



WV Flood Map



This map is not the official regulatory FIRM or DFIRM. Its purpose is to assist with determining potential flood risk for the selected location.

Map Created on 10/30/2014

 Location of the mouse click

 **Flood Hazard Zone**
(1% annual chance floodplain)

User Notes:

Disclaimer:

The online map is for use in administering the National Flood Insurance Program. It does not necessarily identify all areas subject to flooding, particularly from local drainage sources of small size. To obtain more detailed information in areas where Base Flood Elevations have been determined, users are encouraged to consult the latest Flood Profile data contained in the official flood insurance study. These studies are available online at www.msc.fema.gov.

WV Flood Tool is supported by FEMA, WV NFIP Office, and WV GIS Technical Center
(<http://www.MapWV.gov/flood>)

Flood Hazard Area:

Elevation: About 1138 feet

Location (long, lat): 78.541569 W, 39.491176 N

Location (UTM 17N): (711413, 4374171)

FEMA Issued Flood Map: 54027C0135C

Contacts: Hampshire County

CRS Information: Hampshire County

Parcel Number:

PLAT OF SURVEY FOR
 EGGERT R. & MICHELLE L. NIELSON
 LOT NOS. 16 & 17 OF MOUNT LEVELS FARMS III
 40.011 TOTAL ACRES
 SPRINGFIELD DISTRICT, HAMPSHIRE COUNTY, WV
 TAX MAP 11, PARCELS 46 & 47



* MAGNETIC DECLINATION DETERMINED AT LATITUDE 39-17-47" N AND LONGITUDE 78-26-04" W ON DECEMBER 28, 1977. ALL BEARINGS SHOWN ARE FROM THE MAGNETIC MERIDIAN. ALL DISTANCES ARE HORIZONTAL. THIS SURVEY IS BASED ON SURVEY PLAT NO. D97-066 (REVISED) BY RICKIE C. DAVY, LLS DATED AUGUST 1, 2000.

JOEL T. NEWCOMER
 RACHEL L. NEWCOMER
 LOT 14 (20.048 ACRES)
 MOUNT LEVELS FARMS II
 D.B. 427, PG. 715
 MAP BOOK 8, PG. 50
 TAX MAP 11, PARCEL 43

EGGERT R. NIELSON
 MICHELLE L. NIELSON
 LOT 12 (20.020 ACRES)
 MOUNT LEVELS FARMS II
 D.B. 398, PG. 20
 MAP BOOK 8, PG. 50
 TAX MAP 11, PARCEL 41

CHUNG MIN PANG
 LALANA AKARASKIEL
 LOT 15 (20.173 ACRES)
 MOUNT LEVELS FARMS II
 D.B. 377, PG. 199
 MAP BOOK 8, PG. 50
 TAX MAP 11, PARCEL 44

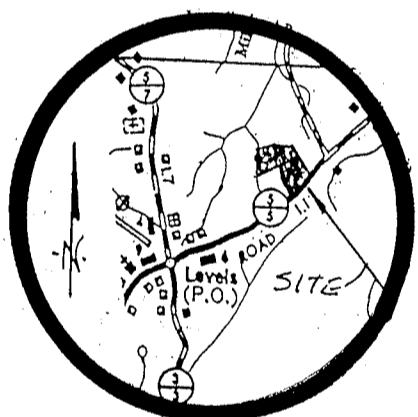
EGGERT R. NIELSON
 MICHELLE L. NIELSON
 LOT 13 (20.053 ACRES)
 MOUNT LEVELS FARMS II
 D.B. 459, PG. 64
 MAP BOOK 8, PG. 50
 TAX MAP 11, PARCEL 42

HOMER L. FELLER
 NANCY C. FELLER
 REMAINDER OF 502.237
 ACRES (144.944 ACRES)
 D.B. 214, PG. 442
 MAP BOOK 8, PG. 24
 TAX MAP 11, PARCEL 2

JAMES H. DAVIS, JR.
 JOAN M. DAVIS
 12.068 ACRES (TRACT AA)
 D.B. 379, PG. 848
 TAX MAP 11, PARCEL 2.2

JENNIFER R. LARRICK
 19.573 ACRES
 D.B. 422, PG. 863
 TAX MAP 14, PARCEL 66
 (GORE DISTRICT)

GARRY E. SHANHOLTZ
 129.20 ACRES (REMAINDER)
 D.B. 396, PG. 946
 SEE D.B. 233, PG. 121
 TAX MAP 14, PARCEL 9
 (GORE DISTRICT)



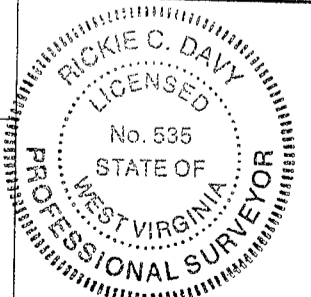
VICINITY MAP
 SCALE: 1" = 1 MILE

EXEMPT
 From The Hampshire County
 Subdivision Ordinance
 For 32 B Date 12-31-08
C. B. ...
 Hampshire County Planning Commission

NOTE: THIS PLAT IS COMPOSED OF TWO (2) SHEETS OR PAGES AND IS ONLY VALID WHEN BOTH SHEETS ARE USED TOGETHER AS A UNIT.

