


CURVE TABLE

(A) DELTA=27°28'43"	(B) DELTA=21°07'00"
RADIUS=435.00'	RADIUS=435.00'
LENGTH=208.62'	LENGTH=160.32'
TANGENT=106.36'	TANGENT=81.08'
CHORD=206.63'	CHORD=159.41'
C.B.=N17°39'46"E	C.B.=N08°38'05"E

 DENOTES AREA HEREBY CONVEYED TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC

ADJUSTMENT PARCEL "A" TO BE CONVEYED TO THE TRADITION GOLF CLUB AT STONEHOUSE LLC
2,674 S.F. OR 0.061 AC.

PARCEL 12
THE TRADITION GOLF CLUB AT STONEHOUSE LLC
16.4156 AC.
DOCUMENT NO. 010010551

PROPERTY LINE HEREBY EXTINGUISHED

NOTE:
NO SETBACKS FROM THE GOLF COURSE ARE REQUIRED ON LOT 48.

NEW 30' REAR SETBACK FROM GOLF COURSE PER AGREEMENT.

NEW PROPERTY LINE

LOT 47
18,724 S.F.±
0.430 AC.±

EXISTING 10' DRAINAGE AND UTILITY EASEMENT
P.B. 70, PG. 90-93

PROPERTY LINE HEREBY EXTINGUISHED

LOT 48
12,995 S.F.±
0.298 AC.±

NAD 83 COORDINATES
N 3,688,050.8215
E 1,971,664.1624

NAD 83 COORDINATES
N 3,687,732.0918
E 11,971,679.3759

AREA TABULATION

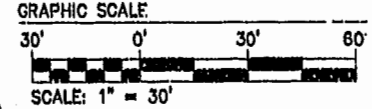
FORMER LOT 47	18,575 S.F.	0.426 AC.
NEW LOT 47	18,724 S.F.	0.430 AC.
FORMER LOT 48	15,817 S.F.	0.363 AC.
NEW LOT 48	12,995 S.F.	0.298 AC.

COMMON AREA

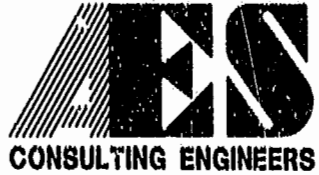
RIDGE DRIVE
50' R/W
(P.B. 70, PG. 90-93)

MOUNTAIN BERRY COURT
50' R/W

LAUREL RIDGE
PHASE 2
PB. 70, PG. 90-93
DOC. NO. 980019619



REFERENCES:
P.B. 70, PG. 90-93 - LOT 47
DOC. #010005650 - LOT 48



5248 Olde Towne Road, Suite 1
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Fax (757) 220-8994

PLAT SHOWING PROPERTY LINE ADJUSTMENT, LOT LINE EXTINGUISHMENT AND BUILDING SETBACK DELINEATION
LOTS 47 AND 48, LAUREL RIDGE - PHASE 2, AND PARCEL 12

STONEHOUSE

STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA



City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on at 3:58 PM, on 06/19/01 DOCUMENT # 020000108 BETSY B. WOOLRIDGE, CLERK	
1	11/0/01 REVISED DUE TO A CHANGE IN OWNERSHIP (LOT 48)
No.	DATE REVISION / COMMENT / NOTE

Designed AES	Drawn AWT
Scale 1"=30'	Date 6/19/01
Project No. 8922	
Drawing No. 2 OF 2	