

EASEMENT LEGEND

- 1 - EXISTING 40' YORK COUNTY DRAINAGE EASEMENT [D.B. 359, PG. 469]
- 2 - EXISTING 20' YORK COUNTY UTILITY EASEMENT (CENTERED OVER SANITARY SEWER LINE) [INST. # 170019369]
- 3 - EXISTING VARIABLE WIDTH YORK COUNTY SIGHT EASEMENT [INST. # 170019369]
- 4 - EXISTING PRIVATE 25' DRAINAGE AND UTILITY EASEMENT FOR THE BENEFIT OF TAX PARCELS #36-00-00-022 & #36-01-00-000A [INST. # 100021723]
- 5 - EXISTING VARIABLE WIDTH PRIVATE DRAINAGE AND UTILITY EASEMENT FOR THE BENEFIT OF TAX PARCELS #36-00-00-022 & #36-01-00-000A [INST. # 140021262]
- 6 - EXISTING 35' PRIVATE INGRESS/EGRESS, DRAINAGE AND UTILITIES EASEMENT [INST. # 170020100]
- 7 - EXISTING VARIABLE WIDTH DRAINAGE EASEMENT (OVER AND THROUGH STORMWATER BASIN, BMP #'s 3 & 4) [INST. # 170020100]
- 8 - EXISTING 10' DRAINAGE EASEMENT (CENTERED ON STORM DRAIN) [INST. # 170020100]
- 9 - EXISTING VARIABLE WIDTH YORK COUNTY WETLANDS CONSERVATION EASEMENT (OVER AND ACROSS JURISDICTIONAL WETLANDS) [INST # 170019369]
- 11 - EXISTING VARIABLE WIDTH YORK COUNTY SIGHT EASEMENT [INST. # 170020100]
- 12 - EXISTING PRIVATE VARIABLE WIDTH PEDESTRIAN ACCESS ESMT. (ENCOMPASSING SIDEWALKS AND CROSSWALKS ADJACENT TO PUBLIC RIGHT-OF-WAYS). [INST. # 170019369]
- 13 - EXISTING PRIVATE VARIABLE WIDTH PEDESTRIAN ACCESS ESMT. (ENCOMPASSING SIDEWALKS AND CROSSWALKS ADJACENT TO PUBLIC RIGHT-OF-WAYS) [INST. # 170020100]
- 14 - EXISTING 20' YORK COUNTY UTILITY EASEMENT [INST. # 170020100]
- 15 - EXISTING PRIVATE 10' DRAINAGE EASEMENT (CENTERED ON STORM DRAIN) [INST. # 170019369]

LINE DATA TABLE

LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE	LINE	BEARING	DISTANCE
L1	S 17°22'50" W	77.64'	L21	N 89°47'45" W	14.12'	L41	S 63°24'14" W	17.76'
L2	S 24°02'52" W	51.98'	L22	S 25°57'17" W	17.25'	L42	S 59°11'39" E	18.62'
L3	N 41°02'25" W	22.47'	L23	N 56°21'59" W	24.83'	L43	S 54°38'16" W	10.93'
L4	N 72°37'10" W	98.05'	L24	N 76°23'56" W	32.64'	L44	N 59°11'39" W	9.32'
L5	S 44°45'26" W	32.89'	L25	N 64°41'27" W	22.80'	L45	S 59°11'39" E	15.00'
L6	N 38°42'19" W	20.44'	L26	N 73°33'23" W	33.87'	L46	N 30°48'21" E	59.66'
L7	S 81°31'34" W	30.27'	L27	S 61°45'16" W	26.26'	L47	N 69°05'37" E	110.54'
L8	S 51°12'14" W	18.81'	L28	S 88°50'17" W	27.21'	L48	S 72°37'10" E	98.22'
L9	S 17°08'55" W	38.17'	L29	S 71°49'31" W	33.63'	L49	N 59°11'39" W	105.00'
L10	S 51°58'29" W	22.90'	L30	N 59°21'10" W	14.42'			
L11	N 79°17'31" W	25.01'	L31	N 80°33'58" W	40.14'			
L12	S 88°30'15" W	24.99'	L32	S 54°13'15" W	22.35'			
L13	S 65°34'20" W	19.60'	L33	N 89°57'38" W	12.55'			
L14	S 03°51'23" W	26.53'	L34	S 52°21'03" W	15.66'			
L15	S 52°52'44" W	21.13'	L35	S 03°51'00" W	13.19'			
L16	S 69°56'35" W	23.00'	L36	S 77°34'42" W	17.12'			
L17	S 79°56'26" W	30.12'	L37	S 05°06'51" E	11.82'			
L18	N 88°07'43" W	19.02'	L38	S 55°13'35" W	11.75'			
L19	S 57°32'55" W	16.07'	L39	N 77°41'13" W	11.01'			
L20	N 66°46'39" W	25.52'	L40	S 06°32'57" E	21.84'			

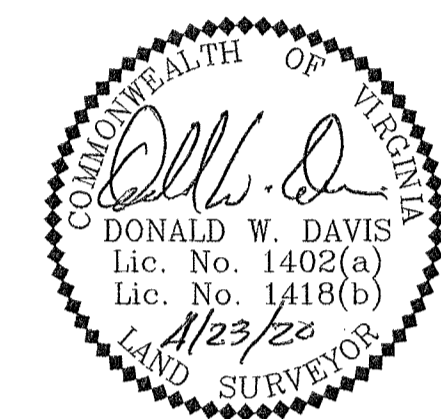
CURVE DATA TABLE

NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD DIRECTION
C1	90°00'00"	25.00'	39.27'	25.00'	35.36'	N 14°11'39" W
C2	38°17'16"	200.00'	133.65'	69.43'	131.18'	N 49°56'59" E
C3	38°17'13"	200.00'	133.65'	69.43'	131.17'	N 88°14'13" E
C4	47°16'53"	24.50'	20.22'	10.72'	19.65'	S 35°33'12" E
C5	90°00'00"	72.00'	113.10'	72.00'	101.82'	N 75°48'21" E
C6	38°17'16"	95.00'	63.48'	32.98'	62.31'	N 49°56'59" E
C7	38°17'16"	95.00'	63.48'	32.98'	62.31'	N 88°14'13" E