SEE NOTE G FOR TITLE INFORMATION

GIVEN UNDER MY HAND THIS 15TH DAY OF DECEMBER 2008.
Rickie C. Davy
 SURVEYOR



PLAT NO. D08-047
DATE: 12/15/2008
SCALE: 1" = 400'
SHEET 1 OF 2

R & S SERVICES, INC.
 RICKIE C. DAVY, PS NO. 535
 P.O. BOX 97 CAPON BRIDGE, WV 26711
 (304) 856-3165

NOTES:

NOTE A: THIS SURVEY MAKES NO ATTEMPT TO LOCATE ANY RIGHTS-OF-WAY, EASEMENTS OR STRUCTURES EXCEPT THOSE SHOWN ON THIS PLAT.

NOTE B: THE WEST VIRGINIA DEPARTMENT OF HIGHWAYS MAY CLAIM A DIFFERENT RIGHT-OF-WAY THAN THAT SHOWN ON THIS PLAT AND THEREFORE THIS SURVEY IS SUBJECT TO ANY OTHER RIGHTS-OF-WAY THE WEST VIRGINIA DEPARTMENT OF HIGHWAYS MAY CLAIM.

NOTE C: THERE IS APPROXIMATELY 0.18 ACRES OF LOT 16 AND APPROXIMATELY 0.22 ACRES OF LOT 17 WHICH LIES WITHIN THE BOUNDS OF WEST VIRGINIA SECONDARY ROUTE 5/5 (A 30-FOOT WIDE RIGHT-OF-WAY).

NOTE D: THERE IS AN EXISTING 40-FOOT WIDE NONEXCLUSIVE RIGHT-OF-WAY AS DEFINED BY ITS CENTERLINE BETWEEN CORNER NOS. 19-20-21-22-23-24-25-11-12-1. SEE NOTE ON PLAT OF MOUNT LEVELS FARMS II SUBDIVISION AS RECORDED IN MAP BOOK 8, PAGE 50 FOR MORE SPECIFIC INFORMATION REGARDING SAID RIGHT-OF-WAY.

NOTE E: THERE IS AN EXISTING TELEPHONE LINE AND RIGHT-OF-WAY ALONG THE NORTHWEST SIDE OF WEST VIRGINIA SECONDARY ROUTE 5/5 ACROSS LOTS 13, 16 & 17 AND ALONG OR NEAR THE LINE BETWEEN CORNER NOS. 4 - B - C.

NOTE F: THIS SURVEY IS NOT LOCATED WITHIN THE 100-YEAR FLOOD PLAIN INDICATED BY FEMA FLOOD INSURANCE RATE MAP, EFFECTIVE DATE NOVEMBER 7, 2002 ON MAP NO. 54027C0135C.

NOTE G: BEING LOT NOS. 16 AND 17 OF MOUNT LEVELS FARMS III NOW OWNED BY EGGART R. NIELSON AND MICHELLE L. NIELSON, HIS WIFE AS RECORDED IN DEED BOOK 411 AT PAGE 337. DUE TO AN ERROR IN THE AFORESAID DEED BETWEEN HOMER L. & NANCY C. FELLER TO EGGERT R. & MICHELLE L. NIELSON, THE ORIGINAL PLAT OF LOT NOS. 16 & 17 OF MOUNT LEVELS FARMS III WAS NOT RECORDED WITH THE DEED. THE SAID DEED ERROROUSLY CALLS FOR LOT NOS. 16 & 17 TO BE PART OF MOUNT LEVELS FARMS II SUBDIVISION AND RECORDED IN MAP BOOK 8 AT PAGE 24. THIS IS ALSO AN ERROR AS THE PLAT OF MOUNT LEVELS FARMS II (LOT NOS. 11 THRU 15) IS RECORDED IN MAP BOOK 8, PAGE 50. THEREFORE, THIS PLAT NO. D08-047 IS TO DESCRIBE LOT NOS. 16 & 17 OF MOUNT LEVELS FARMS III AND WILL BE RECORDED WITH A DEED OF CORRECTION DOCUMENT.

NOTE H: LOTS 16 & 17 ARE TO BE SERVED BY INDIVIDUAL DRIVEWAYS WHICH ARE BUILT (20' WIDE BY 50' LONG FROM EDGE OF STATE ROAD PAVEMENT). SEE CONSTRUCTION DETAIL ON EACH INDIVIDUAL WVDOH ENTRANCE PERMIT.

