



JAMES CITY COUNTY  
 D.B. 713 PG. 901  
 D.B. 723 PG. 677  
 PID: 3220100113  
 191 CLARK LANE

LINE	BEARING	DISTANCE
L1	N 40°40'38" E	66.52'
L2	S 40°40'38" W	82.35'
L3	N 38°12'42" W	20.38'

CURVE	RADIUS	ARC	CHORD	BEARING	ANGLE
C1	285.44'	23.28'	23.27'	S 80°04'34" E	4°40'22"
*C2	285.44'	13.96'	13.96'	S 83°48'48" E	2°48'06"
*C3	235.44'	152.53'	149.88'	N 66°39'15" W	37°07'12"

\*DENOTES TIE

**SURVEY NOTES:**

1. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND THEREFORE MAY NOT SHOW ALL EASEMENTS OR PROPERTY REFERENCES THAT AFFECT THIS PROPERTY.
2. MERIDIAN IS BASED ON VIRGINIA STATE PLANE COORDINATE SYSTEM OF 1983 (SOUTH ZONE) NAD 83 (1993) BASED ON GPS OBSERVATIONS BY COASTAL CONSULTANTS. COORDINATE VALUES ARE SHOWN IN U.S. SURVEY FEET.
3. THIS PLAT DOES NOT CONSTITUTE A BOUNDARY SURVEY.



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PLAT TO ACCOMPANY EASEMENT  
 AGREEMENT WITH  
 JAMES CITY COUNTY

COUNTY JAMES CITY	STATE VIRGINIA
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PREPARED BY  
 COASTAL CONSULTANTS, P.C.  
 DRAWN BY JLD

SCALE 1"=40'	DATE 08/31/2023	SHEET 1 OF 1
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