

210000735

2 Large Small Plat(s) Recorded  
herewith as # 210000735

City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
January 12, 2021  
at 1:44 AM (PM) PB PG  
Document # 210000735  
MONA A. FOLEY, CLERK  
Mona A. Foley, Clerk



N/F  
KANE, WILLIAM C JR.  
TRUSTEE & ANGELIA  
PID: #3030100007  
INST. #130012310

N: 3636717.92  
E: 11972312.77

N/F  
TIMOTHY P. SCHMIDT  
PID: #3610100013  
INST. #180004976

N: 3636665.71  
E: 11972330.83

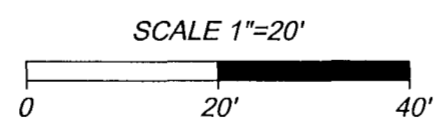
R/W DEDICATION  
0.012 ACRES  
523 S.F.

N/F  
KANE, WILLIAM C JR.  
TRUSTEE & ANGELIA  
PID: #3610100001  
INST. #130012310  
(8.00± ACRES)

R/W DEDICATION  
0.070 ACRES  
3,049 S.F.

N/F  
KANE, WILLIAM C JR.  
TRUSTEE & ANGELIA  
PID: #3610100001  
INST. #130012310  
(8.00± ACRES)

NOTE: THE EXISTING 30'  
PRESCRIPTIVE RIGHT OF WAY  
REMAINING ON THE KANE  
PROPERTY, PID # 3610100001,  
SHALL BE ABANDONED AND  
VACATED UPON RECORDATION  
OF THIS PLAT.



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING	CHORD
C1	451.00'	19.26'	9.63'	2°26'46"	S23°44'01"W	19.25'
C2	370.00'	55.22'	27.66'	8°33'02"	N26°11'26"E	55.17'
C3	491.00'	69.86'	34.99'	8°09'06"	N25°31'12"E	69.80'
C4	400.00'	34.87'	17.45'	4°59'43"	S24°24'48"W	34.86'

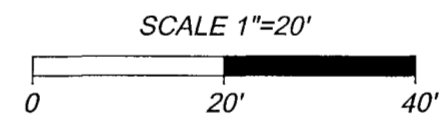
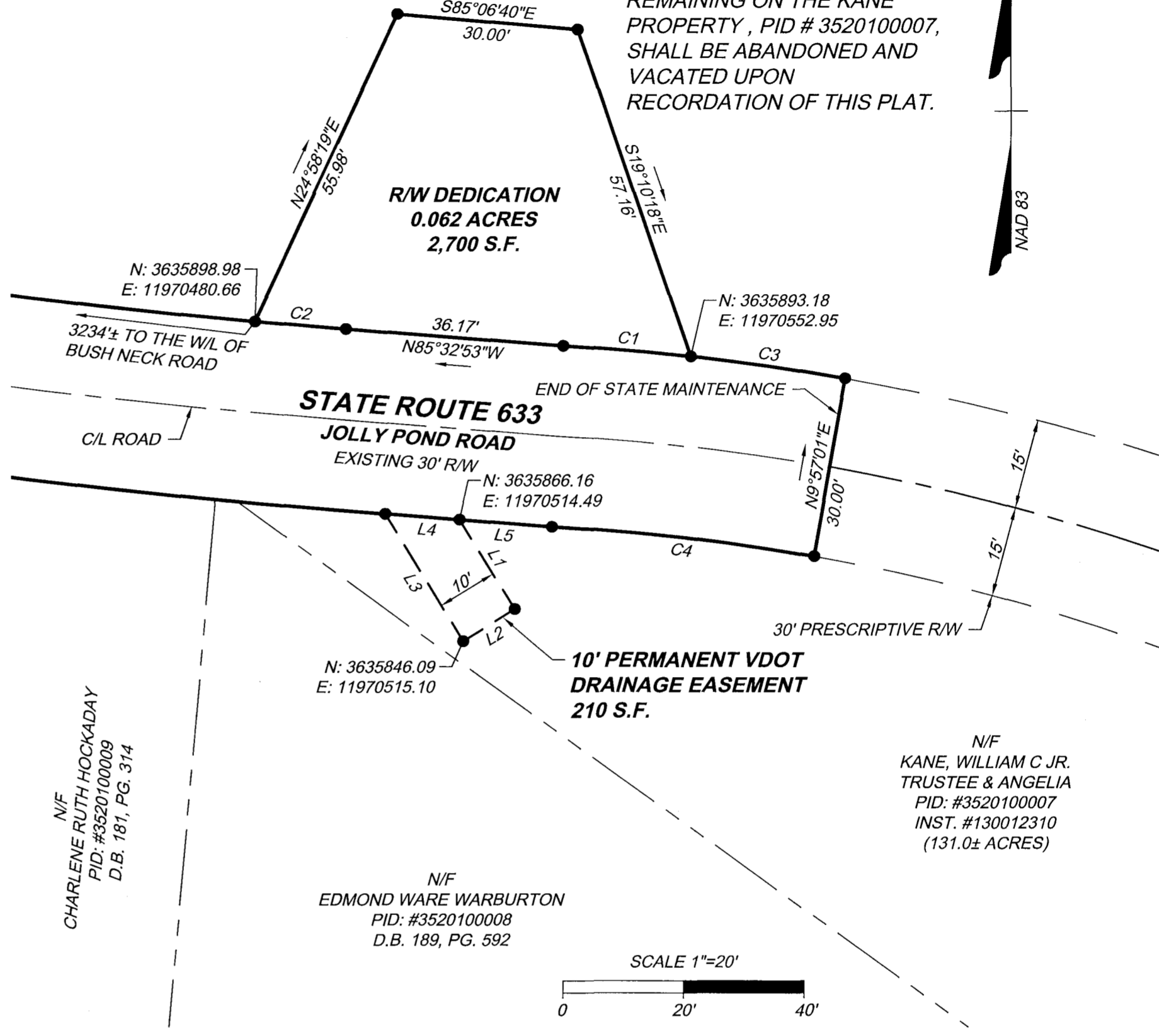
LINE TABLE		
LINE	BEARING	LENGTH
L1	N18°33'03"E	61.98'

