

- Sheet Notes**
- 1.) SEE SHEET 1 FOR GENERAL NOTES.
 - 2.) SEE SHEET 2 FOR LINE/CURVE TABLE.
 - 3.) SEE SHEET 1 FOR AREA TABLE.

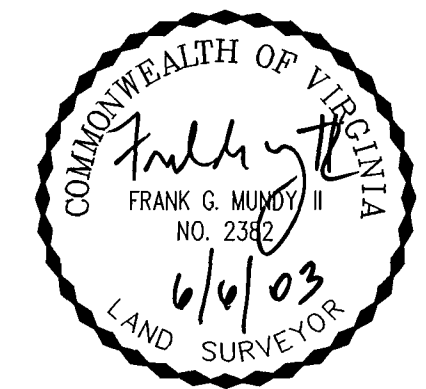
- Legend**
- IRON PIPE FOUND
 - CONCRETE MONUMENT FOUND
 - IRON ROD SET
 - ⊙ APPROXIMATE WELL LOCATION
 - Ⓟ PRIMARY DRAINFIELD
 - Ⓡ RESERVE DRAINFIELD
 - ▨ ACCESS EASEMENT
 - ▩ DIRT ROAD
 - x— BARBED WIRE FENCE
 - - - DRAINFIELD PER HEALTH DEPT.



Subdivision Plat
OF
Martin Farm Estates

Stonehouse District
James City County, Virginia

DATE: 12/17/02 SHEET 3 OF 4
PROJECT No.: 31340.00 DRAWN BY: RWP



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REVISED: 6/6/03
REVISED: 3/20/03

FILE No.: 31340plat

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
25 August 2003
at 12:53 AM/PM, PB 91 PG 36-39
DOCUMENT # 030025250
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

NOW OR FORMERLY
MEADOWS FAMILY LIMITED PARTNERSHIP
INSTRUMENT #990023567
ID#: 1230100017

PROPERTY LINE IS FENCELINE.
SEE NOTE 3, SHEET 1.

10' WIDE DIRT DRIVE
PROPERTY LINE IS
ROAD CENTERLINE.
SEE NOTE 2, SHEET 1.

TOTAL AREA
±50.4 ACRES
(50.974 ACRES
WITHIN TRAVERSE)

75' SHARED
ACCESS EASEMENT
(SEE NOTE 17
SHEET 1)

NOW OR FORMERLY
JOSEPH M. & FLORENCE P. COTTRELL
INSTRUMENT #970020130
ID#: 1230100014

PROPERTY LINE IS CENTER OF
SWAMP. SEE NOTE 4, SHEET 1.

LOT 2
±11.9 ACRES
(11.755 ACRES WITHIN TRAVERSE)

VARIABLE WIDTH SHARED
ACCESS EASEMENT
(SEE DETAIL THIS SHEET)
(SEE NOTE 17 SHEET 1)

LOT 3
±8.4 ACRES
(8.832 ACRES WITHIN TRAVERSE)

50' SHARED
ACCESS EASEMENT
(SEE NOTE 17
SHEET 1)

50' SHARED
ACCESS EASEMENT
(SEE NOTE 17
SHEET 1)

IRON ROD SET @ 588.75'

IRON ROD SET @ 451.83'

TRAVERSE LINE FOR
CLOSURE ONLY

BUILDING SETBACK LINE

BUILDING SETBACK LINE

CEMETARY
EASEMENT
(0.104 ACRES)

75' SHARED
ACCESS EASEMENT
(SEE NOTE 17
SHEET 1)

28" PECAN

40" OAK

MATCHLINE SHEET 4

MATCHLINE SHEET 3

MATCHLINE SHEET 3

MATCHLINE SHEET 2