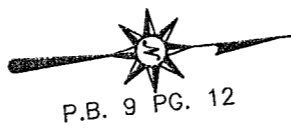


THE PROPERTY EMBRACED WITHIN THE LIMITS OF THIS SURVEY APPEARS TO LIE WITHIN ZONE X, AREAS OUTSIDE THE 100 & 500 YEAR FLOOD PLAINS, & FLOOD ZONES AE(7) & AE(8) ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR YORK COUNTY, VIRGINIA REFERENCE PANEL NO. 51199C-0137 D DATED 01/16/2015.

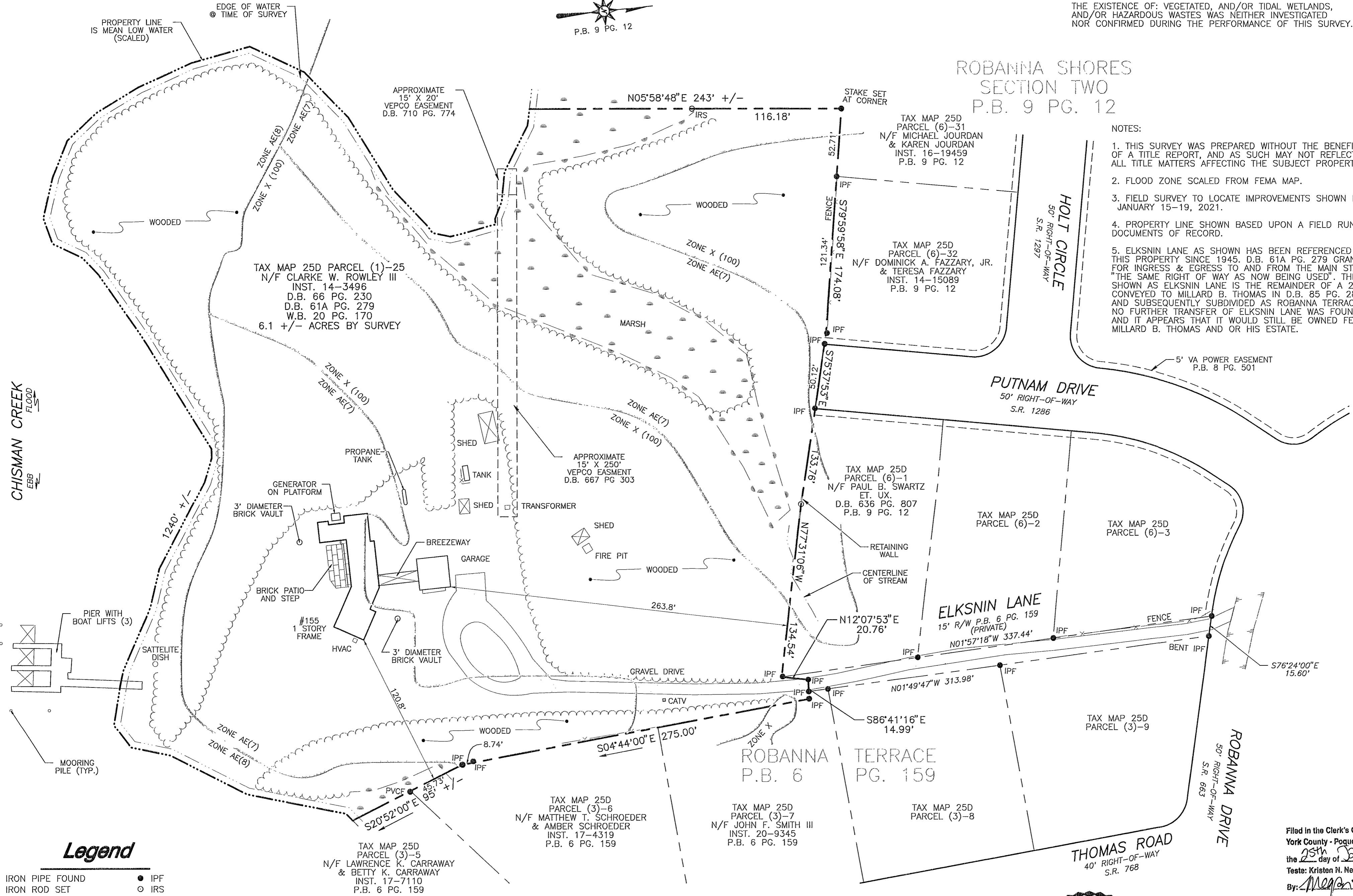
THE EXISTENCE OF: VEGETATED, AND/OR TIDAL WETLANDS, AND/OR HAZARDOUS WASTES WAS NEITHER INVESTIGATED NOR CONFIRMED DURING THE PERFORMANCE OF THIS SURVEY.



