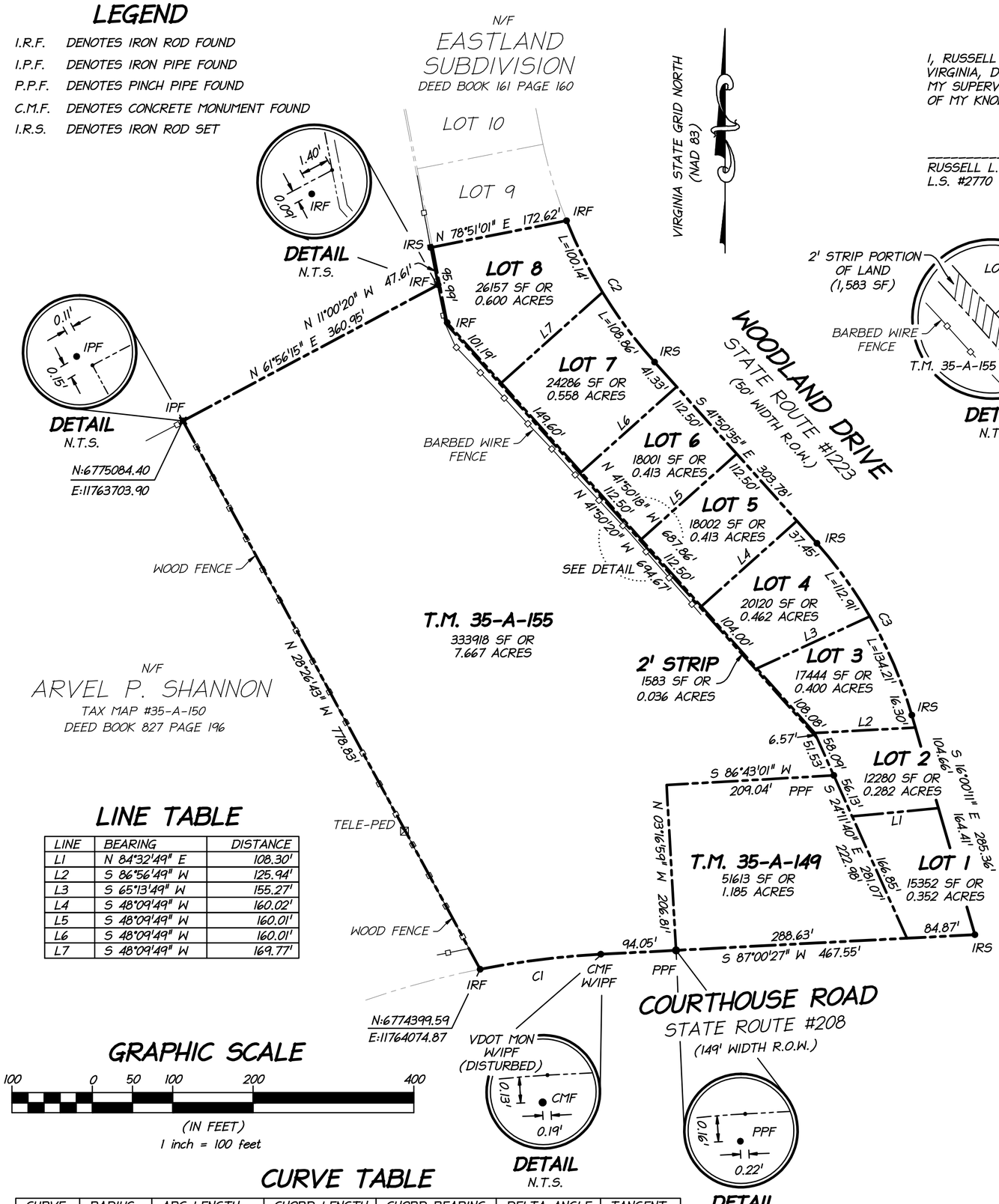
LEGEND

I.R.F. DENOTES IRON ROD FOUND
I.P.F. DENOTES IRON PIPE FOUND
P.P.F. DENOTES PINCH PIPE FOUND
C.M.F. DENOTES CONCRETE MONUMENT FOUND
I.R.S. DENOTES IRON ROD SET



GRAPHIC SCALE

100 0 50 100 200 400
(IN FEET)
1 inch = 100 feet

LINE TABLE

LINE	BEARING	DISTANCE
L1	N 84°32'49" E	108.30'
L2	S 86°56'49" W	125.94'
L3	S 65°13'49" W	155.27'
L4	S 48°09'49" W	160.02'
L5	S 48°09'49" W	160.01'
L6	S 48°09'49" W	160.01'
L7	S 48°09'49" W	169.77'

CURVE TABLE

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	1066.74'	151.88'	151.75'	S 82°55'43" W	08°09'28"	76.07'
C2	597.96'	208.99'	207.93'	S 31°53'37" E	20°01'32"	105.57'
C3	547.96'	247.13'	245.04'	S 28°55'23" E	25°50'24"	125.70'

SURVEYOR'S CERTIFICATE

I, RUSSELL L. MILES, A DULY LICENSED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THIS SURVEY WAS MADE ON THE GROUND UNDER MY SUPERVISION ON JULY 25, 2008, AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

