

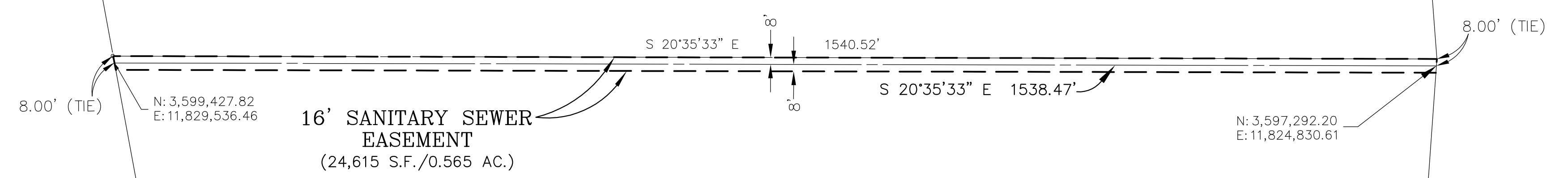
VIRGINIA STATE GRID
NAD 83 (SOUTH ZONE)

N/F
SR ROBERT J WAGNER
TAX ID 340(OA)00-007-B
INSTR. NO. 21000248/03
P.B. 23, PG. 111
#4279 COURTHOUSE RD

N/F
ROBERT L JAMISON JR
TAX ID 340(OA)00-007-G
INST. NO. 200003409
P.B. 27, PG. 69
#4285 COURTHOUSE RD

N/F
SCHOOL BOARD OF PR GEO
COUNTY
TAX ID 340(OA)00-008-0
P.B. 11, PG. 98
#4101 COURTHOUSE ROAD

N/F
DIAMOND PARK LLC
TAX ID 340(OA)00-007-E
D.B. 800, PG. 589
P.B. 20, PG. 58



N 58°45'35\"/>

N 73°21'34\"/>

U.S. ROUTE 1-295
(RIGHT-OF-WAY
VARIES)

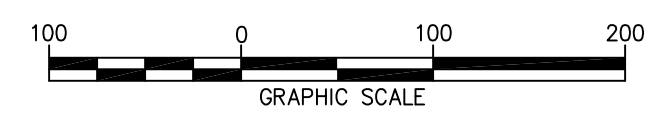
PLAT SHOWING
16' SANITARY SEWER EASEMENT
DIAMOND PARK LLC
PARCEL ID 340(OA)00-007-E
DEED BOOK 8 PAGE 589
PRINCE GEORGE COUNTY, VIRGINIA

SCALE: 1" = 100'

DATE: JULY 14, 2022

NOTES

1. THE PROPERTIES DELINEATED HEREON ARE LOCATED ON PRINCE GEORGE COUNTY, VIRGINIA TAX MAP #340(OA)00-007-E, ZONED 400V.
2. THE PROPERTIES ARE NOW IN THE NAME OF DIAMOND PARK LLC AS RECORDED INSTRUMENT D.B. 800, PG. 589, P.B. 20, PG. 58 AS RECORDED AMONG THE LAND RECORDS OF PRINCE GEORGE COUNTY, VIRGINIA.
3. THIS PLAT HAS BEEN PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND MAY NOT REFLECT ALL EASEMENTS AND RESTRICTIONS OF RECORD THAT MAY AFFECT THE PROPERTY.
4. THE PROPERTY SHOWN HEREON IS NOT IN A 100 YEAR FLOODPLAIN. PROPERTY LIES IN ZONE "X" (AREAS DETERMINED TO BE OUTSIDE 500 YEAR FLOOD PLAN) AS SHOWN ON FEMA FLOOD INSURANCE RATE MAP FOR PRINCE GEORGE COUNTY, VIRGINIA, COMMUNITY-PANEL NUMBER 51149C0155B, MAP REVISED MAY 16, 2012.



REVISION	

Bowman CONSULTING

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DWG: P:\009404 - Baxter Ridge Park Drainage\009404-01-015 (SR) - Prince George Force Main\Survey\Plats\009404-01-015 EASE Diamond Park LLC.dwg BY: SR CHK: CM QC:

BCG PROJECT NO: 100312 TASK: 001 COUNTY REF NO: SHEET 1 OF 1

009404-01-015 EASE Diamond Park LLC