ROBANNA SHORES SECTION TWO P.B. 9 PG. 12

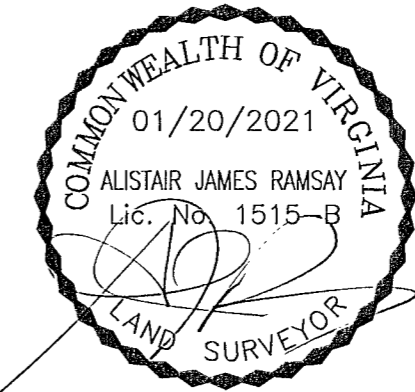
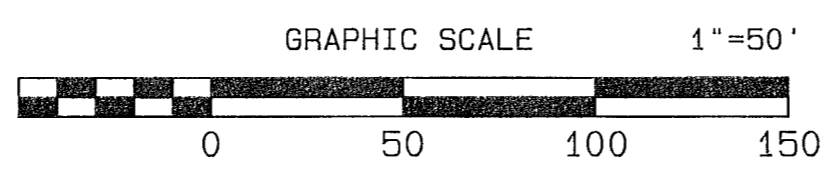
NOTES:

1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, AND AS SUCH MAY NOT REFLECT ALL TITLE MATTERS AFFECTING THE SUBJECT PROPERTY.
2. FLOOD ZONE SCALED FROM FEMA MAP.
3. FIELD SURVEY TO LOCATE IMPROVEMENTS SHOWN PERFORMED JANUARY 15-19, 2021.
4. PROPERTY LINE SHOWN BASED UPON A FIELD RUN SURVEY AND DOCUMENTS OF RECORD.
5. ELKSNIN LANE AS SHOWN HAS BEEN REFERENCED AS ACCESS TO THIS PROPERTY SINCE 1945. D.B. 61A PG. 279 GRANTS A RIGHT OF WAY FOR INGRESS & EGRESS TO AND FROM THE MAIN STATE HIGHWAY; "THE SAME RIGHT OF WAY AS NOW BEING USED". THE 15' STRIP SHOWN AS ELKSNIN LANE IS THE REMAINDER OF A 2.31 ACRE TRACT CONVEYED TO MILLARD B. THOMAS IN D.B. 85 PG. 28 PLAT @ PG. 30, AND SUBSEQUENTLY SUBDIVIDED AS ROBANNA TERRACE IN P.B. 6 PG. 159. NO FURTHER TRANSFER OF ELKSNIN LANE WAS FOUND TO BE OF RECORD, AND IT APPEARS THAT IT WOULD STILL BE OWNED FEE SIMPLE BY MILLARD B. THOMAS AND OR HIS ESTATE.



Legend

- IRON PIPE FOUND ● IPF
- IRON ROD SET ○ IRS
- PVC PIPE FOUND ● PVCF
- CABLE TV PEDESTAL □ CATV
- PROPERTY LINE ———
- RIGHT-OF-WAY EASEMENT - - - - -
- FENCE LINE -x-x-x-
- EDGE OF WATER - - - - -
- EDGE OF WOODS - - - - -
- EDGE OF MARSH - - - - -



Filed in the Clerk's Office, Circuit Court,
York County - Poquoson, VA
the 25th day of January 2021
Teste: Kristen N. Nelson, Clerk
By: *Alistair J. Ramsay*, L.S., P.C.

SURVEY OF
TAX MAP 25D
PARCEL (1)-25

SEAFORD
YORK COUNTY, VIRGINIA
SCALE: 1" = 50' DATE: 01/14/2021
ALISTAIR J. RAMSAY L.S., P.C.
7319 MARTIN STREET SUITE 6 GLOUCESTER, VIRGINIA 23061 804-824-9374