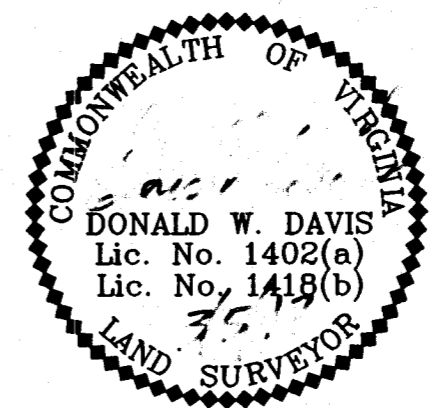


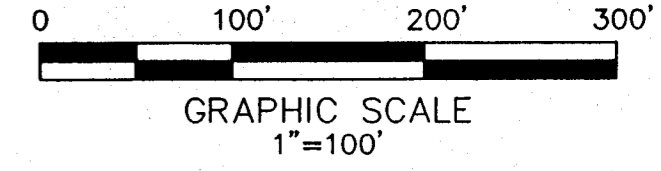
SETTLER'S CROSSING - SECTION ONE-B
(P.B.10 PG.586)
TAX MAP: 24-57-1B-LOT#
ZONE: R20

BASIS: P.B.10 PG.43



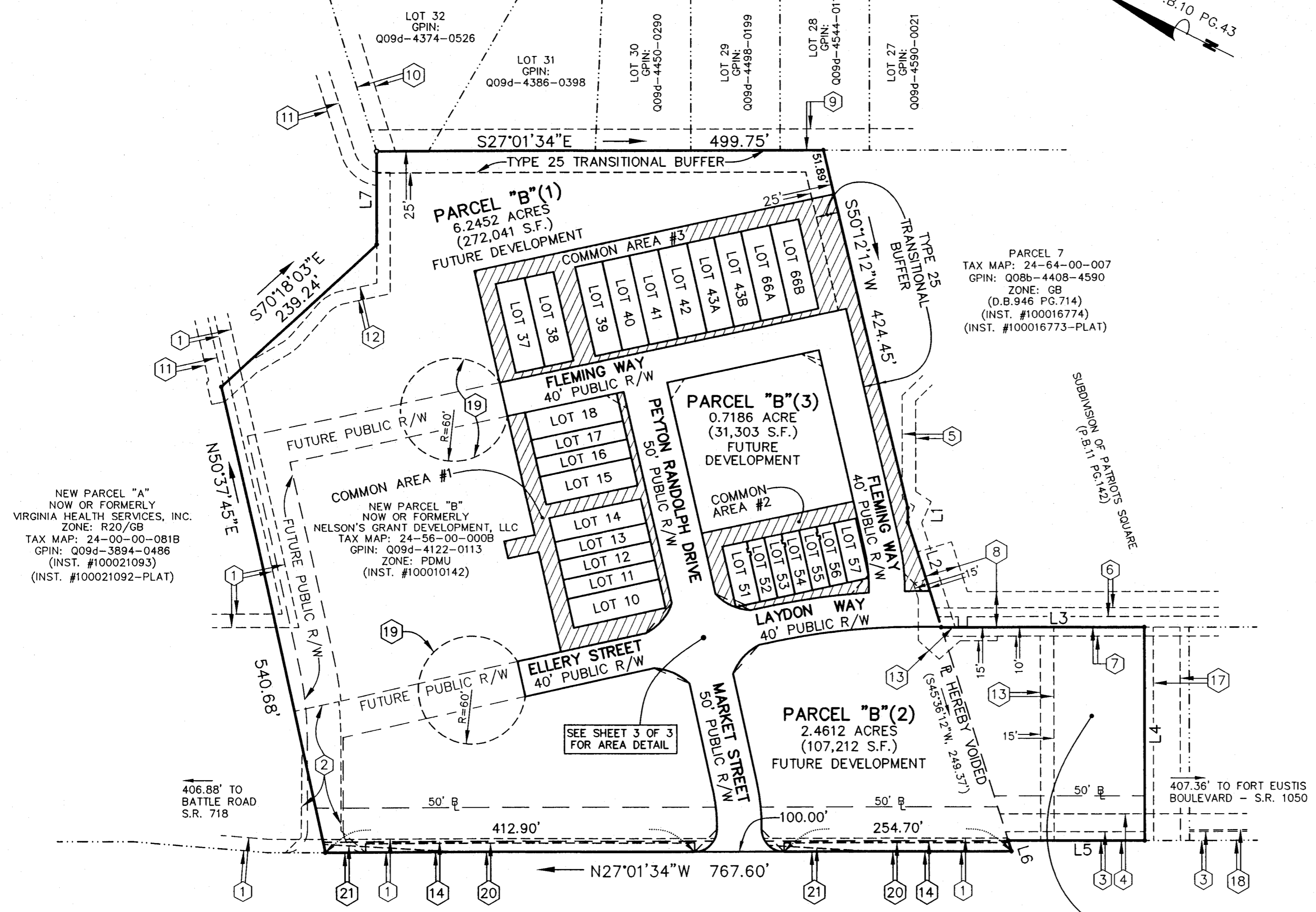
SUBDIVISION OF
**NELSON'S GRANT
PHASE ONE**
NELSON MAGISTERIAL DISTRICT
COUNTY OF YORK, VIRGINIA
SCALE: 1"=100' DATE: MARCH 5, 2012
SHEET 2 OF 4

