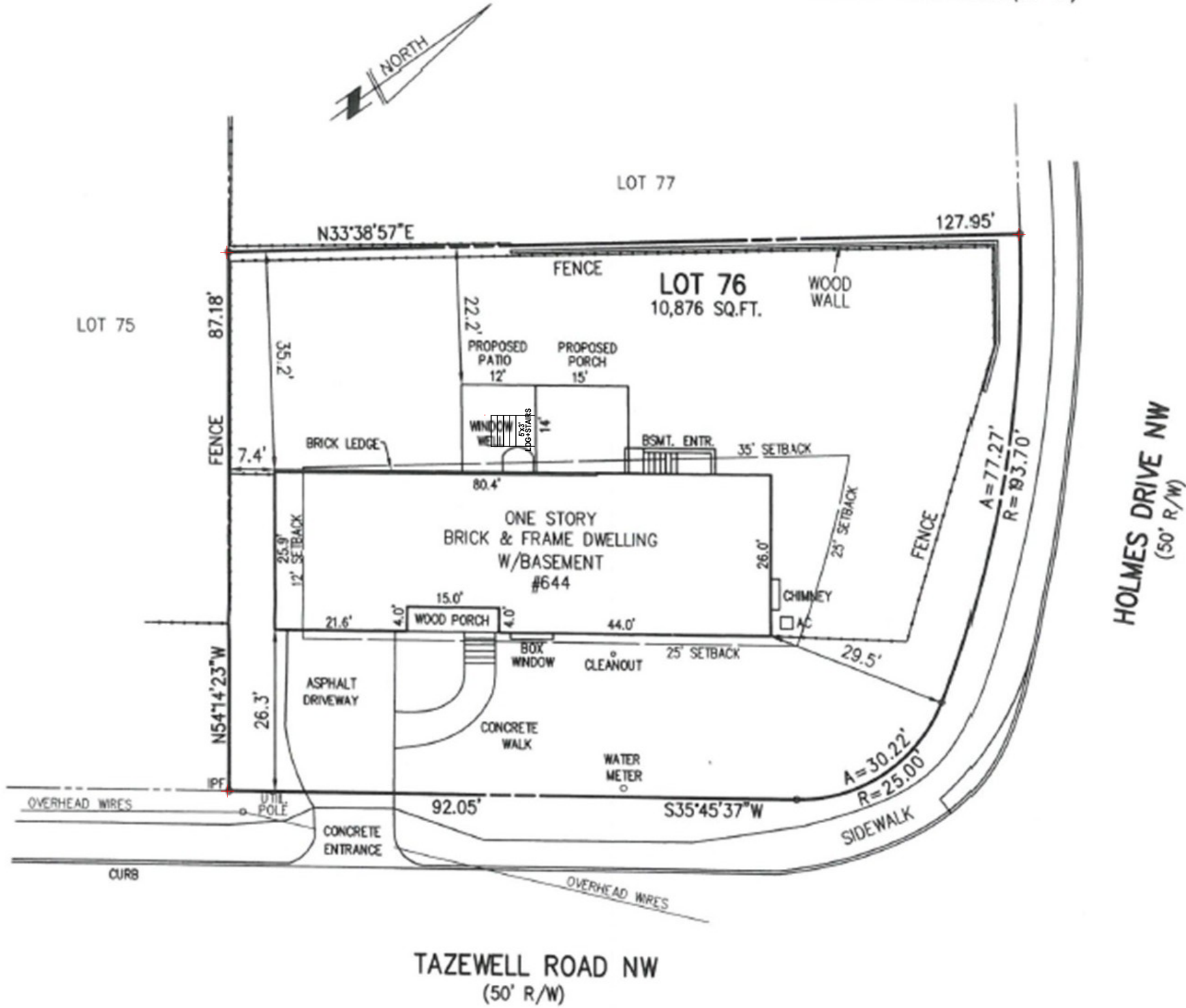


NOTES:

- 1. FENCE LOCATIONS, IF SHOWN, ARE APPROXIMATE ONLY AND DO NOT CERTIFY AS TO OWNERSHIP.
- 2. ACCORDING TO THE U.S. DEPARTMENT OF HOUSING AND URBAN DEVELOPMENT'S FLOOD INSURANCE RATE MAP, THE HOUSE SHOWN HEREON APPEARS TO BE IN ZONE: "X"
- 3. NO TITLE REPORT FURNISHED, PLAT SUBJECT TO RESTRICTIONS AND EASEMENTS OF RECORD.
- 4. METES AND BOUNDS AND MERIDIAN SHOWN WERE TAKEN FROM DEEDS OF RECORD.
- 5. IPF = IRON PIPE FOUND.

LOT COVERAGE	
HOUSE & GARAGE	2,026
FRONT PORCH	60
DRIVEWAY	451
PROPOSED PATIO	168
TOTAL SQ. FT.	2,705
LOT AREA	10,876
% PROP. COVERAGE	24.9%
DECK & OUTDOOR LIVING COVERAGE	
PROPOSED PORCH	210
TOTAL SQ. FT.	210
% PROP. COVERAGE	2%

TOWN OF VIENNA ZONE (RS-10)



HOUSE LOCATION SURVEY
LOT 76 - SECTION TWO
VIENNA HILLS
TOWN OF VIENNA
FAIRFAX COUNTY, VIRGINIA
SCALE: 1"=20' DATE: 03-15-2024

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THE POSITIONS OF ALL THE EXISTING IMPROVEMENTS HAVE BEEN CAREFULLY ESTABLISHED BY A TRANSIT TAPE SURVEY AND UNLESS OTHERWISE SHOWN THERE ARE NO ENCROACHMENTS EITHER WAY ACROSS THE PROPERTY LINE.

CERTIFIED LAND SURVEYOR



SCHOOLS & TOWNSEND, P.C. 
ENGINEERS · SURVEYORS
9252 MOSBY STREET · MANASSAS, VIRGINIA 20110
703-368-8001 · WWW.SCHOOLSANDTOWNSEND.COM

PARCEL IDENTIFICATION #: 0381-06-0076
OWNER OF RECORD: ANNE G. FERGUSON (D.B. 25204 PG. 479)

CASE NAME: ANNE FERGUSON	DRFT. BY: EW
WO#: 4-24-143	FB. 754 PG. 66
	CHKD. BY: AC