

190013194

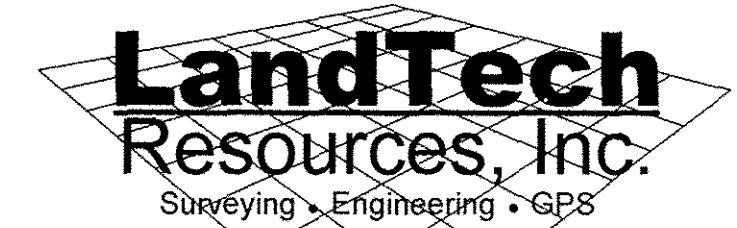
SUBDIVISION OF THE PROPERTY OF

**MARY LEE NEW ESTATE**

BEING PIN: 3710100004

POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA

DATE: 07/09/2019 SCALE: 1"=100' JOB # 18-511



3925 Midlands Road, Williamsburg, Virginia 23188  
 Phone: (757) 565-1677 Fax: (757) 565-0782  
 web: landtechresources.com

SHEET 4 OF 4

**JCC-S-19-0037**



PROPERTY LINES

LINE	BEARING	DISTANCE
L1	N 72°41'13" W	20.00'
L2	S 63°28'54" E	307.80'
L3	S 69°34'48" E	135.37'
L4	S 65°20'37" E	100.00'
L5	S 63°49'22" E	126.60'
L6	S 75°11'48" E	51.44'

SURVEY TIE-LINES

LINE	BEARING	DISTANCE
L15	N 65°46'23" E	469.83'
L16	N 79°59'25" E	250.24'
L17	S 47°22'36" E	76.56'
L19	N 29°29'46" W	154.49'
L20	N 18°59'46" W	229.00'
L21	N 37°29'46" W	355.00'
L22	N 39°29'43" W	135.25'
L23	N 21°40'01" W	139.63'
L24	N 03°54'03" E	169.95'
L25	N 17°49'35" E	141.30'
L26	N 05°05'51" W	135.28'

PROPERTY LINES

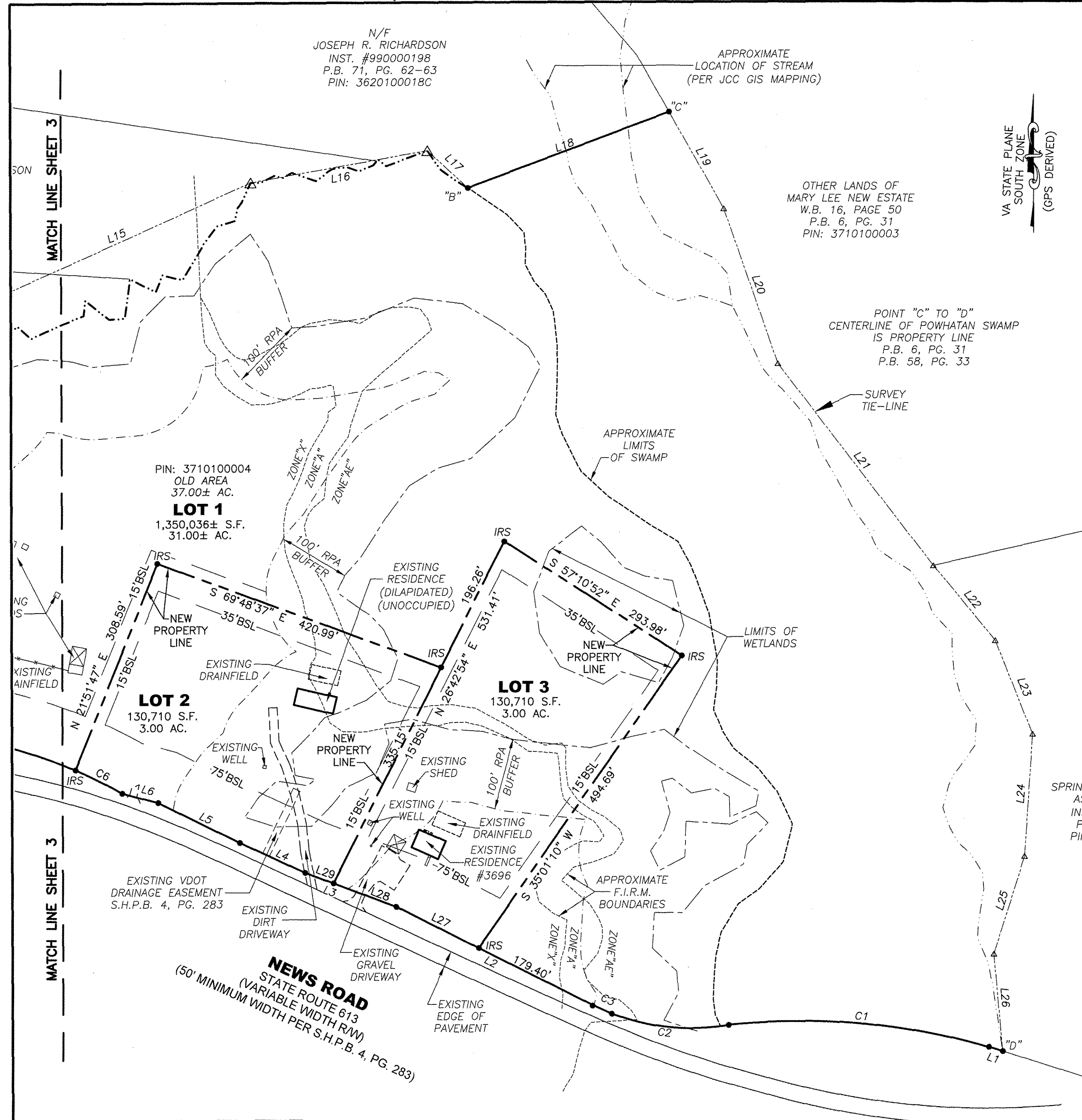
CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C1	962.51'	366.13'	363.93'	N 85°11'39" W	21°47'42"
C2	310.46'	165.72'	163.76'	S 84°28'16" E	30°35'00"
C3	1,407.39'	26.88'	26.88'	S 65°53'26" E	1°05'40"

