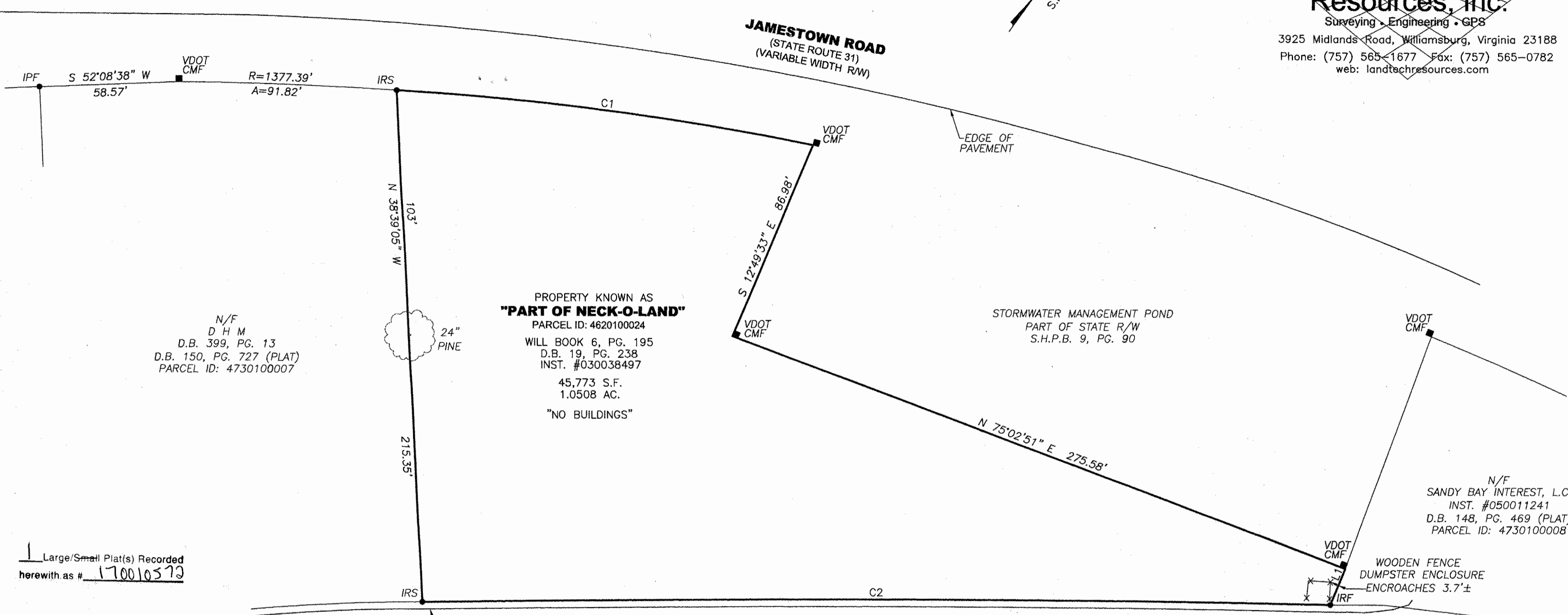
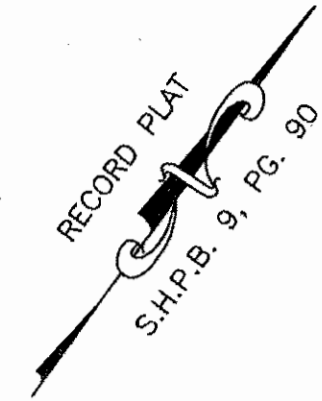


170010572

**BOUNDARY SURVEY OF
"PART OF NECK-O-LAND"**
PARCEL ID: 4620100024

BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA
DATE: 06/17/2014 SCALE: 1"=50' JOB # 14-152

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



N/F
D H M
D.B. 399, PG. 13
D.B. 150, PG. 727 (PLAT)
PARCEL ID: 4730100007

PROPERTY KNOWN AS
"PART OF NECK-O-LAND"
PARCEL ID: 4620100024
WILL BOOK 6, PG. 195
D.B. 19, PG. 238
INST. #030038497
45,773 S.F.
1.0508 AC.
"NO BUILDINGS"

STORMWATER MANAGEMENT POND
PART OF STATE R/W
S.H.P.B. 9, PG. 90

N/F
SANDY BAY INTEREST, L.C.
INST. #050011241
D.B. 148, PG. 469 (PLAT)
PARCEL ID: 4730100008

WOODEN FENCE
DUMPSTER ENCLOSURE
ENCROACHES 3.7'±

1 Large/Small Plat(s) Recorded
herewith as # 170010572

City of Williamsburg & County of James City
Circuit Court. This PLAT was recorded on
5-23-2017
at 9:01 AM/PM, PG. PG.
Document # 170010572
MONA A. FOLEY, CLERK
Mona Foley, Clerk

SANDY BAY ROAD
(STATE ROUTE 681)
(30' R/W PER D.B. 209, PG. 764)

CURRENT PROPERTY OWNERS:
MICHAEL J. CAVANAUGH, SOLE SURVIVING
TRUSTEE UNDER THE LETITIA ARMISTEAD
HANSON REVOCABLE TRUST
INST. #030038497

SARAH H. ARMISTEAD, EXECUTOR AND
TRUSTEE UNDER THE LAST WILL AND
TESTAMENT OF ROBERT T. ARMISTEAD
CITY OF WILLIAMSBURG WILL FILE NO. 4676

PROPERTY INFORMATION:
1821 JAMESTOWN ROAD
JAMES CITY COUNTY, VA

PART OF JAMES CITY COUNTY
PARCEL ID: 4620100024

REFERENCES:
D.B. 150, PG. 727 (PLAT)
D.B. 148, PG. 469 (PLAT)
INST. #980011507
S.H.P.B. 9, PG. 90

CURVE	RADIUS	ARC	CHORD	CHORD BEARING	DELTA
C1	1233.63'	177.04'	176.89'	N 61°41'06" E	8°13'22"
C2	12122.60'	382.03'	382.01'	S 54°22'45" W	1°48'20"

LINE	BEARING	DISTANCE
L1	S 13°17'30" E	16.32'

- NOTES:**
- THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND NOT SHOW ALL ENCUMBRANCES ON THE PROPERTY.
 - THIS FIRM IS NOT RESPONSIBLE FOR THE LOCATION OF ANY STRUCTURE, MANHOLE, VALVE, ETC., HIDDEN OR OBSTRUCTED AT THE TIME THE FIELD SURVEY WAS PERFORMED.
 - LOT LIES IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0185C, DATED SEPTEMBER 28, 2007.
 - WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
 - UNDERGROUND UTILITIES WERE NOT LOCATED.
 - THIS LAND BOUNDARY SURVEY IS BASED ON A CURRENT FIELD SURVEY COMPLETED 06/13/2014.

LEGEND
IRF = IRON ROD FOUND
IRS = IRON ROD SET
IPF = IRON PIPE FOUND
CMF = CONCRETE MONUMENT FOUND



JCC Subdivision Agent
Approval Not Required
PH 5/11/2017

