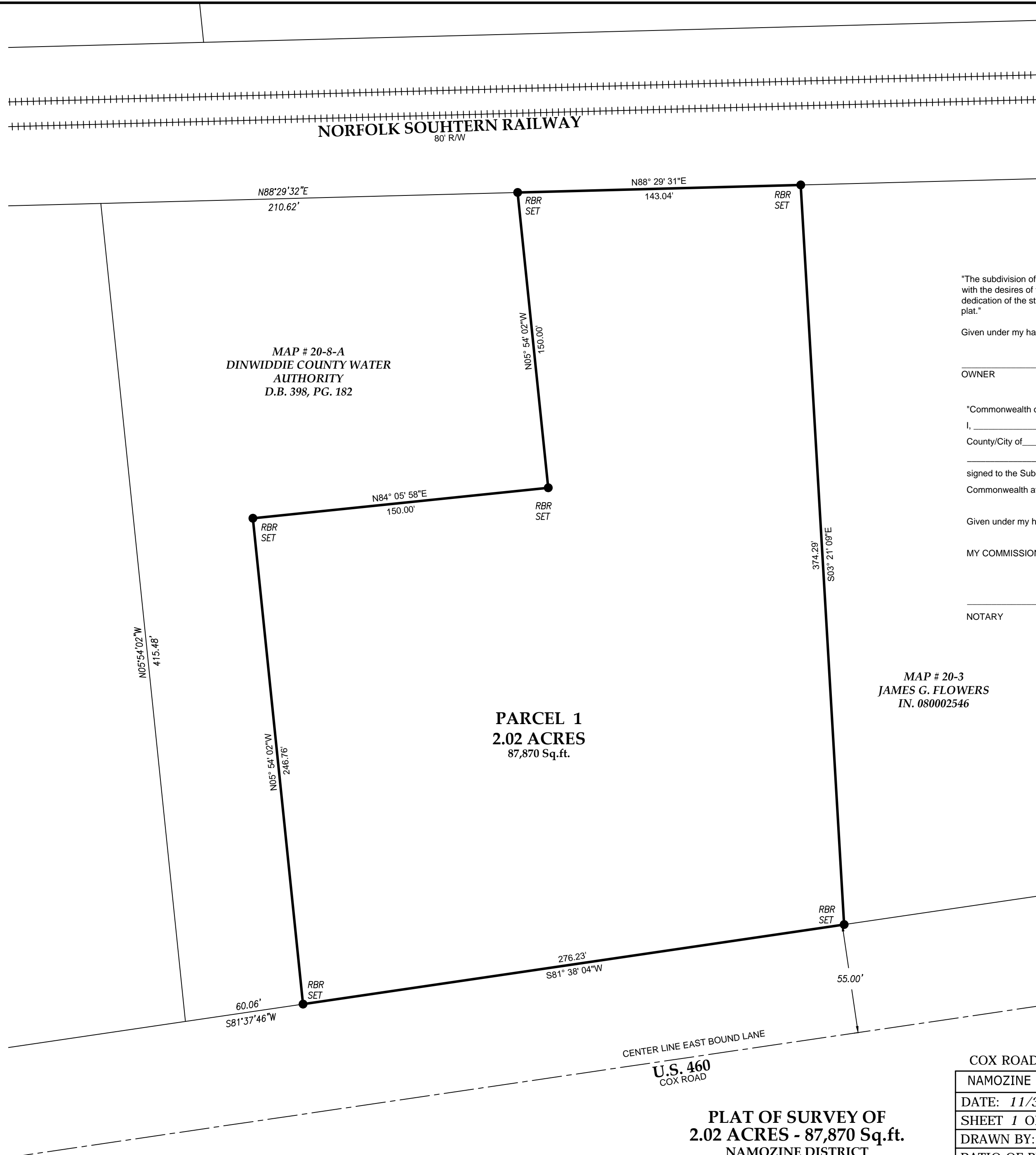


VICINITY MAP
(NOT TO SCALE)

NOTES:
 1. THE LAND BOUNDARY SURVEY SHOWN IS BASED ON A CURRENT FIELD SURVEY.
 2. THIS SURVEY WAS PERFORMED WITHOUT BENEFIT OF A TITLE REPORT, AND MAY NOT REFLECT ALL UNDERGROUND UTILITIES, EASEMENTS, RIGHT OF WAYS, AND OTHER ENCUMBRANCES TO THE PROPERTY.

