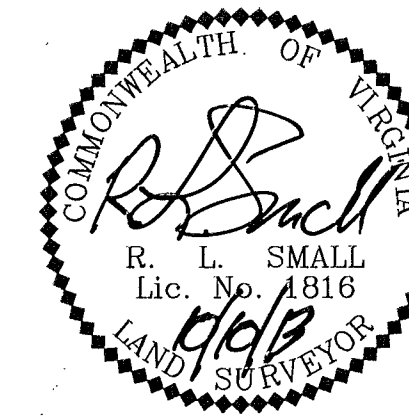


FAMILY SUBDIVISION OF THE PROPERTY OF
CHARLES A. HUFFMAN, III
 BEING
LOT 4
HIDDEN HARBOR
 GRAFTON MAGISTERIAL DISTRICT
 COUNTY OF YORK, VIRGINIA
 SCALE: 1"=60' DATE: OCTOBER 10, 2013



SHEET 2 OF 3
DAVIS & ASSOCIATES, P.C.
 LAND SURVEYORS AND PLANNERS
 3630 GEORGE WASHINGTON MEMORIAL HIGHWAY
 YORKTOWN, VIRGINIA 23693
 (757)867-8583



GRAPHIC SCALE
 1"=60'

— SYMBOLS —

- DENOTES MINIMUM BUILDING SETBACK LINES
- DENOTES IRON PIPE FOUND
- DENOTES IRON ROD FOUND
- DENOTES IRON ROD TO BE SET AT ALL PROPERTY LINE JUNCTURES
- DENOTES CONCRETE MONUMENT FOUND
- DENOTES CONCRETE MONUMENT TO BE SET
- DENOTES FOREST/OPEN SPACE BMP
- DENOTES JURISDICTIONAL WETLANDS

APPROVED

YORK COUNTY BOARD OF SUPERVISORS

BY: [Signature] for **SUSAN KASSEL**
 APPROVING AGENT

DATE: July 29, 2022

STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE YORK
 POQUOSON CIRCUIT COURT THIS 1st
 DAY OF August 2022, THIS MAP WAS
 PRESENTED AND ADMITTED TO RECORD AS
 THE LAW DIRECTS AS INSTRUMENT # 220013302

TESTE: Kristen N. Nelson
 CLERK

BY: Lauren Littell, et al

VIRGINIA STATE PLANE
 COORDINATES (NAD 1983)
 (INST. #080013312)

NOTE: THE FOREST/OPEN SPACE BMP AREAS SHOWN HEREON SHALL REMAIN UNDISTURBED AND IN THE CURRENT NATURAL STATE. ANY FUTURE ALTERATION WILL REQUIRE APPROVAL OF THE VSMP AUTHORITY AND MAY REQUIRE ADDITIONAL OR ALTERNATIVE STORMWATER COMPLIANCE MEASURES.

LOT 3 - HIDDEN HARBOR
 N/F
 PENINSULA PROPERTY, LLC
 GPIN: U07a-1566-4669
 TAX MAP: 25-55-00-003
 INST. #080013312 (PLAT)
 ZONE: RR
 #200 HIDDEN HARBOR

LOT 2 - HIDDEN HARBOR
 PROPERTY OF
 PENINSULA PROPERTY, LLC
 GPIN: U07a-1535-4432
 TAX MAP: 25-55-00-002
 INST. #080013312 (PLAT)
 ZONE: RR
 #120 HIDDEN HARBOR

LOT 1 - HIDDEN HARBOR
 N/F
 TIMOTHY J. & MARIA KOZLOWSKI
 GPIN: U07a-1468-4279
 TAX MAP: 25-55-00-001
 INST. #180010189
 ZONE: RR
 #105 HIDDEN HARBOR

N/F
 DIANA G. CLONTZ
 GPIN: U07a-1358-4182
 TAX MAP: 25-00-00-418
 D.B.1074 PG.123
 ZONE: RR
 #509 RAILWAY ROAD

N/F
 GRANVEL LEE HENRY, III
 & ZACHARY LEE HENRY
 GPIN: U07a-1165-4245
 TAX MAP: 25-00-00-419
 INST. #170010442
 ZONE: RR
 #505 RAILWAY ROAD

