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. NOs. 41–9, 10, 11, & 13

5. REFERENCE DEEDS: 9=D.B.78 P.329, 10=D.B.82 P.177, 11=D.B.53 P.589, & 13=D.B.64 P.399

6. NO PLATS COULD BE FOUND FOR LOTTIE RANDOLPH, T.M. NO. 41–7, LINES SURVEYED BY ACREAGE, PLAT IN D.B.62 P.278, & DIRECTION OF LOTTIE RANDOLPH

7. INTERIOR LINES WERE NOT SURVEYED AND SHOWN PER TAX MAP. IT IS NOT THE INTENT OF THIS PLAT TO JOIN PARCELS.

8. THE OLD ROAD ALONG THE NORTH SIDE OF THE 46.78 Ac. AND ALONG THE SOUTH SIDE OF THE 43.19 Ac. SHOWN AS PUBLIC ROAD ON PLAT BY T.W. SAUNDERS, S.N.C. DATED JUNE 1951 IN D.B.53 P.371.

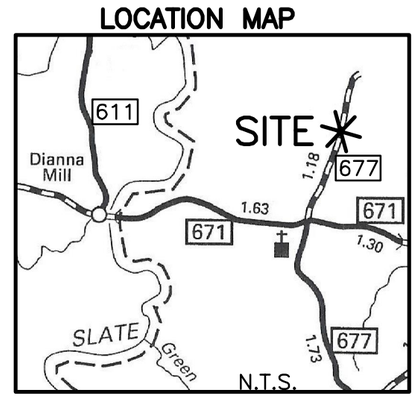
DICKERSON SURVEYING LLC

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

2016

MAG NORTH

LOCATION MAP



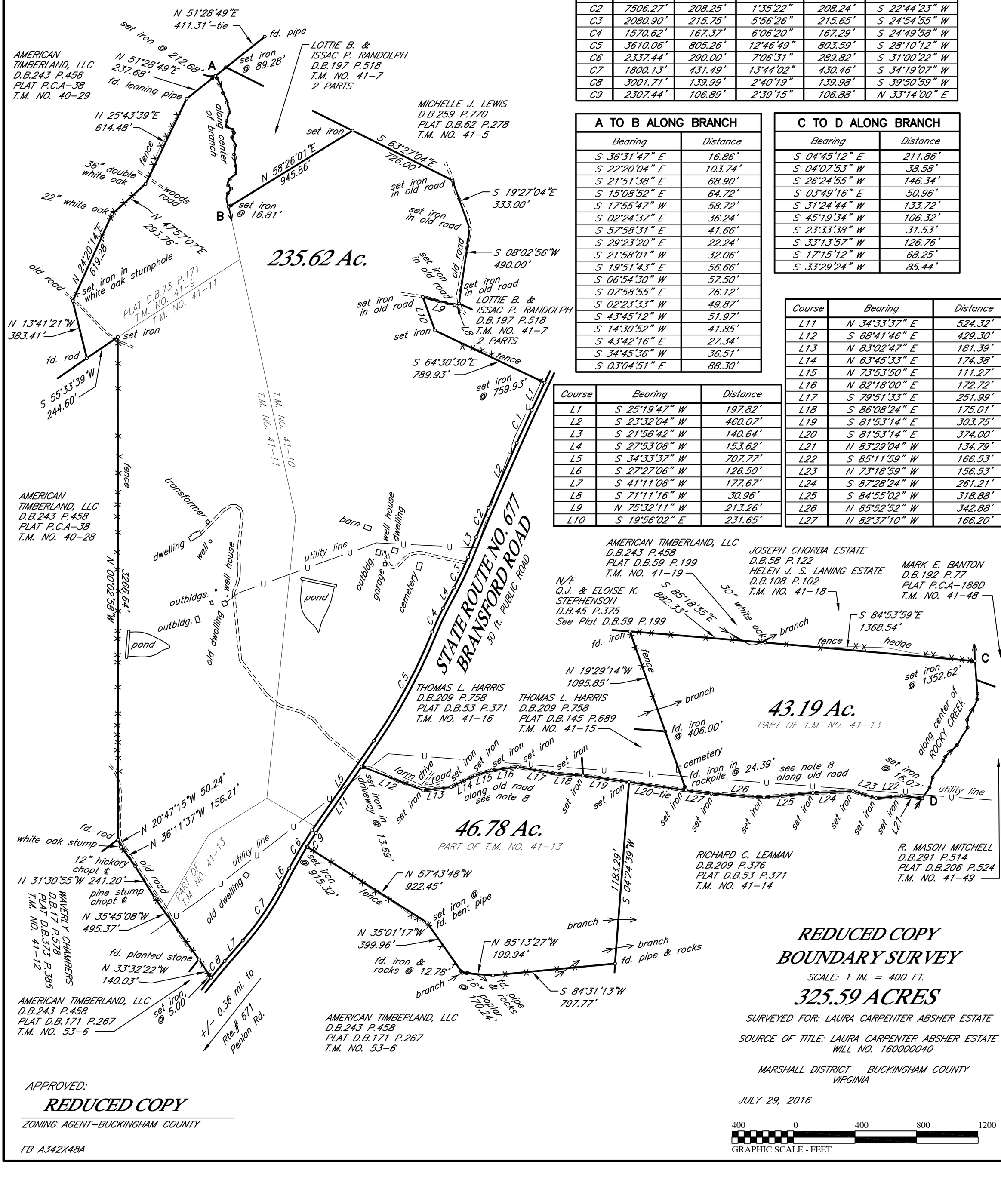
Curve	Radius	Length	Delta	Chord	Chord Bear.
C1	7436.88'	233.02'	1°47'43"	233.01'	S 24°25'56" W
C2	7506.27'	208.25'	1°35'22"	208.24'	S 22°44'23" W
C3	2080.90'	215.75'	5°56'26"	215.65'	S 24°54'55" W
C4	1570.62'	167.37'	6°06'20"	167.29'	S 24°49'58" W
C5	3610.06'	805.26'	12°46'49"	803.59'	S 28°10'12" W
C6	2337.44'	290.00'	7°06'31"	289.82'	S 31°00'22" W
C7	1800.13'	431.49'	13°44'02"	430.46'	S 34°19'07" W
C8	3001.71'	139.99'	2°40'19"	139.98'	S 39°50'59" W
C9	2307.44'	106.89'	2°39'15"	106.88'	N 33°14'00" E

