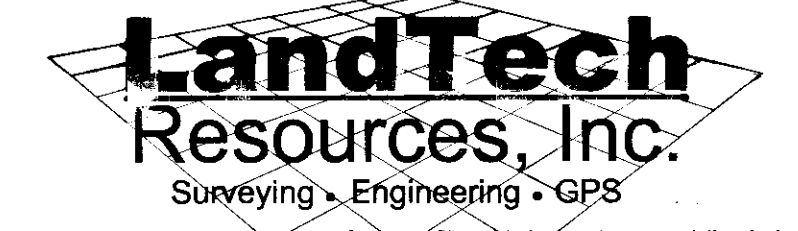


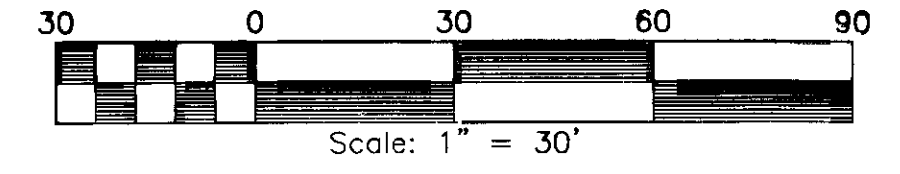
BOUNDARY LINE ADJUSTMENT & PROPERTY LINE EXTINGUISHMENT
BETWEEN LOTS 37, 38 & 39, SECTION 1,
POWHATAN SHORES

JAMES CITY COUNTY JAMESTOWN DISTRICT VIRGINIA
DATE: 05-05-2011 SCALE: 1"=30' JOB # 07-217



205 Bulifants Boulevard, Suite E, Williamsburg, Virginia 23188
Phone: (757) 565-1677 Fax: (757) 565-0782
web: landtechresources.com

SHEET 2 OF 2



SURVEY TIE LINES		
LINE	BEARING	DISTANCE
A - B	S 33°01'40" E	119.24'
B - C	S 24°14'04" E	78.14'
C - D	S 12°28'17" W	106.14'
D - E	S 71°10'30" W	203.44'

PROPERTY CURVE TABLE						
CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA ANGLE	TANGENT
C1	60.00'	60.00'	57.53'	N 60°12'09" E	57°17'40"	32.78'
C2	60.00'	50.00'	48.57'	N 07°40'54" E	47°44'50"	26.56'
C3	60.00'	97.55'	87.15'	N 62°46'00" W	93°08'59"	63.39'
C4	60.00'	30.82'	30.48'	S 85°22'30" W	29°26'00"	15.76'
C5	60.00'	25.00'	24.82'	N 19°37'06" E	23°52'24"	12.68'
C6	60.00'	25.00'	24.82'	N 04°15'18" W	23°52'24"	12.68'

