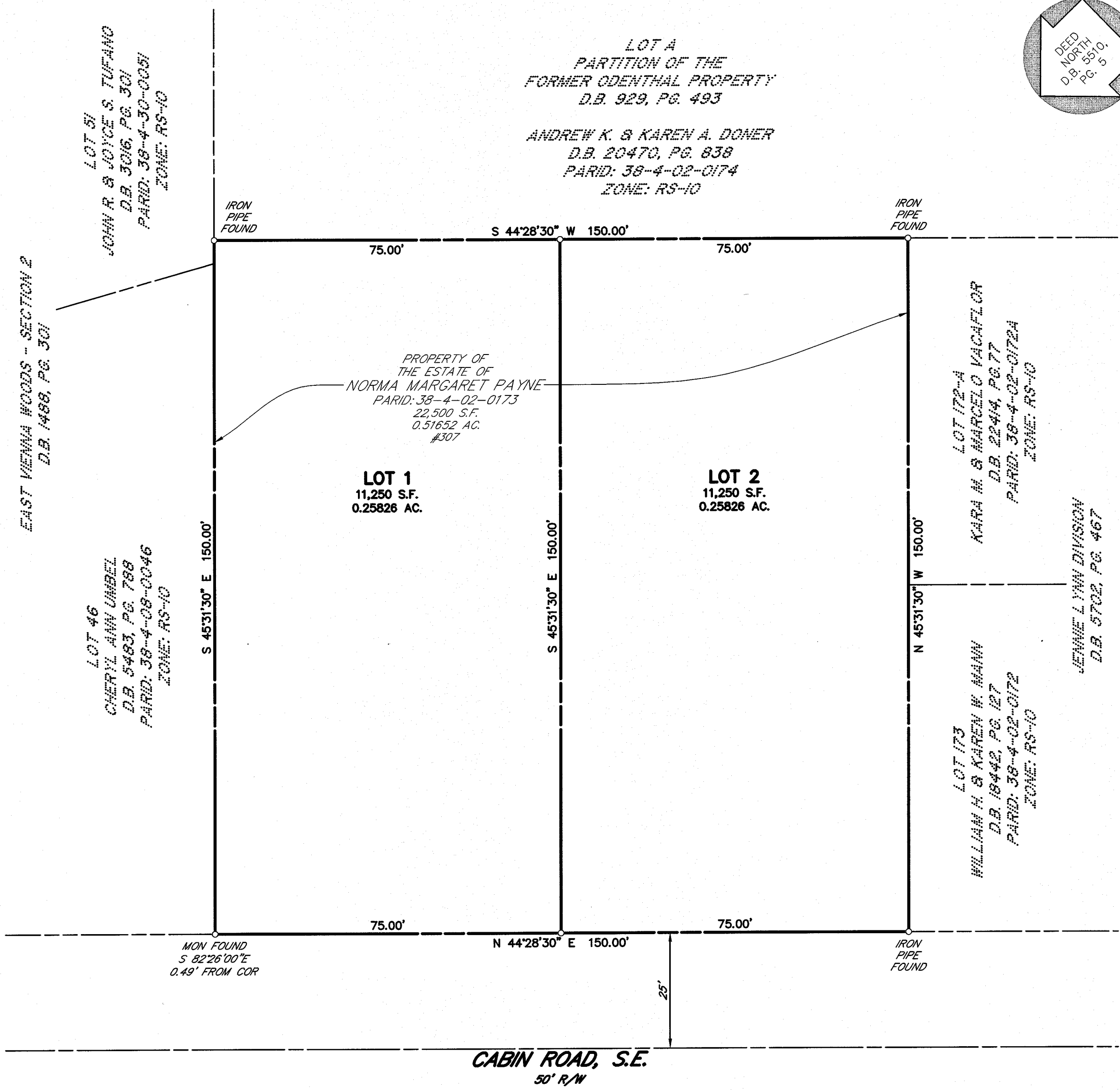


S:\Drawing\F-3088\3088-SUB PLAT.dwg, 6/21/2018 7:11:28 AM, Skinman, KIP All-Other Systems1.p3, 1.1, TRI-TEK Engineering, Inc.



