

Soil Evaluation Services, Inc.
PO Box 2270
Kilmarnock, VA 22482

Invoice

DATE	INVOICE #
11/8/2023	13674

BILL TO
Melissa Andrews 4500 Occoquan Overlook Woodbridge, VA 22192

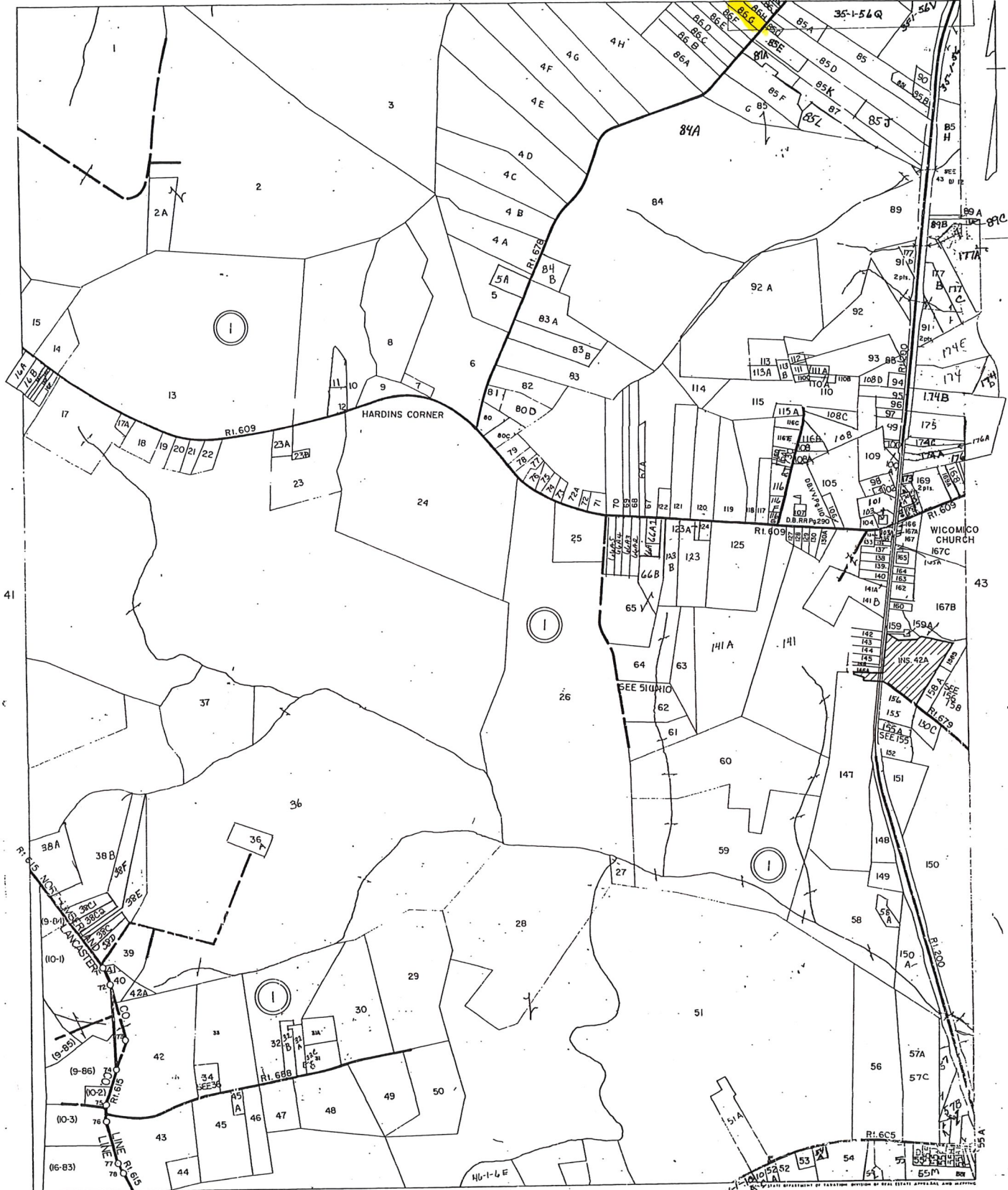
COUNTY	TAX MAP	PROJECT
Northumberland	42 ((1)) 86G	Old Tiper Road
DESCRIPTION		AMOUNT
Soil evaluation to bracket primary and reserve sewage disposal system area.		650.00
Total		\$650.00

Payment due on receipt.
Finance charge of 2% after 30 days. Annual percentage rate of 24%.

