

RECORD MERIDIAN
INSTR. #070017891

LEGEND

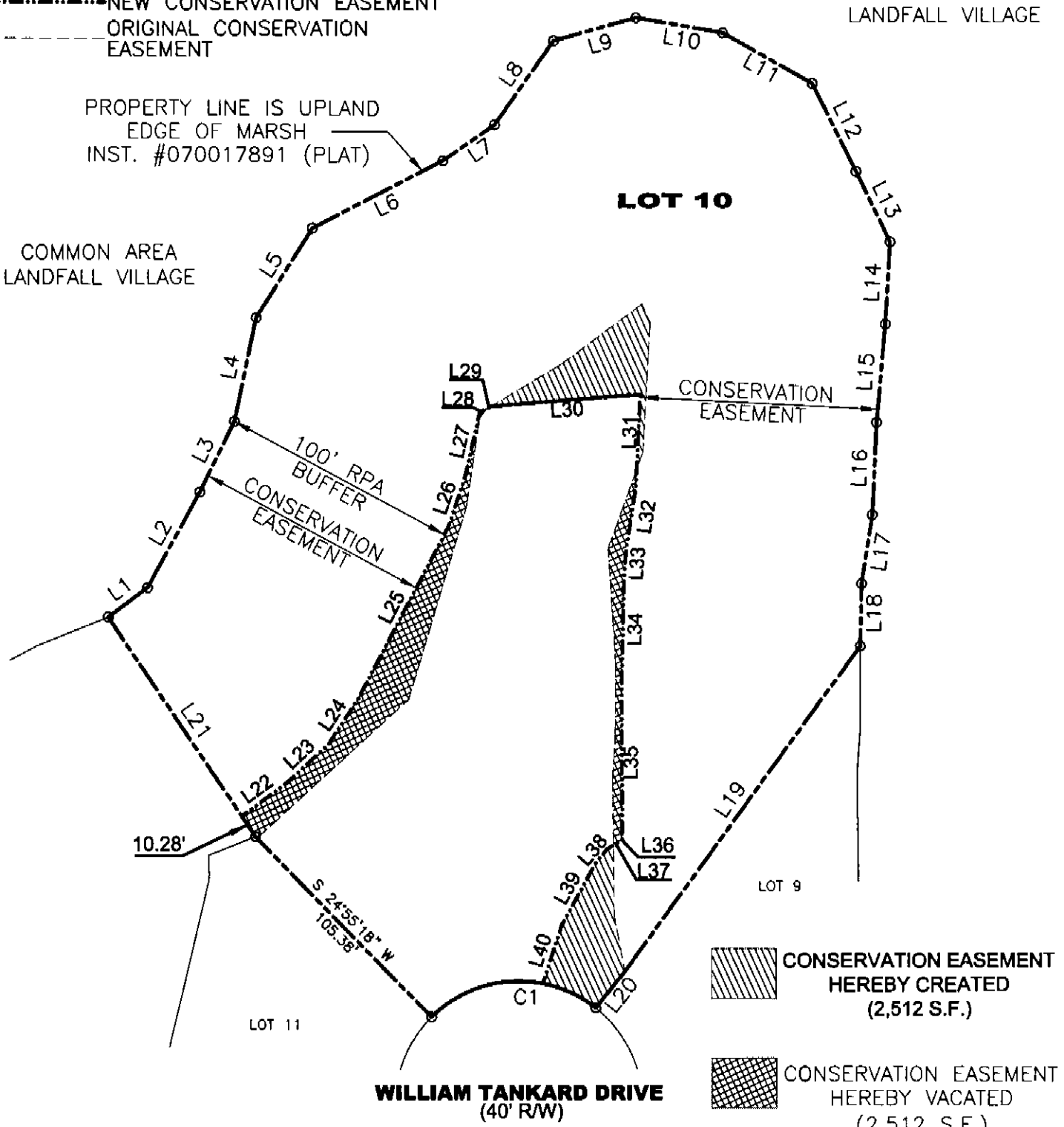
- PROPERTY LINE
- NEW CONSERVATION EASEMENT
- ORIGINAL CONSERVATION EASEMENT

COMMON AREA
LANDFALL VILLAGE

PROPERTY LINE IS UPLAND
EDGE OF MARSH
INST. #070017891 (PLAT)

COMMON AREA
LANDFALL VILLAGE

LOT 10



CONSERVATION EASEMENT

100' RPA
BUFFER
CONSERVATION EASEMENT

10.28'

S 24°55'18" W
105.38'

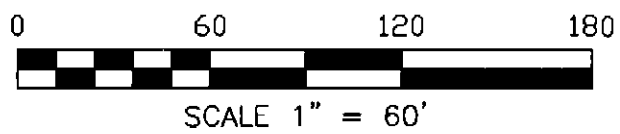
LOT 11

WILLIAM TANKARD DRIVE
(40' R/W)

LOT 9

CONSERVATION EASEMENT
HEREBY CREATED
(2,512 S.F.)

