &  
 JOHN C. & ROCHELLE H. GREY**  
 TAX MAP No. 71-16C AND No. 71-17  
 PLAT BOOK 9 PAGE 126  
 STEVENSBURG MAGISTERIAL DISTRICT  
 CULPEPER COUNTY, VIRGINIA

DATE: 07-18-08

SCALE: 1" = 300'

SHEET : 1 OF 1