A TO B ALONG BRANCH	
Bearing	Distance
S 36°31'47" E	16.86'
S 22°20'04" E	103.74'
S 21°51'38" E	68.90'
S 15°08'52" E	64.72'
S 17°55'47" W	58.72'
S 02°24'37" E	36.24'
S 57°58'31" E	41.66'
S 29°23'20" E	22.24'
S 21°58'01" W	32.06'
S 19°51'43" E	56.66'
S 06°54'30" W	57.50'
S 07°58'55" E	76.12'
S 02°23'33" W	49.87'
S 43°45'12" W	51.97'
S 14°30'52" W	41.85'
S 43°42'16" E	27.34'
S 34°45'36" W	36.51'
S 03°04'51" E	88.30'

C TO D ALONG BRANCH	
Bearing	Distance
S 04°45'12" E	211.86'
S 04°07'53" W	38.58'
S 26°24'55" W	146.34'
S 03°49'16" E	50.96'
S 31°24'44" W	133.72'
S 45°19'34" W	106.32'
S 23°33'38" W	31.53'
S 33°13'57" W	126.76'
S 17°15'12" W	68.25'
S 33°29'24" W	85.44'

Course	Bearing	Distance
L1	S 25°19'47" W	197.82'
L2	S 23°32'04" W	460.07'
L3	S 21°56'42" W	140.64'
L4	S 27°53'08" W	153.62'
L5	S 34°33'37" W	707.77'
L6	S 27°27'06" W	126.50'
L7	S 41°11'08" W	177.67'
L8	S 71°11'16" W	30.96'
L9	N 75°32'11" W	213.26'
L10	S 19°56'02" E	231.65'

Course	Bearing	Distance
L11	N 34°33'37" E	524.32'
L12	S 68°41'46" E	429.30'
L13	N 83°02'47" E	181.39'
L14	N 63°45'33" E	174.38'
L15	N 73°53'50" E	111.27'
L16	N 82°18'00" E	172.72'
L17	S 79°51'33" E	251.99'
L18	S 86°08'24" E	175.01'
L19	S 81°53'14" E	303.75'
L20	S 81°53'14" E	374.00'
L21	N 83°29'04" W	134.79'
L22	S 85°11'59" W	166.53'
L23	N 73°18'59" W	156.53'
L24	S 87°28'24" W	261.21'
L25	S 84°55'02" W	318.88'
L26	N 85°52'52" W	342.88'
L27	N 82°37'10" W	166.20'



APPROVED:

REDUCED COPY

ZONING AGENT–BUCKINGHAM COUNTY

FB A342X48A

REDUCED COPY BOUNDARY SURVEY

SCALE: 1 IN. = 400 FT.

325.59 ACRES

SURVEYED FOR: LAURA CARPENTER ABSHER ESTATE

SOURCE OF TITLE: LAURA CARPENTER ABSHER ESTATE WILL NO. 160000040

MARSHALL DISTRICT BUCKINGHAM COUNTY VIRGINIA

JULY 29, 2016

400 0 400 800 1200

GRAPHIC SCALE - FEET