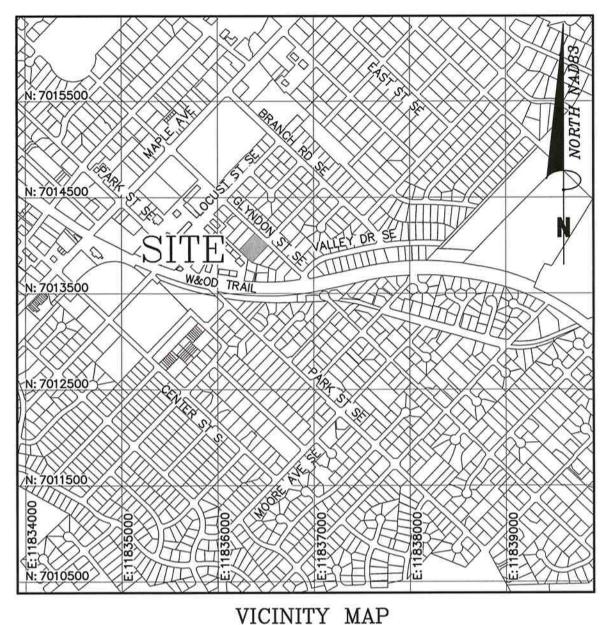


PAUL SWARTZ, L.S. NO. 00270

TOWN OF VIENNA APPROVAL DATE TOWN MAYOR DATE TOWN CLERK



SCALE: 1" = 1000'

NOTES

- THE PROPERTY SHOWN HEREON IS LOCATED ON FAIRFAX COUNTY TAX MAP 0384-25-0003 AND IS ZONED RS-10 PER THE FAIRFAX COUNTY ZONING ORDINANCE.
- THE PROPERTY SHOWN HEREON IS NOW IN THE NAME OF THOSE LISTED BELOW AS FOUND AMONG THE LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA.

FISHER CUSTOM HOMES, LLC 131 CHURCH STREET, NW VIENNA, VA 22180 DB. 25763, PG. 47

- 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.
- BOUNDARY INFORMATION SHOWN HEREON IS BASED ON EXISTING LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA AND A FIELD RUN SURVEY PERFORMED BY BOWMAN CONSULTING GROUP LTD WITH AN ERROR OF CLOSURE (1:20,000) OR GREATER.
- THE SURVEYED PROPERTY SHOWN HEREON LIE WITHIN ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP FOR FAIRFAX COUNTY, VIRGINIA, COMMUNITY-PANEL NUMBER 51059 C 0145E DATED SEPTEMBER 17, 2010.
- LOTS TO BE SERVED BY PUBLIC SANITARY SEWER AND PUBLIC WATER.
- 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 ADDITION TO THE KATRINA HINE ECHOLS DIVISION.
- TITLE REPORT FURNISHED BY COMMONWEALTH LAND TITLE INSURANCE COMPANY, COMMITMENT FILE NUMBER 67990, DATED FEBRUARY 24, 2019 AT 8:00AM.

FINAL PLAT RESUBDIVISION OF LOT 3

KATRINA HINE ECHOLS' PROPERTY SUBDIVISION

DEED BOOK 461, PAGE 391

HUNTER MILL DISTRICT TOWN OF VIENNA FAIRFAX COUNTY, VIRGINIA

SCALE: 1'' = 25'

DATE: MARCH 22, 2019

SHEET 1 OF 1



	Bowman Consulting Group, Ltd. 101 South Street, S.E.	F	thone: (703) 4 Fax: (703) 4	
8	CONSUL			
	BOW	m		
REVISION 06/14/19 REV. PER COMMENTS				

BCG PROJECT NO: 030170-01-002 TASK: 00007 COUNTY REF NO:

030f70-C-RP-001