LEGEND:
 RBR --- REBAR
 FD. --- FOUND
 D.B. --- DEED BOOK
 PG. --- PAGE
 IN. --- INSTRUMENT NUMBER



MAP # 20-8-A
 DINWIDDIE COUNTY WATER
 AUTHORITY
 D.B. 398, PG. 182

PARCEL 1
 2.02 ACRES
 87,870 Sq.ft.

MAP # 20-3
 JAMES G. FLOWERS
 IN. 080002546

CERTIFICATION OF SUBDIVISION AGENT
 "THIS PLAT APPROVED BY THE SUBDIVISION AGENT OF NOTTOWAY COUNTY, VIRGINIA"
 DATE _____ AGENT _____
 The property contained within the confines of this subdivision was conveyed to **JAMES G. FLOWERS** by DEED recorded in the Office of the Clerk of the Circuit Court of Nottoway County, Virginia as IN. 080002546

"The subdivision of land shown herein is with the free consent and in accordance with the desires of the undersigned owners, proprietors, and/or trustees. The dedication of the street and easements is of the width and extent shown on this plat."

Given under my hand and seal this _____ day of _____, 2____."

OWNER _____

"Commonwealth of Virginia:
 I, _____, Notary Public, in and for the County/City of _____ do hereby certify that _____ whose name is signed to the Subdivision Certificate have appeared before me in my County/City, and Commonwealth aforesaid and acknowledged the same before me.

Given under my hand and seal this _____ day of _____, 2____."

MY COMMISSION EXPIRES: _____

NOTARY _____

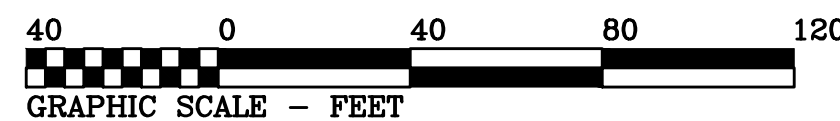


SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT THIS CURRENT BOUNDARY SURVEY, TO THE BEST OF MY KNOWLEDGE AND BELIEF, IS CORRECT AND COMPLIES WITH THE MINIMUM PROCEDURES AND STANDARDS ESTABLISHED BY THE VIRGINIA STATE BOARD OF ARCHITECTS, PROFESSIONAL ENGINEERS, LAND SURVEYORS, AND CERTIFIED LANDSCAPE ARCHITECTS.

Steven L. Crutchfield

STEVEN L. CRUTCHFIELD, PLS
 VIRGINIA CERTIFICATE NUMBER: 2738



CENTER LINE EAST BOUND LANE
 U.S. 460
 COX ROAD

**PLAT OF SURVEY OF
 2.02 ACRES - 87,870 Sq.ft.**
 NAMOZINE DISTRICT
 DINWIDDIE COUNTY, VA
 OWNED BY
JAMES G. FLOWERS
 IN. 080002546
 BEING A PORTION OF MAP # 20-3

COX ROAD, AXTON, VA 24054-2387

NAMOZINE DISTRICT	DINWIDDIE COUNTY, VA
DATE: 11/30/2021	SCALE: 1" = 40'
SHEET 1 OF 1	J.N.: 21890
DRAWN BY: JDL	CHECK BY: SLC
RATIO OF PRECISION = 1:40,000+	



SURVEYORS - ENGINEERS - PLANNERS
 50 MOUNTAIN RD., P.O. BOX 176
 HALIFAX, VIRGINIA 24558
 (434)-476-7744 www.crutchfieldinc.com

GRID NORTH

ALL THAT CERTAIN LOT or parcel of land, with improvements thereon, situated in Namozine District of Nottoway County, Virginia designated as PARCEL 1 on a certain plat by Crutchfield & Associates, Inc., Dated November 30, 2021, File No. 21890 containing 2.02 Acres, 87,870 Sq.Ft. and which parcel is further described, with reference to said plat as follows:

Beginning at a rebar set on the northern right-of-way of US 460 (Cox Road), thence along the northern right-of-way of US 460 (Cox Road), S 81° 38' 04" W for a distance of 276.23 feet to a rebar set; Thence, N 05° 54' 02" W for a distance of 246.76 feet to a rebar set; Thence N 84° 05' 58" E a distance of 150.00 feet to a rebar set; Thence, N 05° 54' 02" W for a distance of 150.00 feet to a rebar set on the southern right of way of the Norfolk Southern Railway; Thence along the southern right of way of the Norfolk Southern Railway, N 88° 29' 31" E for a distance of 143.04 feet to a rebar set; Thence, S 03° 21' 09" E for a distance of 374.29 feet to the POINT OF BEGINNING