AREA TABULATION

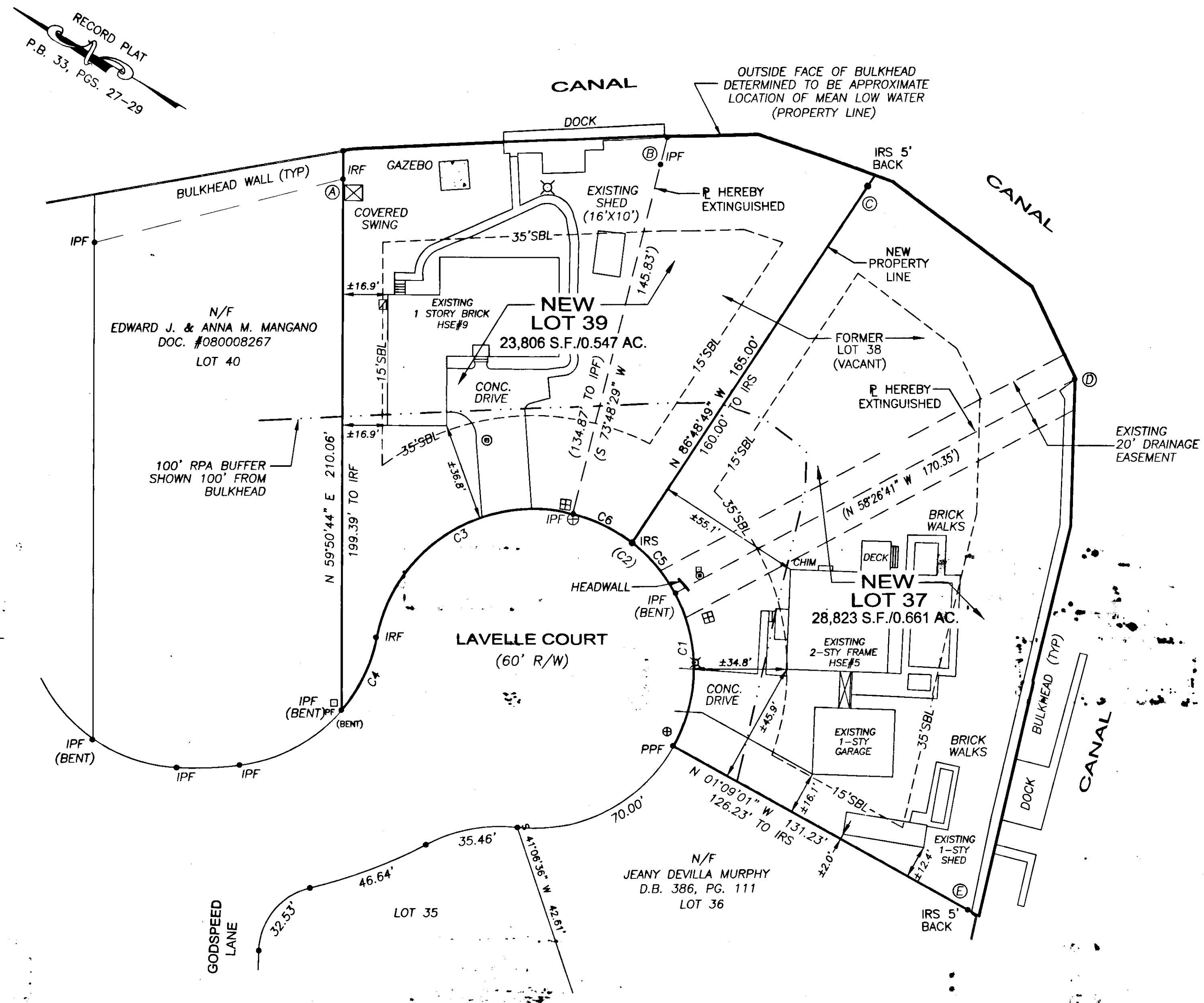
FORMER LOT 37 = ±17,442 S.F. / ±0.400 AC.
AREA ADDED FROM LOT 38 = ±11,381 S.F. / ±0.261 AC.
NEW LOT 37 = ±28,823 S.F. / ±0.661 AC.

FORMER LOT 39 = ±15,801 S.F. / ±0.363 AC.
AREA ADDED FROM LOT 38 = ±8,005 S.F. / ±0.184 AC.
NEW LOT 39 = ±23,806 S.F. / ±0.547 AC.

FORMER LOT 38 = ±19,386 S.F. / ±0.445 AC.
**LOT 38 TO BE EXTINGUISHED

LEGEND

- ⊗ LIGHT POLE
- ⊙ CLEANOUT
- ⊠ TELEPHONE PEDESTAL
- ⊕ CABLE PEDESTAL
- ⊞ WATER METER
- CHIM CHIMNEY
- PPF = PINCHED PIPE FOUND
- IRF = IRON ROD FOUND
- IPF = IRON PIPE FOUND
- IRS = IRON ROD SET



CERTIFICATE OF APPROVAL

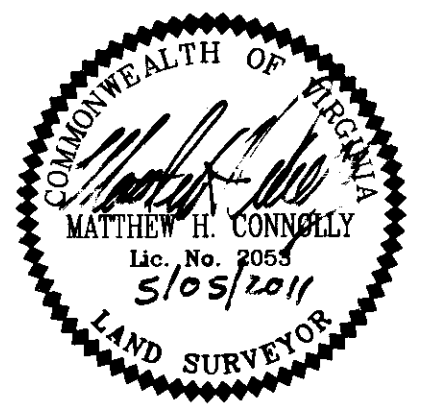
THIS SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH
WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

DATE _____ SUBDIVISION AGENT OF JAMES CITY COUNTY

ENGINEERS OR SURVEYORS CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF,
THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF
SUPERVISORS AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA,
REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

05-05-2011 DATE
MATTHEW H. CONNOLLY #2053



2 Large/Small Plat(s) Recorded
herewith as # 110020998

STATE OF VIRGINIA, JAMES CITY COUNTY

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF
JAMES CITY THIS 14th DAY OF October, 2011.
THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW
DIRECTS AT 10:51 AM
INSTRUMENT # 110020998
TESTE By *Betsy B. Woolnick, Clerk*
By *Christie H. Birkholz, De Clerk*