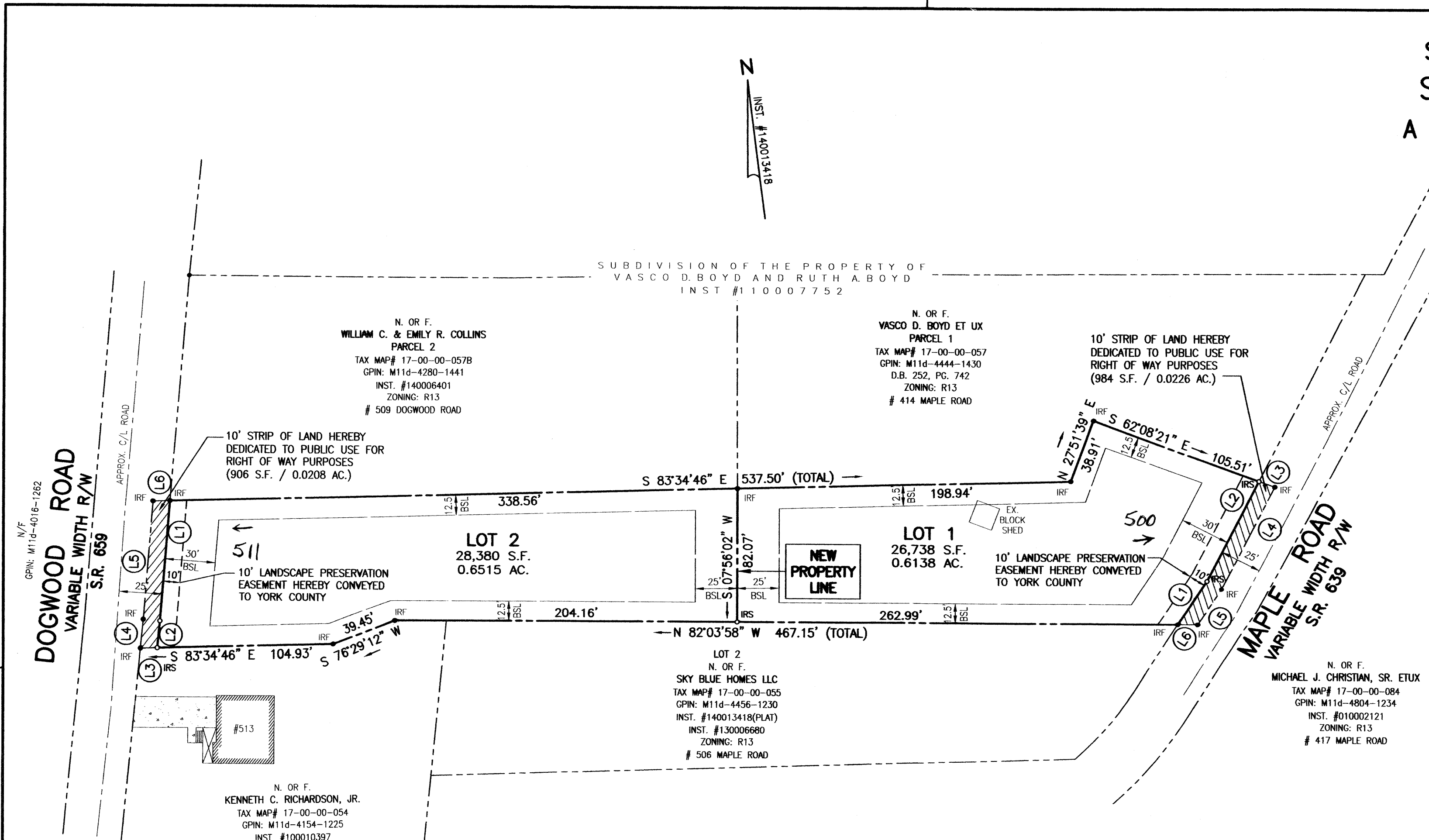


SUBDIVISION OF THE PROPERTY OF  
 SKY BLUE DEVELOPMENT, LLC  
 A VIRGINIA LIMITED LIABILITY COMPANY

NELSON DISTRICT  
 YORK COUNTY, VIRGINIA  
 JULY 10, 2015 SCALE: 1"=50'

CAMPBELL LAND SURVEYING, INC.  
 P.O. BOX 855  
 YORKTOWN, VIRGINIA 23692  
 (757) 890-0837

SHEET 2 OF 2



**LEGEND**

- PROPERTY LINE
- IRON PIPE/ROD FOUND
- IRON ROD SET
- BUILDING SETBACK LINE
- PROPOSED EASEMENT
- PROPOSED R/W DEDICATION FOR PUBLIC USE



**LOT 2**

LINE	BEARING	DISTANCE
L1	N 12°23'09" E	74.23'
L2	N 13°26'14" E	16.41'
L3	N 83°34'46" W	10.07'
L4	N 13°26'14" E	17.54'
L5	N 12°23'09" E	73.08'
L6	S 83°34'46" E	10.06'

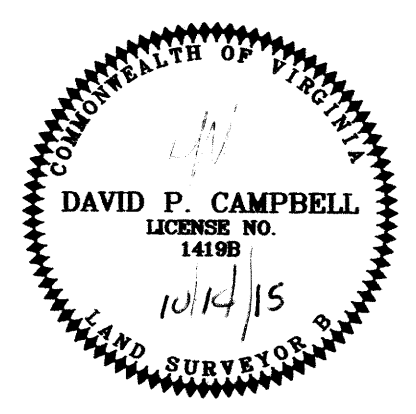
**LOT 1**

LINE	BEARING	DISTANCE
L1	S 40°44'26" W	32.20'
L2	S 34°49'55" W	68.27'
L3	S 62°08'21" E	10.07'
L4	S 34°49'55" W	70.01'
L5	S 40°44'26" W	26.27'
L6	N 82°03'58" W	11.90'

ZONING: R13  
 HIGH DENSITY SINGLE-FAMILY DETACHED RESIDENTIAL

**MINIMUM BUILDING SETBACKS**  
 FRONT YARD: 30'  
 SIDE YARD: 12.5'  
 REAR YARD: 25'

MINIMUM LOT AREA = 13,500 S.F.  
 MINIMUM LOT WIDTH = 90' @ BSL



**APPROVED**  
 YORK COUNTY BOARD OF SUPERVISORS  
 BY: W. Maddeline  
 PLAT APPROVING AGENT  
 DATE: 12/1/15

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THIS 8<sup>th</sup> DAY OF December 2015, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NUMBER 15cc 22393.  
 TESTE: Kristen A. Nielsen  
 CLERK  
 BY: Talvin Sp. Aldwin, Jr.