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



- S Y M B O L S -

- 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 COMMON AREAS TO BE CONVEYED TO NELSON'S GRANT HOMEOWNERS ASSOCIATION



NEW PARCEL "A"
NOW OR FORMERLY
VIRGINIA HEALTH SERVICES, INC.
ZONE: R20/GB
TAX MAP: 24-00-00-081B
GPIN: Q09d-3894-0486
(INST. #100021093)

NEW PARCEL "B"
NOW OR FORMERLY
NELSON'S GRANT DEVELOPMENT, LLC
TAX MAP: 24-56-00-000B
GPIN: Q09d-4122-0113
ZONE: PDMU
(INST. #100010142)

PARCEL 7
TAX MAP: 24-64-00-007
GPIN: Q08b-4408-4590
ZONE: GB
(D.B.946 PG.714)
(INST. #100016774)
(INST. #100016773-PLAT)

PARCEL 1
NOW OR FORMERLY
NELSON'S GRANT DEVELOPMENT, LLC
TAX MAP: 24-64-00-001
GPIN: Q08b-3996-4541
ZONE: PDMU
(INST. #100016776)

GEORGE WASHINGTON MEMORIAL HIGHWAY - U.S. ROUTE 17
VARIABLE WIDTH R/W

A P P R O V E D
YORK COUNTY BOARD OF SUPERVISORS

BY: [Signature]
PLAT APPROVING AGENT

DATE: 12/19/12

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE YORK -
POQUOSON CIRCUIT COURT THIS 19th
DAY OF December 2012, THIS MAP WAS
PRESENTED AND ADMITTED TO RECORD AS
THE LAW DIRECTS AS INSTRUMENT # 120-22730
12/19/12

TESTE: [Signature]
CLERK

BY: [Signature]

CURVE DATA TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD DIRECTION
C1	89°58'11"	25.00'	39.26'	24.99'	35.35'	S72°00'40"E
C2	12°22'30"	175.00'	37.80'	18.97'	37.72'	N56°49'00"E
C3	41°32'35"	61.42'	44.53'	23.30'	43.56'	N03°42'12"W
C4	27°50'06"	61.42'	29.84'	15.22'	29.54'	S68°11'04"E
C5	19°18'44"	46.42'	15.65'	7.90'	15.57'	N88°14'31"E
C6	17°41'56"	46.42'	14.34'	7.23'	14.28'	S13°49'23"W
C7	28°24'46"	61.42'	30.46'	15.55'	30.15'	S09°13'58"E
C8	08°38'53"	820.00'	123.77'	62.00'	123.65'	S35°02'48"E
C9	12°20'41"	180.00'	38.78'	19.47'	38.71'	N56°48'05"E
C10	12°20'41"	220.00'	47.40'	23.79'	47.31'	S56°48'05"W
C11	11°23'58"	780.00'	155.19'	77.85'	154.93'	N33°40'16"W
C12	41°50'37"	61.42'	44.85'	23.48'	43.86'	N74°37'00"W
C13	12°22'30"	225.00'	48.60'	24.39'	48.50'	S56°49'00"W
C14	90°01'49"	25.00'	39.28'	25.01'	35.36'	S17°59'20"W
C15	00°55'53"	780.00'	12.68'	6.34'	12.68'	N27°30'21"W
C16	00°53'07"	820.00'	12.67'	6.33'	12.67'	S27°28'58"E
C17	12°22'30"	200.00'	43.20'	21.68'	43.11'	N56°49'00"E
C18	09°59'24"	800.00'	139.49'	69.92'	139.31'	S34°22'33"E
C19	02°20'27"	800.00'	32.68'	16.34'	32.68'	S28°12'37"E
C20	12°20'41"	200.00'	43.09'	21.63'	43.01'	S56°48'05"W

LINE DATA TABLE

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S63°01'26"W	17.00'	L18	S39°22'15"E	10.29'
L2	S45°36'12"W	124.75'	L19	S63°00'15"W	3.79'
L3	S27°01'34"E	227.37'	L20	N63°00'15"E	28.82'
L4	S62°58'26"W	238.00'	L21	S39°22'15"E	69.92'
L5	N27°01'34"W	152.92'	L22	S27°02'24"E	21.77'
L6	S45°36'12"W	12.57'	L23	S62°58'26"W	26.11'
L7	N62°58'27"E	107.83'	L24	S50°37'45"W	66.99'
L8	N63°00'15"E	3.84'	L25	S50°37'45"W	70.00'
L9	N50°37'45"E	40.00'	L26	N50°37'45"E	70.00'
L10	N39°22'15"W	35.00'	L27	S50°37'45"W	8.50'
L11	N50°37'45"E	20.00'	L28	N39°22'15"W	1.50'
L12	S39°22'15"E	35.00'	L29	S50°37'45"W	4.00'
L13	S62°58'26"W	5.54'	L30	S39°22'15"E	3.00'
L14	N62°58'26"E	7.14'	L31	N50°37'45"E	70.00'
L15	S27°02'24"E	15.51'	L32	N39°22'15"W	1.50'
L16	N27°02'24"W	28.02'	L33	S50°37'45"W	7.00'
L17	N39°22'15"W	9.10'			