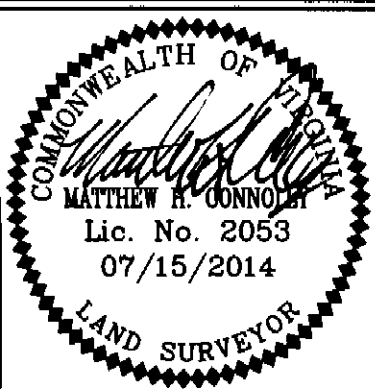
CONSERVATION EASEMENT
HEREBY VACATED
(2,512 S.F.)



ADDRESS:

2561 WILLIAM TANKARD
JAMES CITY COUNTY, VIRGINIA

SHEET 1 OF 2



REFERENCES:
INSTR. #070017891

DATE: 07/15/14
SCALE: 1"=60'
JOB# 14-017
CAD File 14-017.DWG

CONSERVATION EASEMENT
AREA OF EXCHANGE
FOR
LOT 10, LANDFALL VILLAGE

JAMES CITY COUNTY VIRGINIA

LandTech Resources, Inc.
Surveying • GPS • Engineering
3925 Midlands Road, Williamsburg, Virginia 23188
Telephone: 757-565-1677 Fax: 757-565-0782
Web: landtechresources.com

PROPERTY LINE CURVE TABLE

CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C1	52.00'	24.72'	24.49'	N 04°28'48" E	27°14'33"

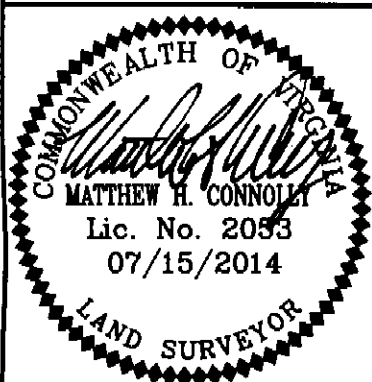
PROPERTY LINE LINE TABLE

LINE	BEARING	DISTANCE
L1	S 56°31'58" E	20.70'
L2	S 81°21'16" E	45.68'
L3	S 84°02'55" E	32.95'
L4	N 81°43'48" E	44.16'
L5	S 77°54'43" E	44.05'
L6	S 47°27'23" E	61.77'
L7	S 54°58'24" E	26.44'
L8	S 75°06'05" E	42.89'
L9	S 36°02'25" E	35.95'
L10	S 10°46'52" E	36.99'
L11	S 08°49'24" W	43.13'
L12	S 42°58'42" W	40.93'
L13	S 43°29'26" W	32.56'
L14	S 72°56'17" W	34.26'
L15	S 74°54'53" W	41.01'
L16	S 72°20'49" W	38.79'
L17	S 78°36'52" W	29.05'
L18	S 70°54'29" W	26.01'
L19	N 74°08'53" W	167.83'
L20	S 71°54'26" E	19.52'
L21	N 35°17'28" E	110.36'

CONSERVATION EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L22	S 56°35'25" E	23.66'
L23	S 62°52'11" E	23.55'
L24	S 76°44'46" E	22.27'
L25	S 82°21'10" E	81.43'
L26	N 88°12'02" E	21.99'
L27	N 82°32'48" E	27.98'
L28	S 47°25'03" E	35.23'
L29	S 54°23'14" E	47.41'
L30	S 74°41'56" W	39.42'
L31	S 72°28'03" W	35.10'
L32	S 78°35'25" W	24.95'
L33	S 74°20'25" W	13.08'
L34	S 70°55'43" W	43.60'
L35	S 69°27'52" W	64.74'
L36	N 64°10'21" W	0.72'
L37	N 52°14'36" W	6.95'
L38	N 70°24'29" W	7.54'
L39	N 81°36'27" W	29.61'
L40	S 87°39'38" W	25.33'
L41	S 41°44'28" E	7.28'
L42	S 62°30'03" E	37.82'
L43	N 86°30'33" E	48.78'
L44	N 78°07'24" E	54.53'
L45	S 74°19'56" E	49.71'
L46	S 51°08'19" E	52.33'
L47	S 56°48'20" E	41.56'
L48	S 70°17'41" E	42.79'
L49	S 24°52'32" E	47.60'
L50	S 15°43'54" E	11.92'

SHEET 2 OF 2



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