Line	Bearing	Distance
19 - 20	N3°18'03"W	166.91'
20 - 21	N7°53'02"E	40.00'
21 - 22	N7°53'02"E	42.37'
22 - 23	N14°38'32"E	106.21'
23 - 24	N28°10'09"E	155.38'
25 - 11	N15°29'57"E	76.26'
11 - 12	N7°42'08"E	247.70'
12 - 1	N8°09'16"W	133.86'
1 - A	S61°01'26"E	14.83'
A - 2	S61°01'26"E	79.50'
4 - B	S20°01'45"E	326.75'
G - 19	S63°02'24"W	25.00'
C - 5	S20°01'45"E	34.88'
5 - 6	S54°18'43"W	54.95'
6 - 7	S45°50'06"W	245.20'
7 - 8	S44°59'36"W	76.53'
8 - 9	S46°30'46"W	143.41'
13 - 14	S50°23'03"W	144.30'
14 - 15	S57°49'06"W	46.32'
15 - 16	S63°14'40"W	51.64'
16 - 17	S70°02'39"W	264.42'
17 - F	N4°17'11"W	25.00'
11 - E	S61°02'21"E	25.00'
D - 9	S15°48'05"E	25.00'
9 - 13	S46°30'46"W	143.41'
D - AA	N70°10'17"W	300.86'
AA - BB	S49°52'28"W	100.00'
BB - CC	N40°07'32"W	100.00'
CC - DD	N49°52'28"E	100.00'
DD - AA	S40°07'32"E	100.00'
AA - EE	N83°01'10"W	76.77'
AA - FF	S44°27'55"E	106.75'
D - GG	N16°17'06"E	376.52'
GG - HH	N30°14'52"W	107.62'
HH - II	N31°43'30"W	100.00'
II - JJ	N58°16'30"E	100.00'
JJ - KK	S31°43'30"E	100.00'
KK - HH	S58°16'30"W	100.00'
HH - LL	N26°53'09"E	58.09'

LEGEND:

CORNER NOS. 1, 11, 12, 19, 20, 21, 22, 23, 24 & 25 ARE CALCULATED POINTS IN THE CENTERLINE OF EXISTING 40-FOOT WIDE RIGHT-OF-WAY (SEE NOTE D).

CORNER NOS. A, 2, 3, 4, B, 18, C & G ARE FLUSH 5/8 INCH CAPPED (DAVY) REBARS, FOUND.

CORNER NO. F IS A FLUSH 5/8 INCH CAPPED (DAVY) REBAR, FOUND WITH A T-POST SET BESIDE IT, FOUND.

CORNER NOS. D & 10 ARE FLUSH 5/8 INCH CAPPED (DAVY) REBAR, SET WITH T-POSTS SET BESIDE THEM.

CORNER NO. E IS A FLUSH 5/8 INCH REBAR, SET.

CORNER NOS. 5, 6, 7, 8, 9, 13, 14, 15, 16 & 17 ARE CALCULATED POINTS IN THE CENTERLINE OF WEST VIRGINIA SECONDARY ROUTE 5/5 (A 30-FOOT WIDE RW).

CORNER NOS. AA, BB, HH & KK ARE T-POSTS SET AT CORNER OF 10,000 SQ. FT. SEPTIC RESERVE AREA.

CORNER NOS. CC, DD, II & JJ ARE CALCULATED POINTS AT CORNER OF 10,000 SQ. FT. SEPTIC RESERVE AREA.

CORNER NOS. EE & LL ARE 6-FOOT DEEP OBSERVATION HOLES.

CORNER NOS. FF & GG ARE PROPOSED WELL SITES (T-POSTS WITH TOPS PAINTED BLUE WITH STAKES BY THEM MARKED "WELL").

SHARON H. LINK
 HAMPSHIRE COUNTY 11:05:34 AM
 Instrument No. 11992
 Date Recorded 02/11/2009
 Instrument Type RECD
 Book-Page 482-372
 Recording Fee \$13.00
 Additional \$5.00

EXEMPT
 From The Hampshire County
 Subdivision Ordinance
 File # 2 B Date 12-31-08
Charles B...
 Hampshire County Planning Comm.

NOTE: THIS PLAT IS COMPOSED OF TWO (2) SHEETS OR PAGES AND IS ONLY VALID WHEN BOTH SHEETS ARE USED TOGETHER AS A UNIT.

SEE NOTE G FOR TITLE INFORMATION		GIVEN UNDER MY HAND THIS 15TH DAY OF DECEMBER, 2008. <i>Rickie C. Davy</i> SURVEYOR	
PLAT NO. D08-047	R & S SERVICES, INC. RICKIE C. DAVY, PS NO. 535 P.O. BOX 97 CAPON BRIDGE, WV 26711 (304) 856-3165		
DATE: 12/15/2008			
SCALE: 1" = 400'			
SHEET 2 OF 2			

STATE OF WEST VIRGINIA, Hampshire County Commission Clerk's Office 311109 11:05 AM

The foregoing Instrument, together with the certificate of its acknowledgment, was this day presented in said office and admitted to record.

Teste Sharon H. Link Clerk.