CONDOMINIUM PLAT
OF
PHASE FORTY SEVEN
MAINSTAY AT
COMMONWEALTH GREEN
SECTION ONE

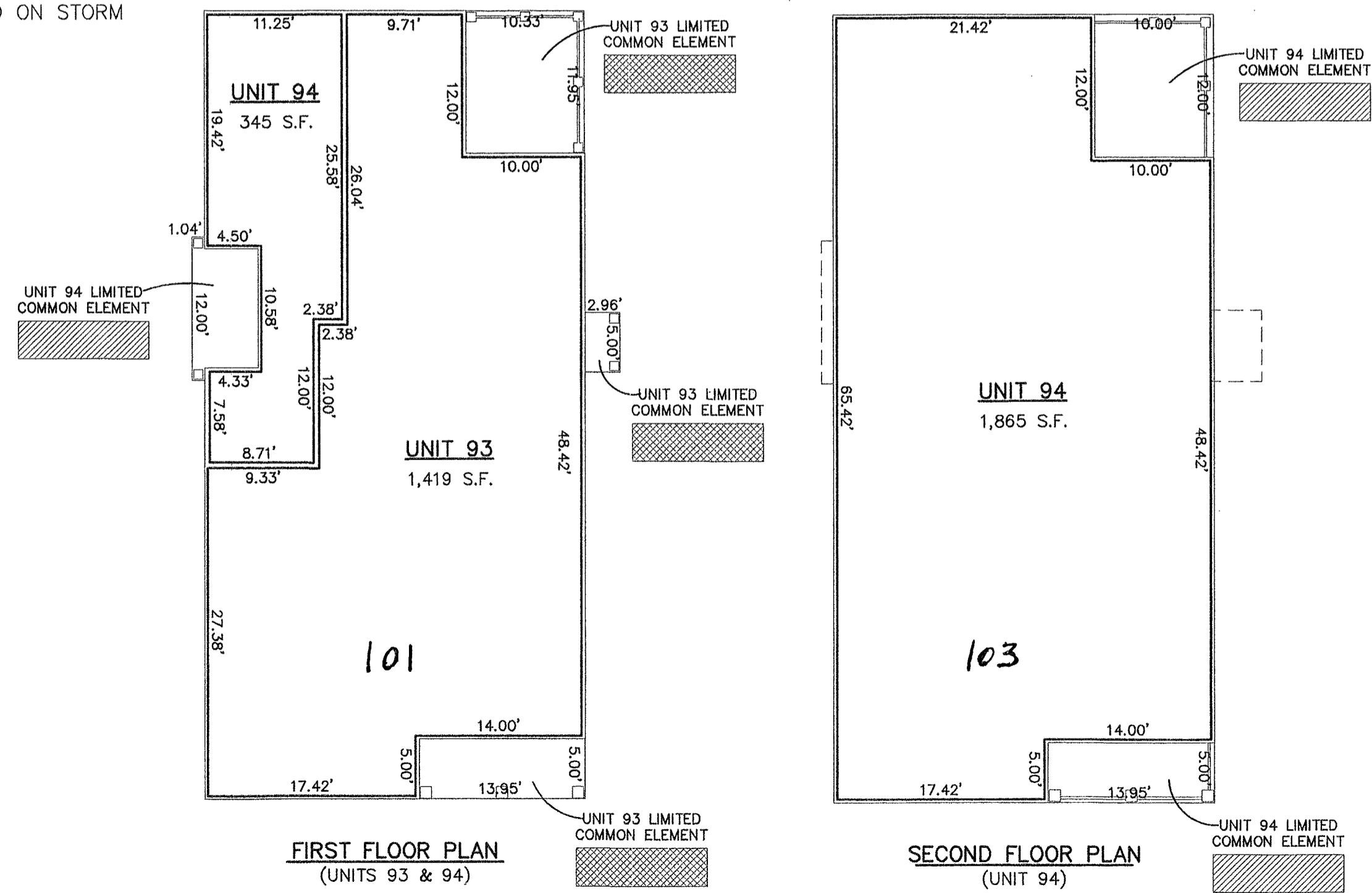
BETHEL MAGISTERIAL DISTRICT
COUNTY OF YORK, VIRGINIA
SCALE: 1"=10' DATE: APRIL 23, 2020
SHEET 4 OF 5

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



PHASE FORTY SEVEN - BUILDING ONE DETAIL

DIMENSIONS REFLECT INTERIOR FRAME LINE



- SYMBOLS -

- DENOTES LIMITED COMMON ELEMENT - UNIT 93
- DENOTES LIMITED COMMON ELEMENT - UNIT 94

APPROVED
YORK COUNTY BOARD OF SUPERVISORS

BY: Susan Kassel
PLAT APPROVING AGENT

DATE: JUNE 11, 2020

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE YORK -
POQUOSON CIRCUIT COURT THIS 12th
DAY OF June 2020, THIS MAP WAS
PRESENTED AND ADMITTED TO RECORD AS
THE LAW DIRECTS AS INSTRUMENT # 200009353

TESTE: KRISTEN H. NELSON, CLERK
CLERK
BY: Megan Bowen PC