

CLOSURE - SANDCREST

Point of Beginning

PT 01 Easting: 20101.0104'
Northing: 9926.6273'

Side 1: Line

Direction: N89° 04' 17.00"E
Angle: [-090.9286 (d)]
Deflection angle: [089.0714 (d)]
Distance: 225.000'

PT 02 Easting: 20325.9808'
Northing: 9930.2738'

Side 2: Line

Direction: N80° 32' 37.00"E
Angle: [171.4722 (d)]
Deflection angle: [-008.5278 (d)]
Distance: 101.120'

PT 03 Easting: 20425.7267'
Northing: 9946.8875'

Side 3: Line

Direction: N89° 04' 17.00"E
Angle: [-171.4722 (d)]
Deflection angle: [008.5278 (d)]
Distance: 2217.010'

PT 04 Easting: 22642.4456'
Northing: 9982.8177'

Side 4: Line

Direction: S00° 38' 02.00"E
Angle: [-089.7053 (d)]
Deflection angle: [090.2947 (d)]
Distance: 1420.630'

PT 05 Easting: 22658.1623'
Northing: 8562.2746'

Side 5: Line

Direction: N90° 00' 00.00"W
Angle: [-089.3661 (d)]
Deflection angle: [090.6339 (d)]
Distance: 52.000'

PT 06 Easting: 22606.1623'
Northing: 8562.2746'

Side 6: Line

Direction: N00° 38' 02.00"W

Angle: [-090.6339 (d)]

Deflection angle: [089.3661 (d)]

Distance: 156.430'

PT 07 Easting: 22604.4317'

Northing: 8718.6951'

Side 7: Curve

Curve direction: Clockwise

Radius: 40.000'

Arc length: [71.509']

Delta angle: [102.4296 (d)]

Tangent: [49.776']

Chord direction: N43° 43' 09.00"W

Chord angle: [136.9147 (d)]

Deflection angle: [-043.0853 (d)]

Chord distance: 62.360'

PT 08 Easting: 22561.3332'

Northing: 8763.7649'

Side 8: Line

Direction: N63° 56' 40.00"W

Angle: [108.5599 (d)]

Deflection angle: [-071.4401 (d)]

Distance: 59.800'

PT 09 Easting: 22507.6107'

Northing: 8790.0316'

Side 9: Line

Direction: S89° 13' 46.00"W

Angle: [153.1739 (d)]

Deflection angle: [-026.8261 (d)]

Distance: 1641.910'

PT 10 Easting: 20865.8492'

Northing: 8767.9506'

Side 10: Line

Direction: N00° 47' 48.00"W

Angle: [-090.0261 (d)]

Deflection angle: [089.9739 (d)]

Distance: 134.800'

PT 11 Easting: 20863.9750'

Northing: 8902.7376'

Side 11: Line

Direction: S89° 12' 12.00"W

Angle: [090.0000 (d)]

Deflection angle: [-090.0000 (d)]

Distance: 146.590'

PT 12 Easting: 20717.3991'

Northing: 8900.6994'

Side 12: Curve

Curve direction: Counter-clockwise

Radius: 282.000'

Arc length: [26.300']

Delta angle: [005.3434 (d)]

Tangent: [13.159']

Chord direction: N19° 56' 54.00"W

Chord angle: [-109.1517 (d)]

Deflection angle: [070.8483 (d)]

Chord distance: 26.290'

PT 13 Easting: 20708.4297'

Northing: 8925.4120'

Side 13: Line

Direction: S67° 22' 49.00"W

Angle: [090.0003 (d)]

Deflection angle: [-089.9997 (d)]

Distance: 64.000'

PT 14 Easting: 20649.3527'

Northing: 8900.7968'

Side 14: Line

Direction: N62° 31' 25.00"W

Angle: [-129.9039 (d)]

Deflection angle: [050.0961 (d)]

Distance: 102.530'

PT 15 Easting: 20558.3880'

Northing: 8948.1024'

Side 15: Curve

Curve direction: Counter-clockwise

Radius: [50.001']

Arc length: [173.842']

Delta angle: 199.2058 (d)

Tangent: [295.530']

Chord direction: N72° 07' 35.00"W

Chord angle: [170.3972 (d)]

Deflection angle: [-009.6028 (d)]

Chord distance: 98.600'

PT 16 Easting: 20464.5468'

 Northing: 8978.3646'

Side 16: Line

Direction: N00° 46' 54.00"W

Angle: [-009.0524 (d)]

Deflection angle: [170.9476 (d)]

Distance: 207.180'

PT 17 Easting: 20461.7204'

 Northing: 9185.5253'

Side 17: Line

Direction: N35° 56' 22.00"W

Angle: [144.8422 (d)]

Deflection angle: [-035.1578 (d)]

Distance: 164.590'

PT 18 Easting: 20365.1176'

 Northing: 9318.7836'

Side 18: Line

Direction: S89° 13' 06.00"W

Angle: [125.1578 (d)]

Deflection angle: [-054.8422 (d)]

Distance: 43.100'

PT 19 Easting: 20322.0217'

 Northing: 9318.1956'

Side 19: Curve

Curve direction: Counter-clockwise
Radius: 121.000'
Arc length: [29.967']
Delta angle: [014.1897 (d)]
Tangent: [15.060']
Chord direction: S06° 18' 49.00"W
Chord angle: [097.0953 (d)]
Deflection angle: [-082.9047 (d)]
Chord distance: 29.890'
PT 20 Easting: 20318.7346'
Northing: 9288.4869'

Side 20: Line

Direction: S89° 13' 06.00"W
Angle: [-090.0004 (d)]
Deflection angle: [089.9996 (d)]
Distance: 58.000'
PT 21 Easting: 20260.7400'
Northing: 9287.6956'

Side 21: Curve

Curve direction: Clockwise
Radius: 179.000'
Arc length: [29.804']
Delta angle: [009.5400 (d)]
Tangent: [14.937']
Chord direction: N03° 59' 16.00"E
Chord angle: [-085.2306 (d)]
Deflection angle: [094.7694 (d)]
Chord distance: 29.770'
PT 22 Easting: 20262.8104'
Northing: 9317.3935'

Side 22: Line

Direction: S89° 13' 06.00"W
Angle: [080.4605 (d)]
Deflection angle: [-099.5395 (d)]
Distance: 193.480'
PT 23 Easting: 20069.3484'
Northing: 9314.7540'

Side 23: Line

Direction: N00° 46' 54.00"W

Angle: [-090.0000 (d)]

Deflection angle: [090.0000 (d)]

Distance: 261.330'

PT 24 Easting: 20065.7832'

Northing: 9576.0597'

Side 24: Line

Direction: N07° 44' 56.00"E

Angle: [-171.4694 (d)]

Deflection angle: [008.5306 (d)]

Distance: 101.120'

PT 25 Easting: 20079.4174'

Northing: 9676.2563'

Side 25: Line

Direction: N00° 46' 54.00"W

Angle: [171.4694 (d)]

Deflection angle: [-008.5306 (d)]

Distance: 225.000'

PT 26 Easting: 20076.3479'

Northing: 9901.2354'

Side 26: Line

Direction: N44° 08' 41.00"E

Angle: [-135.0736 (d)]

Deflection angle: [044.9264 (d)]

Distance: 35.400'

PT 01 Easting: 20101.0031'

Northing: 9926.6378'

Closure Summary

Precision, 1 part in: 618496.211'

Error distance: 0.013'

Error direction: N34° 51' 24.79"W

Area: 2792305.69 Sq. Ft.

Square area: 2792305.694

Perimeter: 7942.442'