PAID 11/13/23
A 6088

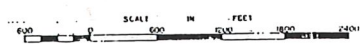
NORTHUMBERLAND COUNTY

35



41

43



WICOMICO DISTRICT

SECTION 42
INSERT

46

46-1-52

PROPERTY

Parcel Information

Parcel Record Number (PRN) **23328001** District **WICOMICO DISTRICT**
 Account Name **ANDREWS MARY E AND**
 Account Name2 **MELISSA R ANDREWS TRUSTEES**
 Care Of
 Address1 **4500 OCCOQUAN OVERLOOK**
 Address2
 City, State Zip **WOODBIDGE, VA 22192**
 Business Name
 E911 Address(es) **0 OLD TIPER ROAD**

Map Number

Map Insert Double Circle Block Parcel Number
42 1 086G

Total Acres **3.0**
 Deed **DB-207-236**
 Will **NONE**
 Plat **NONE**
 Route
 Legal Desc 1 **EDGE HILL**
 Legal Desc 2 **#20140000230**
 Zoning
 State Class **SINGLE FAMILY RESIDENCE (SUBURBAN)**
 Topology
 Utilities **NONE**

Assessed Values

Type	Current Value (2024)	Previous Value (2023)
Land	\$20,500	\$20,500
Main Structures	\$0	\$0
Other Structures	\$0	\$0
TOTALS	\$20,500	\$20,500

Sales History

Grantor	Sale Price	Instrument	Number of Tracts	Sale Date
	\$0	DEED BOOK-207-236	1	

Land Segments

Seg	Description	Avg Cost/Acre	Size	AdjRate	Value
1	B/S - LOT (1500-26000)	14500.00	1.00	\$14,500	\$14,500
2	RESIDUAL - BLDG SITE/LOT (100-3000)	3000.00	2.00	\$3,000	\$6,000

SOIL EVALUATION SERVICES INC.

DAVID R MILES, CPSS, OSE
506 N MAIN ST
PO BOX 2270
KILMARNOCK VA 22482

804-577-4100 (O)
804 -694-9574 (C)

November 16, 2023

Melissa Andrews
4500 Occoquan Overlook
Woodbridge, VA 22192

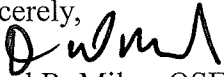
Re: T.M. #42 (1) 86G, Northumberland County, VA .

Ms. Andrews,

I evaluated the above referenced property on 11/8/2023. The soils were found to be well suited for a 3-4 bedroom, conventional sewage disposal system in accordance with the 2000 Sewage Handling & Disposal Regulations. I have attached a report showing the approximate location for the proposed drain field.

If there are any questions, please contact me.

Sincerely,



David R. Miles, OSE #1940001111

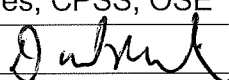
Site and Soil Evaluation Report

VDH Use Only
HDIN: _____

General Information

Date: 11/17/2023 Northumberland County Health Department
 Owner: Melissa Andrews Phone: 703-304-0811
 Owner Address: 4500 Occoquan Overlook Woodbridge VA 22192
 Property Address: Old Tipers Road, Heathsville, VA 22473
 Tax Map/GPIN #: 42-((1))-86G
 Subdivision: _____ Section: _____ Block: _____ Lot: _____