PID: #3610100001 ORIGINAL 8.00± ACRES  
R/W DEDICATION LESS 0.082 ACRES  
PID: #3610100001 REMAINING 7.92± ACRES

N/F  
KANE, WILLIAM C JR.  
TRUSTEE & ANGELIA  
PID: #3520100007  
INST. #130012310  
(131.0± ACRES)

PID: #3520100007 ORIGINAL 131.00± ACRES  
R/W DEDICATION LESS 0.062 ACRES  
PID: #3520100007 REMAINING 130.94± ACRES

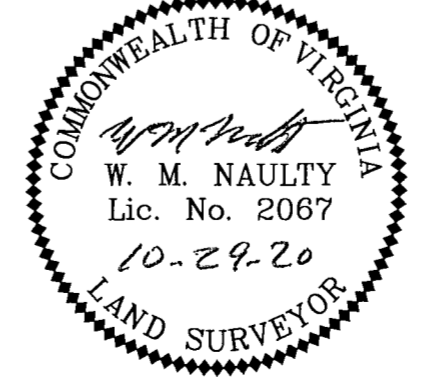
NOTE: THE EXISTING 30'  
PRESCRIPTIVE RIGHT OF WAY  
REMAINING ON THE KANE  
PROPERTY, PID # 3520100007,  
SHALL BE ABANDONED AND  
VACATED UPON  
RECORDATION OF THIS PLAT.



CURVE TABLE						
CURVE	RADIUS	LENGTH	TANGENT	DELTA	CHORD BEARING	CHORD
C1	393.47'	21.23'	10.62'	3°05'31"	N85°21'23"W	21.23'
C2	1198.74'	15.13'	7.56'	0°43'23"	N85°11'11"W	15.13'
C3	393.47'	25.83'	12.92'	3°45'39"	N81°55'48"W	25.82'
C4	363.47'	43.82'	21.94'	6°54'28"	N83°30'12"W	43.79'

LINE TABLE		
LINE	BEARING	LENGTH
L1	S31°35'47"E	17.41'
L2	S58°24'13"W	10.00'
L3	N31°35'47"W	24.69'
L4	S85°32'53"E	12.37'
L5	S85°32'53"E	15.37'

N/F - NOW OR FORMERLY  
S.F. - SQUARE FOOT  
R/W - RIGHT OF WAY  
INST. - INSTRUMENT  
C/L - CENTERLINE  
D.B. - DEED BOOK  
PG. - PAGE



PLAT SHOWING  
R/W DEDICATION ON PID:  
#3610100001 & PID: #3520100007 &  
A 10' PERMANENT VDOT DRAINAGE  
EASEMENT ON PID: #3520100007

POWHATAN DISTRICT  
JAMES CITY COUNTY, VIRGINIA

This survey was prepared without the benefit of  
a title binder and may therefore not show all  
existing easements or other pertinent facts  
which may affect the property.

DATE: October 29, 2020	SCALE: 1"=20'
SHEET 2 OF 2	J.N.: 37261.007-903
DRAWN BY: J. Livingston	CHECK BY: W.M. Naulty

THIS DRAWING PREPARED AT THE  
 OFFICE OF  
 JAMES CITY COUNTY, VIRGINIA  
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