

CONSERVATION EASEMENT

FOR
 JAMES CITY COUNTY TAX PARCEL #4730100002
 1826 JAMESTOWN ROAD
 JAMES CITY COUNTY JAMESTOWN DISTRICT VIRGINIA

DATE: 12/07/2021 JOB: 21-203

JCC-S-21-0081

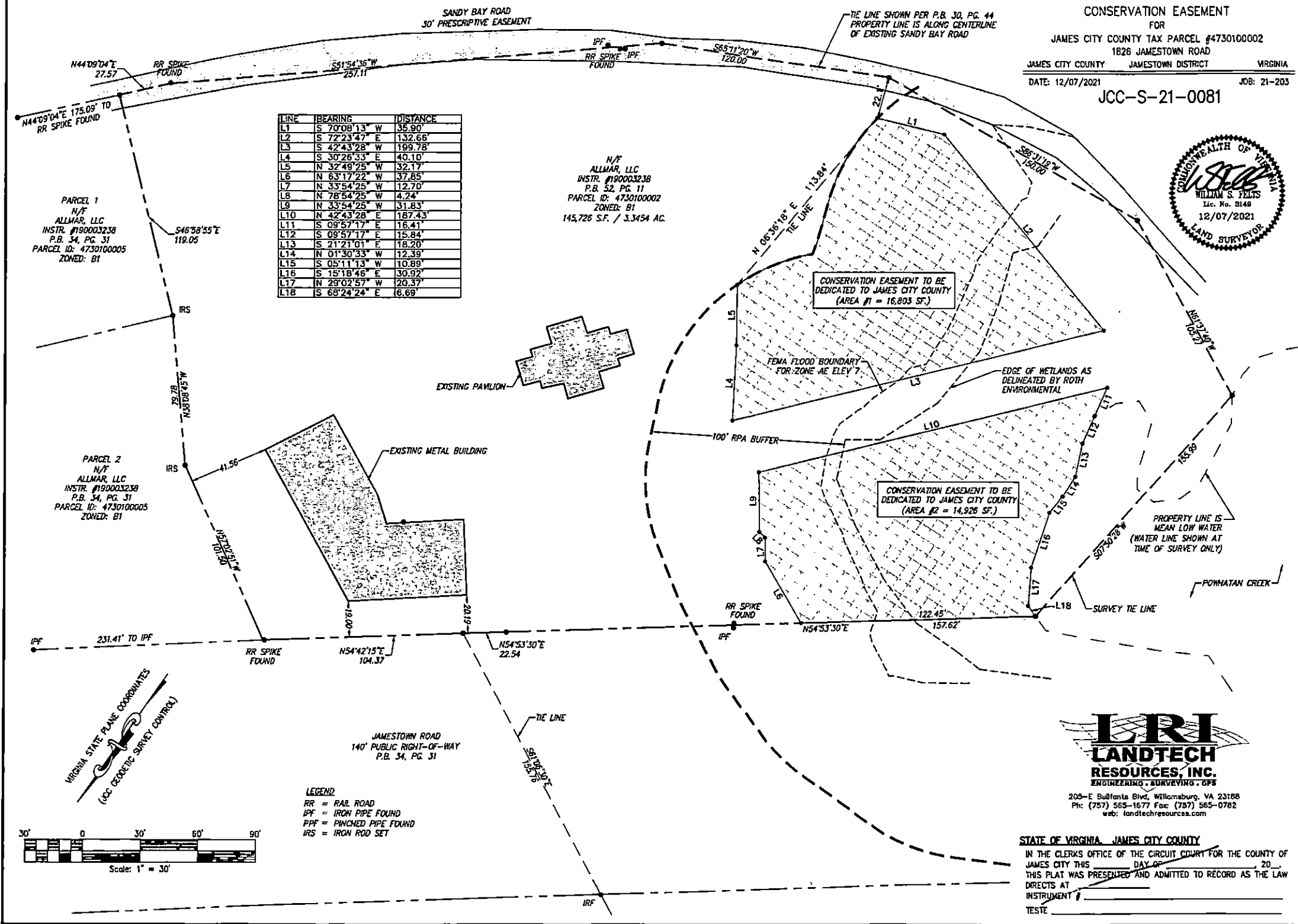


LINE	BEARING	DISTANCE
L1	S 70°08'13" W	35.90'
L2	S 72°23'47" E	132.66'
L3	S 42°43'28" W	199.78'
L4	S 30°26'33" E	40.10'
L5	N 32°49'25" W	32.17'
L6	N 63°17'22" W	37.85'
L7	N 33°54'25" W	12.70'
L8	N 78°54'25" W	4.24'
L9	N 33°54'25" W	31.83'
L10	N 42°43'28" E	187.43'
L11	S 09°57'17" E	16.41'
L12	S 09°57'17" E	15.84'
L13	S 21°21'01" E	18.20'
L14	N 01°30'33" W	12.39'
L15	S 05°11'13" W	10.89'
L16	S 15°18'46" E	30.92'
L17	N 29°02'57" W	20.37'
L18	S 68°24'24" E	6.69'

N/F
 ALLMAR, LLC
 INSTR. #190003238
 P.B. 34, PG. 11
 PARCEL ID: 4730100002
 ZONED: B1
 145,726 S.F. / 3.3454 AC.

PARCEL 1
 N/F
 ALLMAR, LLC
 INSTR. #190003238
 P.B. 34, PG. 31
 PARCEL ID: 4730100005
 ZONED: B1

PARCEL 2
 N/F
 ALLMAR, LLC
 INSTR. #190003238
 P.B. 34, PG. 31
 PARCEL ID: 4730100005
 ZONED: B1



LEGEND
 RR = RAIL ROAD
 IPF = IRON PIPE FOUND
 PPF = PINCHED PIPE FOUND
 IRS = IRON ROD SET

LRI
LANDTECH
RESOURCES, INC.
 ENGINEERING - SURVEYING - GPS
 205-E Bullfinch Blvd, Williamsburg, VA 23188
 Ph: (757) 565-1677 Fax: (757) 565-0782
 web: landtechresources.com

STATE OF VIRGINIA, JAMES CITY COUNTY
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF
 JAMES CITY THIS _____ DAY OF _____ 20____
 THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW
 DIRECTS AT _____
 INSTRUMENT # _____
 TESTE _____

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JCC Subdivision Agent
 Approval Not Required
 Pat Le Jan 2022