_____ _____
RUSSELL L. MILES DATE
L.S. #2770

AREA TABULATION

LOT 1	15,352 SF	0.352 AC.
LOT 2	12,280 SF	0.282 AC.
LOT 3	17,444 SF	0.400 AC.
LOT 4	20,120 SF	0.462 AC.
LOT 5	18,002 SF	0.413 AC.
LOT 6	18,001 SF	0.413 AC.
LOT 7	24,286 SF	0.558 AC.
LOT 8	26,157 SF	0.600 AC.
2' STRIP	1,583 SF	0.036 AC.
T.M. 35-A-149	51,613 SF	1.185 AC.
T.M. 35-A-155	333,918 SF	7.667 AC.
TOTAL	538,756 SF	12.368 AC.

NOTES:

1. THE PROPERTIES SHOWN HEREON ARE LOCATED ON THE SPOTSYLVANIA COUNTY TAX ASSESSMENT MAP AND CURRENTLY STAND IN THE NAME OF THE FOLLOWING:

LOT 1	T.M. 35BI-1	WIGLE CROSSING, LLC L.R. 2005004664I
LOT 2	T.M. 35BI-2	WIGLE CROSSING, LLC L.R. 2005004664I
LOT 3	T.M. 35BI-3	WOODLANDS CENTER, LLC L.R. 20060015238
LOT 4	T.M. 35BI-4	WOODLANDS CENTER, LLC L.R. 20060027856
LOT 5	T.M. 35BI-5	WOODLANDS CENTER, LLC L.R. 20060010119
LOT 6	T.M. 35BI-6	A.M. SYNAN & INEZ H. SYNAN DEED BOOK 1950 PAGE 272
LOT 7	T.M. 35BI-7	ALBERT M. SYNAN & INEZ SYNAN DEED BOOK 161 PAGE 219
LOT 8	T.M. 35BI-8	MARK RODERICK LEE SYNAN L.R. 200400019229
2' STRIP	N/A	WALDO E. & EMILY C. SHERMAN, IRVIN F. ALLISON & SARAH A. ALLISON DEED BOOK 158 PAGE 484
	T.M. 35-A-149	WILLIE RAY JETT DEED BOOK 294 PAGE 304
	T.M. 35-A-155	WALTER HUNTER JANNEY & JULIAN REID L.R. 200700010293

2. THIS BOUNDARY SURVEY HAS BEEN COMPLETED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE ALL UNDERLYING EASEMENTS, RIGHTS-OF-WAY AND/OR RESTRICTIVE COVENANTS MAY NOT BE INDICATED ON THIS PLAT.

3. THE PROPERTY SHOWN HEREON IS LOCATED IN FLOOD ZONE "X" (AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN) AS SHOWN ON F.E.M.A. MAP NO. 510308 0200 C, DATED FEBRUARY 18, 1998.

4. THE BOUNDARY SURVEY SHOWN HEREON IS BASED ON A CURRENT FIELD RUN SURVEY PERFORMED BY THIS FIRM. THE NORTH ORIENTATION AS SHOWN HAS BEEN TIED TO THE VIRGINIA STATE GRID NORTH SYSTEM (NAD83) AS ESTABLISHED BY A FIELD SURVEY PERFORMED BY FAIRBANKS AND FRANKLIN. THE COORDINATES AS SHOWN ARE PROJECT/GROUND COORDINATES.

5. NO GEOTECHNICAL, SUBSURFACE, FIELD REVIEWS, RESEARCH, AGENCY OF GOVERNMENTAL RECORDS REVIEWS, OR OTHER INVESTIGATIONS HAVE BEEN MADE FOR THE PURPOSE OF LOCATING, OR DETERMINING THE EXISTENCE OF HAZARDOUS MATERIALS ON SITE IN THE PERFORMANCE OF THIS BOUNDARY SURVEY.

6. NO CERTIFICATION IS MADE AS TO THE LOCATIONS OF UNDERGROUND UTILITIES SUCH AS, BUT NOT LIMITED TO, ELECTRIC, GAS TELEPHONE, CATV, WATER, SANITARY AND STORM SEWERS. ONLY ABOVE GROUND VISIBLE FEATURES SHOWN HEREON ARE HEREBY CERTIFIED.

MILES & COMPANY, INC.
Professional Land Surveying & Land Planning Services
8912 Boulevard of the Generals
Spotsylvania, Virginia 22553
Phone: 540-295-6404
Fax: 540-548-4647
Email: russmiles@miles-company.com

COMMONWEALTH OF VIRGINIA
RUSSELL L. MILES
Lic. No. 2770
LAND SURVEYOR

REVISION:

BOUNDARY SURVEY SHOWING
LOTS 1-8 "EASTLAND SUBDIVISION"
DEED BOOK 160 PAGE 161
2' STRIP AREA
DEED BOOK 158 PAGE 484
WILLIE RAY JETT
DEED BOOK 294 PAGE 304
COURTLAND MAGISTERIAL DISTRICT, SPOTSYLVANIA COUNTY, VIRGINIA

DATE: 08-05-08

SCALE: 1" = 100'

SHEET : 1 OF 1