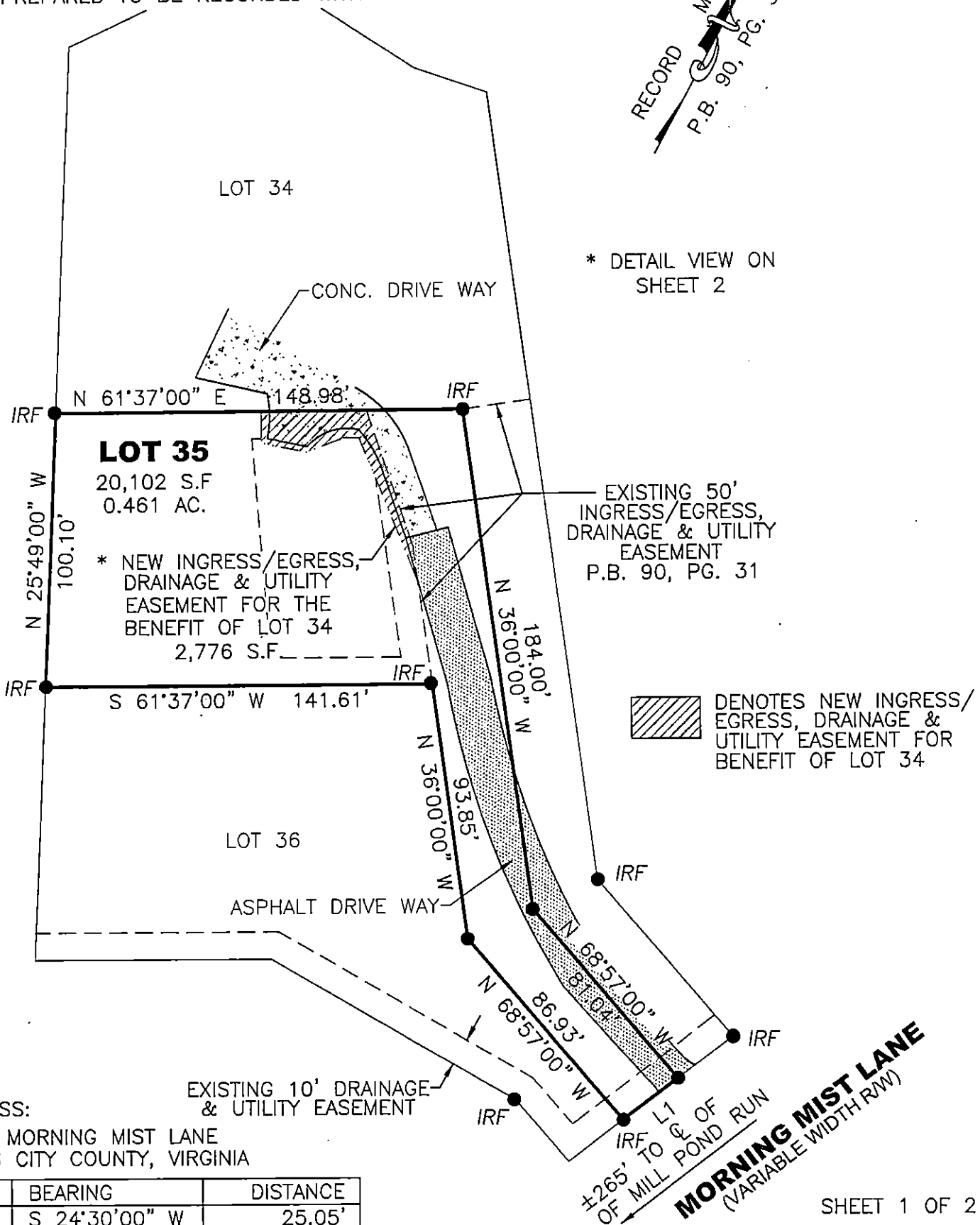
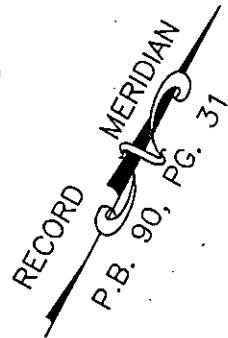


NOTES:

1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN IN P.B. 90, PG. 31.
2. 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.
3. LOT LIES IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0030C DATED SEPTEMBER 28, 2007.
4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
5. UNDERGROUND UTILITIES WERE NOT LOCATED.
6. THIS PLAT PREPARED AT THE REQUEST OF THE OWNER AND IS PREPARED TO BE RECORDED WITH A DEED OF EASEMENT.

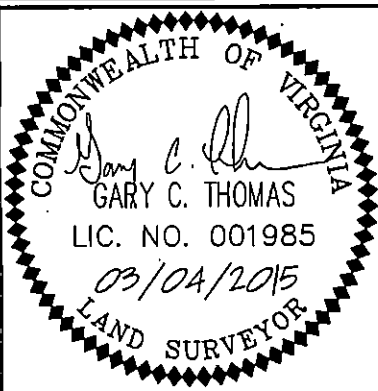


ADDRESS:
3315 MORNING MIST LANE
JAMES CITY COUNTY, VIRGINIA

LINE	BEARING	DISTANCE
L1	S 24°30'00" W	25.05'

