

PLAT BOOK 66, PAGE 70

PLAT OF SUBDIVISION
WATERFORD
AT
POWHATAN SECONDARY
PHASE TWENTY-EIGHT
BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

DATE: 10/21/98 SHEET 3 OF 3 SCALE: 1"=40'

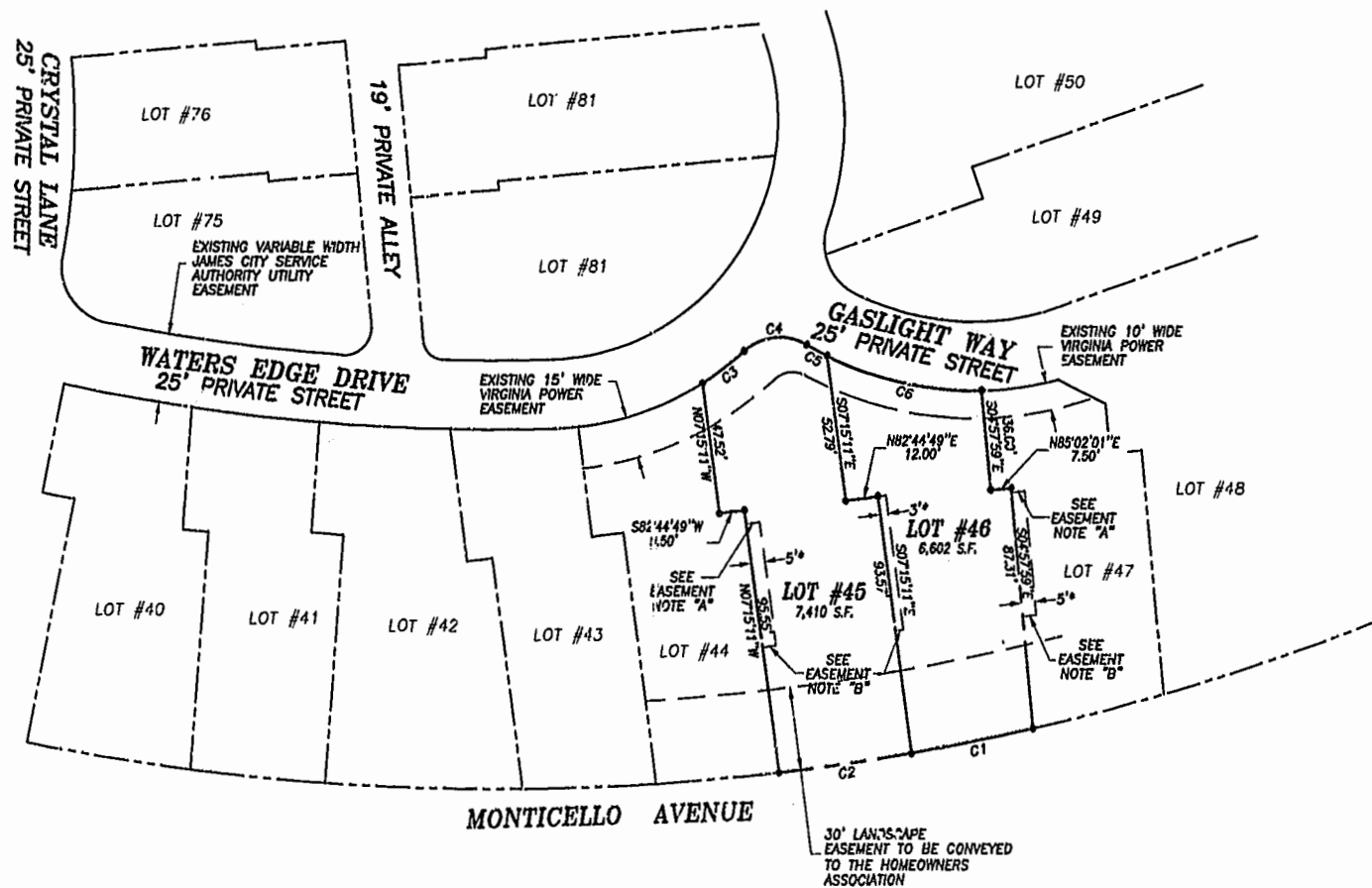
PROJECT NO: 97-008 DRAWN BY: SJB



SLEDD & ASSOCIATES, P.C.
ENGINEERS PLANNERS SURVEYORS
11832 ROCK LANDING DRIVE, SUITE 203
NEWPORT NEWS, VIRGINIA 23606
(757) 873-3386

CURVE TABLE

NUMBER	DELTA	RADIUS	LENGTH	TANGENT	CHORD	CHORD BEARING
C1	02°51'25"	924.91'	46.12'	23.06'	46.11'	S 78°54'03" W
C2	03°05'53"	924.91'	50.01'	25.01'	50.01'	S 81°52'42" W
C3	10°01'48"	112.50'	10.69'	4.87'	19.67'	N 53°32'59" E
C4	71°22'18"	20.00'	24.91'	14.36'	23.33'	N 84°13'12" E
C5	03°55'46"	125.00'	8.57'	4.29'	8.57'	S 02°03'33" E
C6	27°13'51"	125.00'	59.41'	30.28'	58.85'	S 77°38'21" E

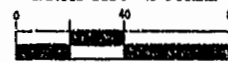


* EASEMENT FOR THE BENEFIT OF THE ADJACENT LOT OWNER.

EASEMENT NOTES:

- "A" EASEMENT TO BEGIN AT THE FENCE (AS CONSTRUCTED BY THE DEVELOPER) LOCATED NEAR THE FRONT OF THE BUILDING.
- "B" EASEMENT TO TERMINATE 8.00' BEYOND THE REAR OF THE BUILDING AS CONSTRUCTED BY THE DEVELOPER.
- "C" THE WIDTH OF THE PRIVATE DRAINAGE EASEMENT VARIES BETWEEN BUILDINGS AND WILL EXTEND TO 0.5' FROM THE BUILDING IN ORDER TO ELIMINATE ENCROACHMENTS.
- "D" EASEMENT TO BEGIN AT FRONT EDGE OF DECK AS CONSTRUCTED BY THE DEVELOPER.

GRAPHIC SCALE



SCALE: 1"= 40'

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
99 Jan. 2002
at 1:26 PM, PB 85, PG 1-3
DOCUMENT # 020002730
BETSY B. WOOLRIDGE, CLERK
Betsy Woolridge, Dep. Clerk