CURVE DATA						
NO.	DELTA	RADIUS	LENGTH	TAN	CHORD	CH. BEARING
27	75°55'47"	60.00'	79.51'	46.82'	73.82'	N 44°07'21" W
28	83°54'41"	60.00'	87.87'	53.99'	80.25'	S 55°57'23" W
29	11°30'48"	900.00'	180.09'	90.32'	179.76'	N 66°09'24" E
30	77°10'22"	30.00'	40.41'	23.99'	37.42'	S 07°19'51" E
31	53°54'49"	60.00'	62.73'	34.56'	59.92'	S 15°57'17" E
32	52°17'38"	30.00'	27.40'	14.74'	26.46'	S 09°08'08" W
33	98°26'48"	15.00'	25.80'	28.81'	22.74'	N 13°49'31" E
34	84°38'18"	60.00'	88.65'	49.30'	80.82'	N 76°09'57" E
5	13°49'28"	425.00'	102.56'	51.52'	102.30'	N 34°09'48" E
6	33°29'26"	60.00'	31.17'	20.31'	30.86'	N 12°32'45" E

N/F
NICE PROPERTIES, INC.
(D.B. 118, PG. 647)

N/F
MINNIE P. MAXTON

STORM WATER MANAGEMENT EASEMENT

20' MAINTENANCE ACCESS EASEMENT

50' STORM WATER MANAGEMENT ACCESS EASEMENT FOR MAINTENANCE

DRIVE

FAIRVIEW

COURT

LAKEPOINT

50' R/W

25 — 28,818 ± — 0.662 AC.

24 — 20,000 ± — 0.459 AC.

23 — 20,000 ± — 0.459 AC.

22 — 28,792 ± — 0.661 AC.

21 — 22,039 ± — 0.506 AC.

20 — 24,457 ± — 0.561 AC.

19 — 41,540 ± — 0.954 AC.±

18 — 43,310 ± — 0.994 AC.±

17 — 43,553 ± — 0.999 AC.

LAKE ELEV. 79.4

20' DRAINAGE EASEMENT

EXISTING LAKE
(DEDICATED TO HOMEOWNERS ASSOCIATION BY THIS PLAT)

PROPERTY LINE

LOT 12

LOT 13

SECTION 1

SECTION 3B

SECTION 3A

LOT 6

LOT 5

LOT 4

LOT 14

LOT 15

LOT 16

LOT 17

LOT 22

LOT 21

SECTION 1

MATCH THIS SHEET

MATCH THIS SHEET

(SEE SHEET 1 OF 2 FOR REMAINDER OF SECTION 3B)

(SEE SHEET 1 OF 2 FOR REMAINDER OF SECTION 3B)

N

84-30

2 of 2

THE DEYOUNG-JOHNSON GROUP, INC.
ENGINEERS · ARCHITECTS · SURVEYORS
P.O. BOX 197 WILLIAMSBURG, VIRGINIA 23187 (804) 253-0673

DATE | DESIGNED LMP | DRAWN TGS | CHECKED LDE

REVISED : 3/26/86
REVISED : 4/25/86
REVISED : 4/30/86
REVISED : 6/30/86

3:32 p.m.
Recorded 27th day of Aug. 1986
in
P.B. No. 310 Page 244
Helen S. Mitchell Clerk

PLAT
MIRROR LAKE ESTATES
SECTION 3B
BEECHWOOD COMPANY - OWNER/DEVELOPER
JAMES CITY COUNTY VIRGINIA