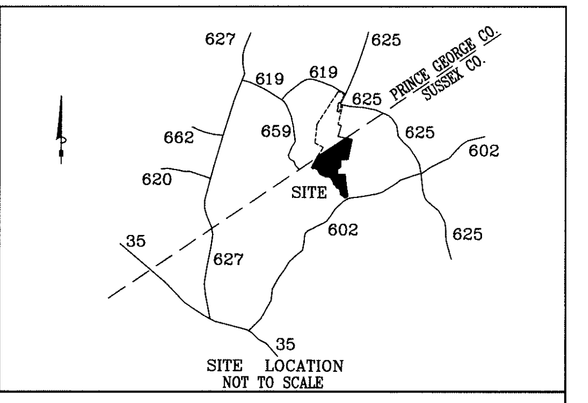
THIS SURVEY IS SUBJECT TO ANY EASEMENT OF RECORD AND OTHER PERTINENT FACTS WHICH A TITLE SEARCH MIGHT DISCLOSE.

NUMBER	DIRECTION	DISTANCE
L1	N54°33'33"W	83.42'
L2	N40°23'08"W	139.61'
L3	N54°46'27"W	209.56'
L4	N80°49'53"W	53.82'
L5	N62°47'17"W	53.09'
L6	N01°24'32"E	178.09'
L7	N17°03'39"W	240.17'
L8	N17°13'01"W	180.76'
L9	N78°39'04"W	243.92'
L10	N21°27'29"W	150.93'
L11	N33°48'54"W	177.74'
L12	N82°57'19"W	94.76'
L13	N36°17'33"W	52.66'
L14	N07°39'42"W	134.84'
L15	N21°06'22"W	199.71'
L16	N39°22'29"W	211.86'
L17	N27°00'00"W	138.22'
L18	N67°15'40"W	138.01'
L19	N78°48'59"W	161.30'
L20	S71°53'24"W	80.57'
L21	N88°02'52"W	137.40'
L22	N42°19'00"W	136.74'
L23	N82°45'59"W	94.15'
L24	N65°09'48"W	151.48'
L25	N47°21'49"W	34.91'
L26	N78°20'09"W	65.76'
L27	N61°30'46"W	60.39'
L28	N33°48'16"W	71.85'
L29	N37°55'41"W	100.24'
L30	N27°08'46"W	65.57'
L31	N01°38'56"W	54.58'
L32	N17°21'56"W	92.88'
L33	N61°58'25"W	111.53'
L34	N07°07'26"E	57.91'
L35	N38°15'51"W	54.42'
L36	S88°40'46"W	118.38'
L37	N55°27'13"W	147.21'
L38	S76°52'11"W	180.41'
L39	N45°34'06"W	111.39'
L40	N77°05'27"W	65.14'



SITE LOCATION
NOT TO SCALE

MARY B. TOMKO
T.P. 61-(A)-4D
D.B. 345 PG. 653
P.B. 20 PG. 65
(PRINCE GEORGE COUNTY)

DAVID E. BELSHAN
SANDRA B. BELSHAN
T.P. 60-(A)-4C
D.B. 444 PG. 870
(PRINCE GEORGE COUNTY)

ASHLEY E. PRICE
T.P. 60-(12)-1, 2 & 3
INSTR.#090000973
P.B. 24 PG. 56
(PRINCE GEORGE COUNTY)