Soil Information Summary

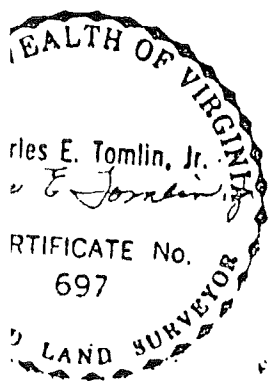
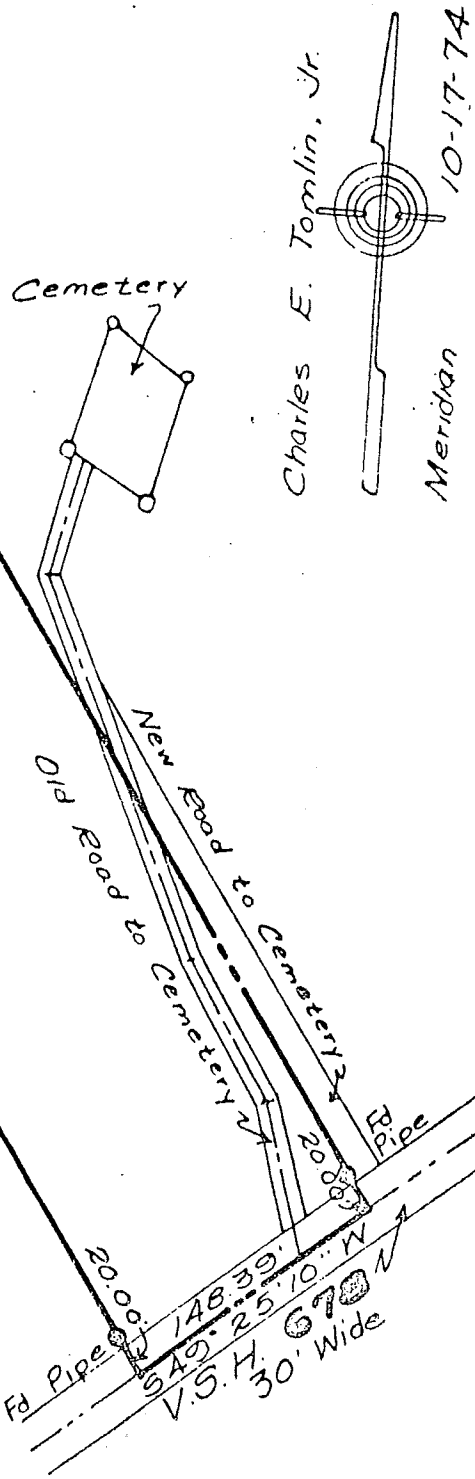
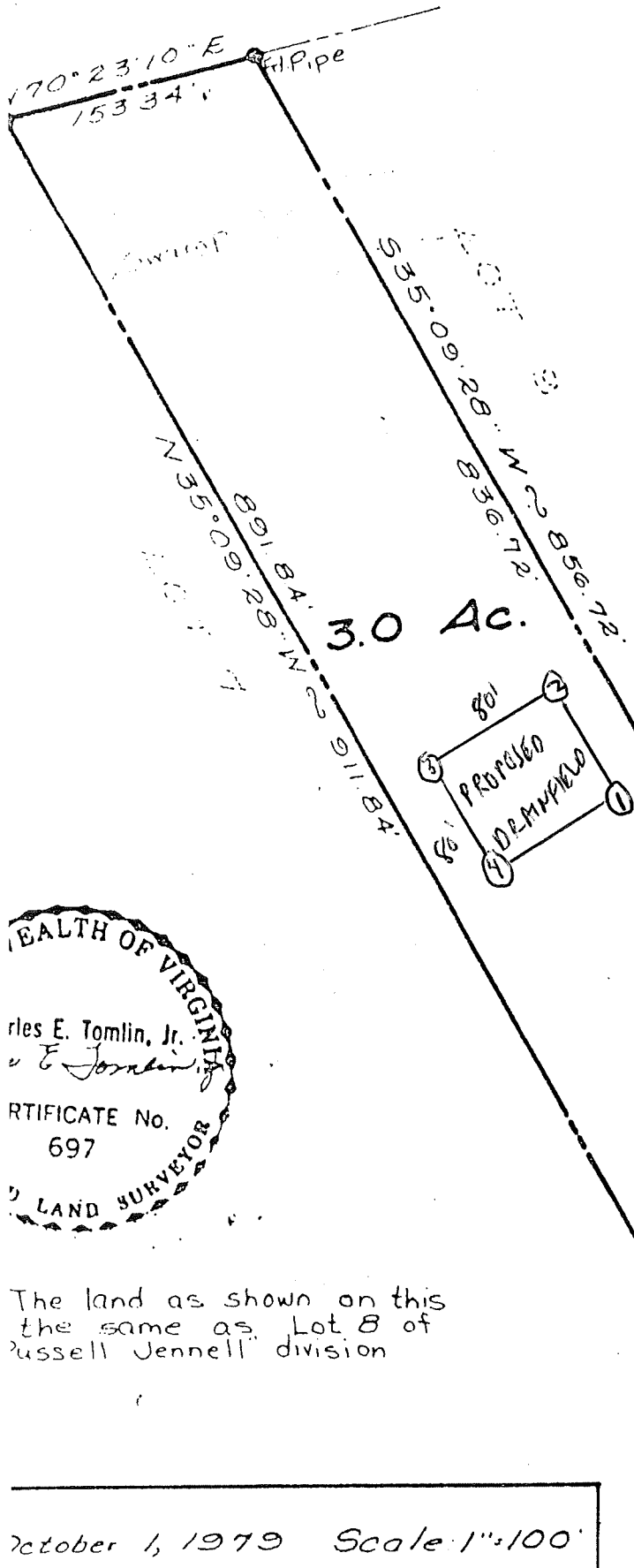
1. Position in landscape satisfactory: Yes No Describe landscape position: Wooded/Flat/Summit
 2. Slope: 0 %
 3. Depth to rock/impervious strata: Max. _____ in. Min. _____ in. Not observed
 4. Free Water Present: Yes No Range in inches: _____
 5. Depth to seasonal water table (gray mottling or gray color): _____ inches Not observed
 6. Soil percolation rate estimated: Yes No Estimated rate: 25 min/in at 42 inches depth
 Texture Group: I II III IV
 7. Percolation test performed: Yes No If yes, provide additional data on percolation test results.
 Name and title of evaluator: David R. Miles, CPSS, OSE
 Signature: 

Site approved: Gravel Trenches Only! (describe dispersal area, e.g. absorption trenches) dispersing TL-1 (proposed level of treatment at time of evaluation) to be placed at 42 (inches) depth at site designated on permit. Site provides a total of TBD square feet of absorption area for primary and reserve (if applicable).

Site disapproved: Reasons for rejection (check all that apply)

1. Position in landscape subject to flooding or periodic saturation.
2. Insufficient depth of suitable soil over hard rock.
3. Insufficient depth of suitable soil to seasonal water table.
4. Rates of absorption too slow.
5. Insufficient area of acceptable soil for required absorption area, and/or reserve area.
6. Proposed system too close to well.
7. Other (specify) _____

ROBERTSON



The land as shown on this
 is the same as Lot 8 of
 Russell Jennell division

October 1, 1979 Scale 1"=100'
TOMLIN & KEYSER
 WYCOMICO CHURCH, VA.
 PAHANNOCK, VA. - Branch