NEW PROPERTY LINES

LINE	BEARING	DISTANCE
L27	S 63°28'54" E	128.40'
L28	N 69°34'48" W	93.02'
L29	N 69°34'48" W	42.35'

NEW PROPERTY LINES

CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C6	663.92'	73.25'	73.21'	N 63°23'30" W	6°19'16"



PIN: 3710100004  
 OLD AREA  
 37.00± AC.  
**LOT 1**  
 1,350,036± S.F.  
 31.00± AC.

**LOT 2**  
 130,710 S.F.  
 3.00 AC.

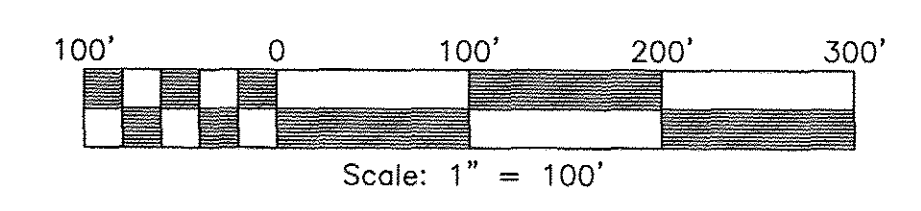
**LOT 3**  
 130,710 S.F.  
 3.00 AC.

**NEWS ROAD**  
 STATE ROUTE 613  
 (VARIABLE WIDTH R/W)  
 (50' MINIMUM WIDTH PER S.H.P.B. 4, PG. 283)

**DETAIL**  
 SEE SHEET 2 FOR OVERALL

**LEGEND**  
 IPF = IRON PIPE FOUND  
 IRS = IRON ROD TO BE SET  
 --- FENCE

N/F  
 SPRINGHILL HOMEOWNERS  
 ASSOCIATION, INC.  
 INST. #000010533  
 P.B. 58, PG. 33  
 PIN: 3710600001B



City of Williamsburg & County of James City  
 Circuit Court: This PLAT was recorded on  
 Sept 12, 2019  
 at 11:50 AM PM, PG --  
 Document # 190013194  
 MONA A. FOLEY, CLERK  
 Clerk

4 Large/Small Plat(s) Recorded  
 herewith as # 190013194