WILLIAM E. TOMKO, III
WILLIAM E. TOMKO, JR.
MARY B. TOMKO L/E
T.P. 5-(A)-2
D.B. 209 PG. 61
P.B. 16 PG. 2

(T.P. 4-(A)-1)
AREA=71.662 AC.
ZONED "A-1"
WOODS
POND

PARCEL 1
AREA=90.051 AC.
(FOR AGRICULTURAL USE ONLY)
**
WOODS

(T.P. 12-(A)-3A)
AREA=52.857 AC.
ZONED "A-1"
WOODS

MARK FORMELLA
KRISTAN E. FORMELLA
T.P. 12-(3)-C
D.B. 208 PG. 243
P.B. 21 PG. 15

BRUCE S. POWERS
T.P. 12-(2)-4
D.B. 201 PG. 645
P.B. 19 PG. 35

AL SCHWARTZ, JR.
SUZANNE SCHWARTZ
T.P. 12-(2)-3A
D.B. 149 PG. 714
P.B. 19 PG. 81

BELSHAN FARM DEVELOPMENT, LLC
T.P. 5-(A)-3
D.B. 227 PG. 653
P.B. 9 PG. 9

JAMES E. BELSHAN
SANDRA S. BELSHAN
T.P. 13-(A)-1
D.B. 118 PG. 456
P.B. 17 PG. 134

PRINCE GEORGE COUNTY
SUSSEX COUNTY
2903.52' TOTAL
2118.29'
N58°17'45"E
S78°17'16"E 216.30'
S78°17'16"E 117.45'
S78°19'46"E 210.93'
S78°18'05"E 318.90'
PATH
1881.55'
S10°59'58"W
NOTE: THE COUNTY LINE WAS ESTABLISHED BY MONUMENTS LOCATED ON ROUTE 625 AND ROUTE 627.
N31°52'52"E 164.96'
785.23'
FARM PATH
S48°06'02"E
N31°52'52"E 270.37'
CLEAR (23.5 AC.)
FARM PATH
TRACT LINE 1786.60'
1854.73'
703.55'
S85°33'46"W
319.32'
638.65'
S00°52'50"E
68.13'
N28°37'23"E 1037.23'
N28°37'23"E 117.64'
(S00°52'50"E) 341.38'
(S50°47'26"W) 417.49'
S50°47'26"W 415.27'
18" WALNUT
S04°56'11"E 474.18'
N88°53'45"E 699.00'
(N88°53'45"E) 697.68'
(S03°20'43"E) 464.71'
S03°20'43"E 510.51'
N57°49'27"E 1320.32'
(S04°56'11"E) 547.37'
RUN OF BRANCH IS ℄
(S08°33'59"E) 1567.67'
S08°33'59"E 1549.56'
& EGRESS EASEMENT)
(PROPOSED 50' INGRESS
50'
C1
TO RTE. 625
S57°15'58"W 80.48'
S58°34'14"W 10.39'
TO RTE. 35
ROUTE 602
CABIN POINT ROAD
50' R/W

NUMBER	C1
DELTA ANGLE	07°31'54"
RADIUS	1625.03'
TANGENT	106.96'
ARC LENGTH	213.62'
CHORD LENGTH	213.46'
CHORD DIRECTION	S61°01'55"W

AREA TABLE

T.P. 12-(A)-3A	142.908Ac.
LESS PARCEL 1	90.051Ac.
REMAINING AREA	
T.P. 12-(A)-3A	52.857Ac.

** NOTE: PARCEL (1) IS FOR AGRICULTURAL USE ONLY AND THERE SHALL BE A TEN (10) YEAR LIMITATION FOR REZONING BY THE SUSSEX COUNTY DEPARTMENT PLANNING AND ZONING.

TOTAL AREA OF THIS PLAT=214.570 AC.

DAVID E. BELSHAN & SANDRA B. BELSHAN HEREBY CERTIFIES THAT THEY ARE THE OWNERS OF THE PROPERTY SHOWN ON THIS PLAT AND THAT THIS SUBDIVISION IS WITH THEIR FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES.
WITNESS MY HAND AND SEAL THIS _____DAY OF _____, 20__.

_____OWNER NAME

_____OWNER NAME

STATE OF VIRGINIA

COUNTY OF _____, TO-WIT

SUBSCRIBED AND SWORN TO BEFORE ME _____, A NOTARY PUBLIC IN AND FOR THE COUNTY OF _____, STATE OF VIRGINIA.

THIS _____DAY OF _____20____.

MY COMMISSION EXPIRES_____.

GIVEN UNDER MY HAND THIS_____DAY OF_____. 20____.

_____.
NOTARY REGISTRATION NO. NOTARY PUBLIC

THIS PLAT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE COMMITTED TO RECORD.

DATE_____HIGHWAY ENGINEER_____

DATE_____AGENT OR REPRESENTATIVE_____
OF GOVERNING BODY

I HEREBY CERTIFY THAT THE PROPERTY SHOWN ON THIS PLAT IS LOCATED IN ZONE "A" & "C" AS SHOWN ON THE SUSSEX COUNTY FLOOD INSURANCE RATE MAP, COMMUNITY-PANEL NUMBER 510192 0025 B, DATED MARCH 2, 1983.

_____ L.S.

I HEREBY CERTIFY THAT THIS PLAT WAS MADE BY ME AT THE DIRECTION OF THE OWNER AND IS ENTIRELY WITHIN THE BOUNDARIES OF LAND OWNED BY DAVID E. BELSHAN & SANDRA B. BELSHAN, THE LAST INSTRUMENT OF TITLE BEING IN DEED BOOK 129 PAGE 197. I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES WITHIN THE COUNTY OF SUSSEX, VIRGINIA, REGARDING THE PLATTING WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.
GIVEN UNDER MY HAND THIS 5TH DAY OF FEBRUARY, 2010.

_____
STATE REGISTERED LAND SURVEYOR

VANN & CANADA LAND SURVEYING
25085 New Market Rd. Courtland, VA 23837 757-562-4923
1212 S. Church St. Smithfield, VA 23430 757-357-3106

Scale
0' 500' 1000'

PLAT SHOWING SUBDIVISION OF THE PROPERTY OF

DAVID E. BELSHAN & SANDRA B. BELSHAN

LOCATED ON ROUTE 602
NEWVILLE DISTRICT
SUSSEX COUNTY, VIRGINIA
SCALE 1"=500' FEBRUARY 5, 2010

REFERENCE - D.B. 129 PG. 197
P.B. 1 PG. 42

LEGEND:
◑ - DENOTES IRON PIN FOUND
● - DENOTES IRON PIN SET
⊘ - DENOTES POINT IN BRANCH
⊕ - DENOTES IRON AXLE FOUND

DRAWN BY: L.L. JOB #F10-18-SUSSEX "GPS"