

APPROXIMATE LATITUDE 80° 05' 40"
APPROXIMATE LONGITUDE 37° 54' 50"
NUCLEAR CAP QUADRANGLE

JOHN B. LYON
D.B. 185 P. 127
D.B. 108 P. 362
280 ACRES

USFS TRACT 683
112.87 ACRES

HELEN M. KESNER BRISTOL
D.B. 127 P. 102
31.5 ACRES

- NOTES**
- TRACT A IS A 2.78 ACRE DEED OVERLAP WITH NEB, HELEN M. KESNER BRISTOL, DEED BOOK 127, PAGE 102.
 - TRACT B IS AN ADDITIONAL 2.64 ACRE OVERLAP CLAIMED BY NEB, BRISTOL.
 - TRACT C IS 17.43 ACRES PART OF THE CENTRALLINE OF ROUTE 661. TOTAL TRACT EAST OF 661 IS A * B * C = 34.55 ACRES.
 - TRACT D IS A 0.63 ACRE TRACT CLAIMED BY NEB, STONG AND BEING A PORTION OF LYON'S 280 ACRE TRACT.
 - TRACT E IS A 3.26 ACRE PORTION OF THE 83 ACRE TRACT, PLAT BOOK 16, PAGE 55, ON THE WEST SIDE OF THE RIDGE.
 - TRACT F IS A 2.19 ACRE DEED OVERLAP WITH JOHN B. LYON, DEED BOOK 185, PAGE 127, AND THE 20 ACRE TRACT DESCRIBED IN DEED BOOK 64, PAGE 519.
 - UNABLE TO ESTABLISH THE 20 ACRE TRACT AS DESCRIBED IN DEED BOOK 64, PAGE 519.
 - TRACT G IS A 2.93 ACRE GAP BETWEEN THE ORIGINAL LINE, PLAT BOOK 16, PAGE 55, AND THE U.S.F.S. TRACT 1613. A POSSIBLE OVERLAP EXISTS BETWEEN LYON AND THE U.S.F.S.
 - TRACT H IS A 1.07 ACRE TRACT CONVERTED TO J. H. GAIN BY JAMES FAIR ON MARCH 31, 1930, RECORDED IN DEED BOOK 64, PAGE 281.
 - TRACT I IS 50.35 ACRES WEST OF THE CENTRALLINE OF ROUTE 661. TOTAL TRACT WEST OF 661 IS D + F + G + I = 56.10 ACRES.
 - THE LOCATION OF OLD DEAD LINES IS BASED ON EXISTING EVIDENCE AND RECORDED DESCRIPTIONS.
 - THIS SURVEY HAS BEEN PREPARED WITHOUT A TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTY. THE PROPERTY IS SUBJECT TO AN EXISTING E/W FOR ROUTE 661 AND AN ADJACENT POWER LINE ON THE WEST SIDE OF ROUTE 661.
 - THIS SURVEY IS THAT PORTION OF A 103 ACRE TRACT (DEED BOOK 242, PAGE 272) WHICH IS SMOULDED BY FENCE. ALL PROPERTY LINES ARE SUBJECT TO AGREEMENT WITH ADJOINERS.

TOTAL AREA WEST OF ROUTE 661
D + F + G + I = 56.10 ACRES
LESS 0.52 ACRE IN R/W
NET AREA = 55.58 ACRES

TOTAL AREA EAST OF ROUTE 661
A + B + C = 34.55 ACRES
NET AREA = 34.03 ACRES
LESS A-1 = 2.35 ACRES
REVISED TOTAL = 31.68 ACRES



"I HEREBY CERTIFY THAT THIS SURVEY, TO THE BEST OF MY KNOWLEDGE AND BELIEF, COMPLETES WITH THE MINIMUM STANDARDS OF THE VA. STATE BOARD."

Lester C. Simms

LAND SURVEYOR
1388

COMMONWEALTH OF VIRGINIA
LESTER C. SIMMS
CENTREVILLE, VA.
MOUNTAIN TOP SURVEYORS, INC.
101 MCCORMICK BLD.
CLIFTON, VA. 24422
PHONE 866-5213

SHARON EAY MAY
D.B. 231 P. 351
D.B. 104 P. 178

5.00 ON 80
ACRE TRACT, D.B. 104
P. 178

ANDREW M. BARR
D.B. 206 P. 330
541 ACRES

SURVEY FOR
LESTER C. SIMMS
FALLING SPRINGS MAGISTERIAL DISTRICT
ALLEGHANY COUNTY, VIRGINIA
SURVEYED APRIL 1982
SCALE: 1" = 200'
REVISED JUNE 1982

JOB NO. 28-018
DRAWING BY: R. E. YARR