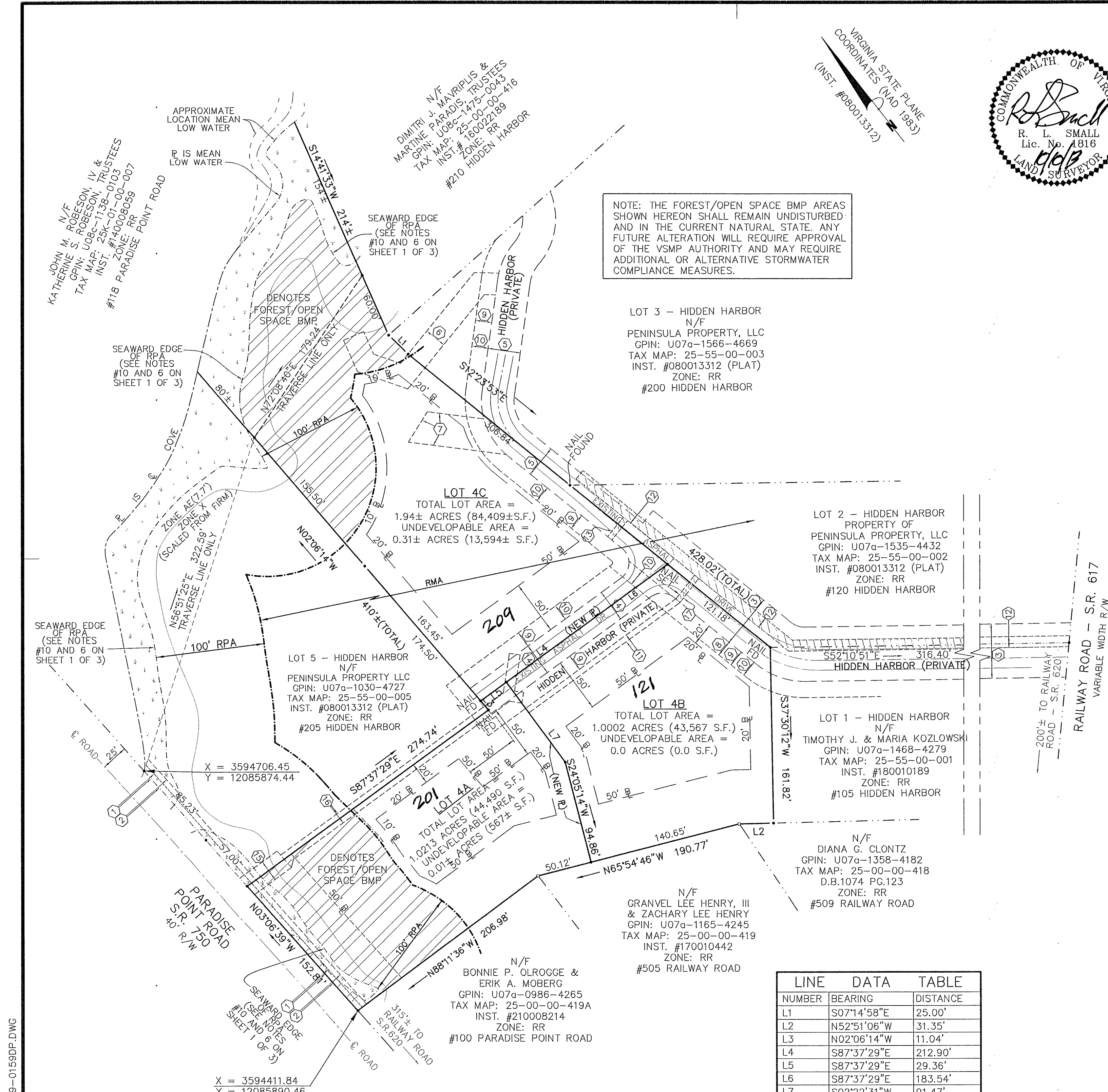
N/F
 BONNIE P. OLRIDGE &
 ERIK A. MOBERG
 GPIN: U07a-0986-4265
 TAX MAP: 25-00-00-419A
 INST. #210008214
 ZONE: RR
 #100 PARADISE POINT ROAD

LOT 5 - HIDDEN HARBOR
 N/F
 PENINSULA PROPERTY LLC
 GPIN: U07a-1030-4727
 TAX MAP: 25-55-00-005
 INST. #080013312 (PLAT)
 ZONE: RR
 #205 HIDDEN HARBOR

LOT 4B
 TOTAL LOT AREA =
 1.0002 ACRES (43,567 S.F.)
 UNDEVELOPABLE AREA =
 0.0 ACRES (0.0 S.F.)

LOT 4C
 TOTAL LOT AREA =
 1.94± ACRES (84,409±S.F.)
 UNDEVELOPABLE AREA =
 0.31± ACRES (13,594± S.F.)

LINE NUMBER	BEARING	DISTANCE
L1	S07°14'58"E	25.00'
L2	N52°51'06"W	31.35'
L3	N02°06'14"W	11.04'
L4	S87°37'29"E	212.90'
L5	S87°37'29"E	29.36'
L6	S87°37'29"E	183.54'
L7	S02°22'31"W	91.47'



09-0159DP.DWG