

ELECTRICAL REALTY AND SALES COMPANY  
 D.B. 715 PG. 1039  
 PARCEL ID #N0001605020  
 N 59°19'51" E 371.05'

N: 3733307.07  
 E: 11782538.59

20'x25'  
 WATER EASEMENT  
 500 SQ. FT.

LINE	BEARING	DISTANCE
L1	S 22°56'16" W	11.96'
L2	S 59°19'51" W	25.00'
L3	N 30°40'09" W	20.00'
L4	N 59°20'03" E	25.00'
L5	S 30°40'20" E	20.00'

9.63'

9.63' SIDEWALK EASEMENT &  
 PUBLIC ACCESS EASEMENT  
 2297 SQ. FT.

N 30°40'09" W 242.10'

S 30°40'09" E 235.00'

CC SCOTTS ADDITION LP  
 INST. #220011380  
 PARCEL ID #N0001605022  
 2902 N. ARTHUR ASHE BLVD.

**BOULEVARD WEST**  
 (60' PUBLIC R/W)  
 D.B. 698D PG. 223



N: 3733104.94  
 E: 11782658.46

N 22°56'16" E 460.95'

**N. ARTHUR ASHE  
 BOULEVARD**  
 (100' PUBLIC R/W)  
 D.B. 698D PG. 223



SCALE: 1" = 30'

PLAT SHOWING A WATER AND  
 SIDEWALK/PUBLIC ACCESS EAEMENT  
 ON TAX PARCEL N0001605002  
 CITY OF RICHMOND ~ VIRGINIA

**JENNINGSTEPHENSON, P.C.**

LAND SURVEYORS  
 & PLANNERS

10160 STAPLES MILL ROAD  
 GLEN ALLEN, VA 23060  
 PHONE (804) 545-6235  
 FAX (804) 545-6239



DATE: APRIL 4, 2023

SCALE: 1" = 30'

DRAWN BY: BML

J.N.: 21-602

CHECK BY: BML