NOTES:

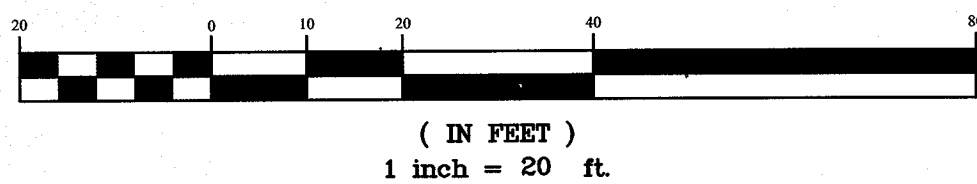
- PARID: 38-4-02-0173
- OWNER: ESTATE OF NORMA MARGARET PAYNE
W.B. 1097, PG. 265
- ZONE: RS-10
- NO TITLE REPORT PROVIDED.
- F.E.M.A. / F.I.R.M. FLOOD DATA: COMMUNITY NO: 51059C
H & I PANEL NO: 0145 E
FLOOD ZONE: X
EFFECTIVE: SEPTEMBER 17, 2010
- ALL PREVIOUSLY RECORDED RIGHTS OF WAY, EASEMENTS OR OTHER INTEREST OF THE COUNTY REMAIN IN FULL FORCE AND AFFECT UNLESS OTHERWISE SHOWN ON THIS PLAT.
- LOTS TO BE SERVED BY PUBLIC SANITARY SEWER AND PUBLIC WATER.
- BOUNDARY SURVEY BASED ON FIELD RUN SURVEY USING EXISTING DEED OF RECORD WITH AN ERROR OF CLOSURE (1:20,000) OR GREATER.
- ANY FUTURE EASEMENT OR AUTHORIZATION FOR ELECTRIC, CABLE, TELEPHONE OR GAS SERVICES TO BE FURNISHED TO THE PROPERTY MUST COMPLY WITH PROVISIONS OF 15.2-2241(6) OF THE CODE OF VIRGINIA.
- THIS PLAT IS ASSOCIATED WITH THE SUBDIVISION PLAN TITLED NORMA MARGARET PAYNE PROPERTY, TOWN PLAN NO.

TOWN OF VIENNA APPROVAL	
TOWN MAYOR _____	DATE _____
TOWN CLERK _____	DATE _____

SHAPE FACTOR CALCULATION			
LOT	LOT PERIMETER	LOT AREA	LOT SHAPE FACTOR
LOT 1	450.00'	11,250 S.F.	18.00
LOT 2	450.00'	11,250 S.F.	18.00

AREA TABULATION	
EXISTING LOTS	PROPOSED LOTS
PARID - 22,500 S.F. OR 0.51652 ACRE	LOT 1 - 11,250 S.F. OR 0.25826 ACRE LOT 2 - 11,250 S.F. OR 0.25826 ACRE
TOTAL = 22,500 S.F. OR 0.51652 ACRE	TOTAL = 22,500 S.F. OR 0.51652 ACRE

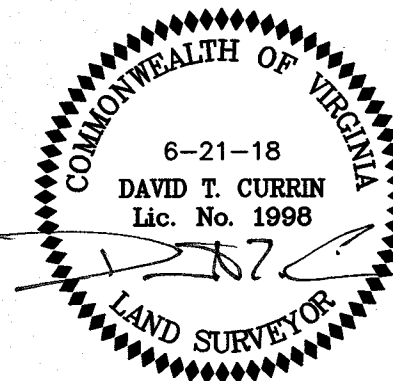
GRAPHIC SCALE



SURVEYOR'S CERTIFICATE:

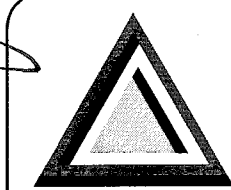
I, DAVID T. CURRIN, A DULY AUTHORIZED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA DO HEREBY CERTIFY THAT I HAVE CAREFULLY SURVEYED THE PARCEL OF LAND SHOWN HEREON; THAT THE INFORMATION SHOWN HEREON IS CORRECT TO THE BEST OF MY PROFESSIONAL KNOWLEDGE AND EXPERIENCE, THAT IT IS THE SAME LAND AS CONVEYED TO THE ESTATE OF NORMA MARGARET PAYNE AS RECORDED IN WILL BOOK 1097 AT PAGE 265 AMONG THE LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA; THAT THIS SUBDIVISION IS WITHIN THE BOUNDS THEREOF; AND THAT IRON PIPE SHOWN THUS -----O----- SHALL BE SET AT ALL BOUNDARY CORNERS.

DAVID T. CURRIN, L.S. NO. 1998
DATED: 6-21-18



FINAL PLAT
SUBDIVISION OF
THE PROPERTY OF
THE ESTATE OF
NORMA MARGARET PAYNE
WILL BOOK 1097, PAGE 265
DEED BOOK 5510, PAGE 5
(307 CABIN ROAD, S.E.)
TOWN OF VIENNA
FAIRFAX COUNTY, VIRGINIA
SCALE: 1" = 20' DATE: 6-14-2018

SHEET 1 OF 1



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