REFERENCES:
P.B. 90, PG. 31

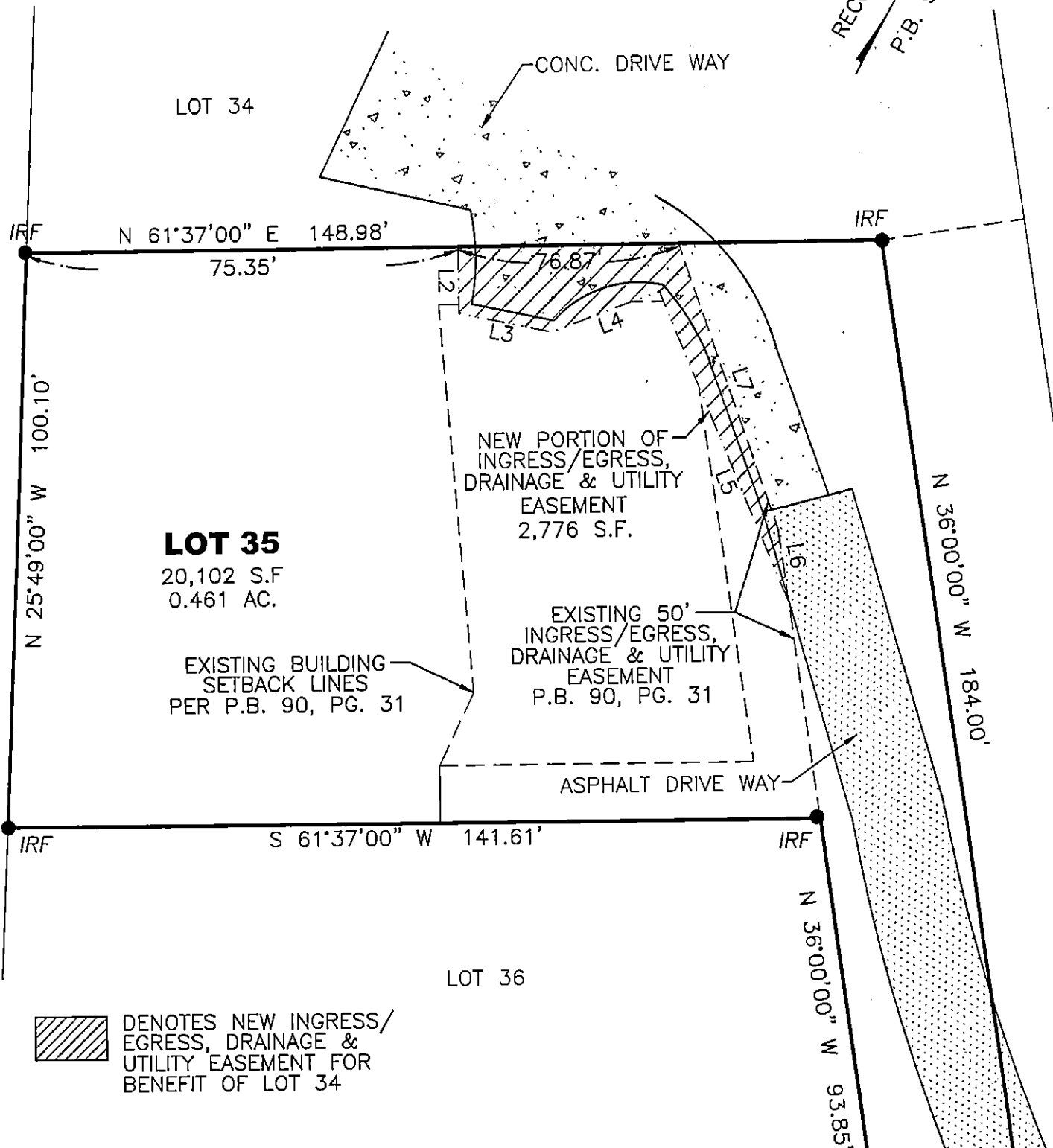
PLAT OF EASEMENT
LOT 35, SECTION VII-A, RICHARDSON'S MILL
STONEHOUSE
JAMES CITY COUNTY VIRGINIA



DATE: 3/4/15
SCALE: 1"=50'
JOB# 15-078
CAD File
15-078.dwg

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

RECORD MERIDIAN
P.B. 90, PG. 31



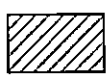
LOT 35
20,102 S.F.
0.461 AC.

EXISTING BUILDING
SETBACK LINES
PER P.B. 90, PG. 31

NEW PORTION OF
INGRESS/EGRESS,
DRAINAGE & UTILITY
EASEMENT
2,776 S.F.

EXISTING 50'
INGRESS/EGRESS,
DRAINAGE & UTILITY
EASEMENT
P.B. 90, PG. 31

ASPHALT DRIVE WAY



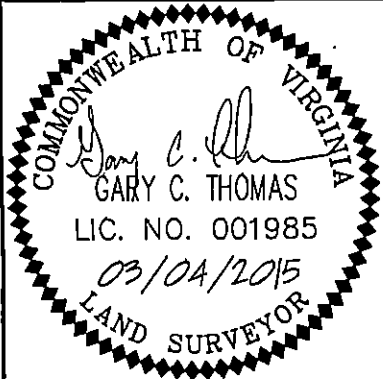
DENOTES NEW INGRESS/
EGRESS, DRAINAGE &
UTILITY EASEMENT FOR
BENEFIT OF LOT 34

EASEMENT LINE TABLE

LINE	BEARING	DISTANCE
L2	N 28°23'00" W	23.02'
L3	S 73°46'35" W	33.01'
L4	S 41°50'20" W	40.03'
L5	N 50°17'05" W	116.82'
L6	N 36°00'00" W	25.95'
L7	S 46°54'23" E	104.51'

ADDRESS:
3315 MORNING MIST LANE
JAMES CITY COUNTY, VIRGINIA

SHEET 2 OF 2



REFERENCES:
P.B. 90, PG. 31

PLAT OF EASEMENT
LOT 35, SECTION VII-A, RICHARDSON'S MILL
STONEHOUSE
JAMES CITY COUNTY VIRGINIA

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