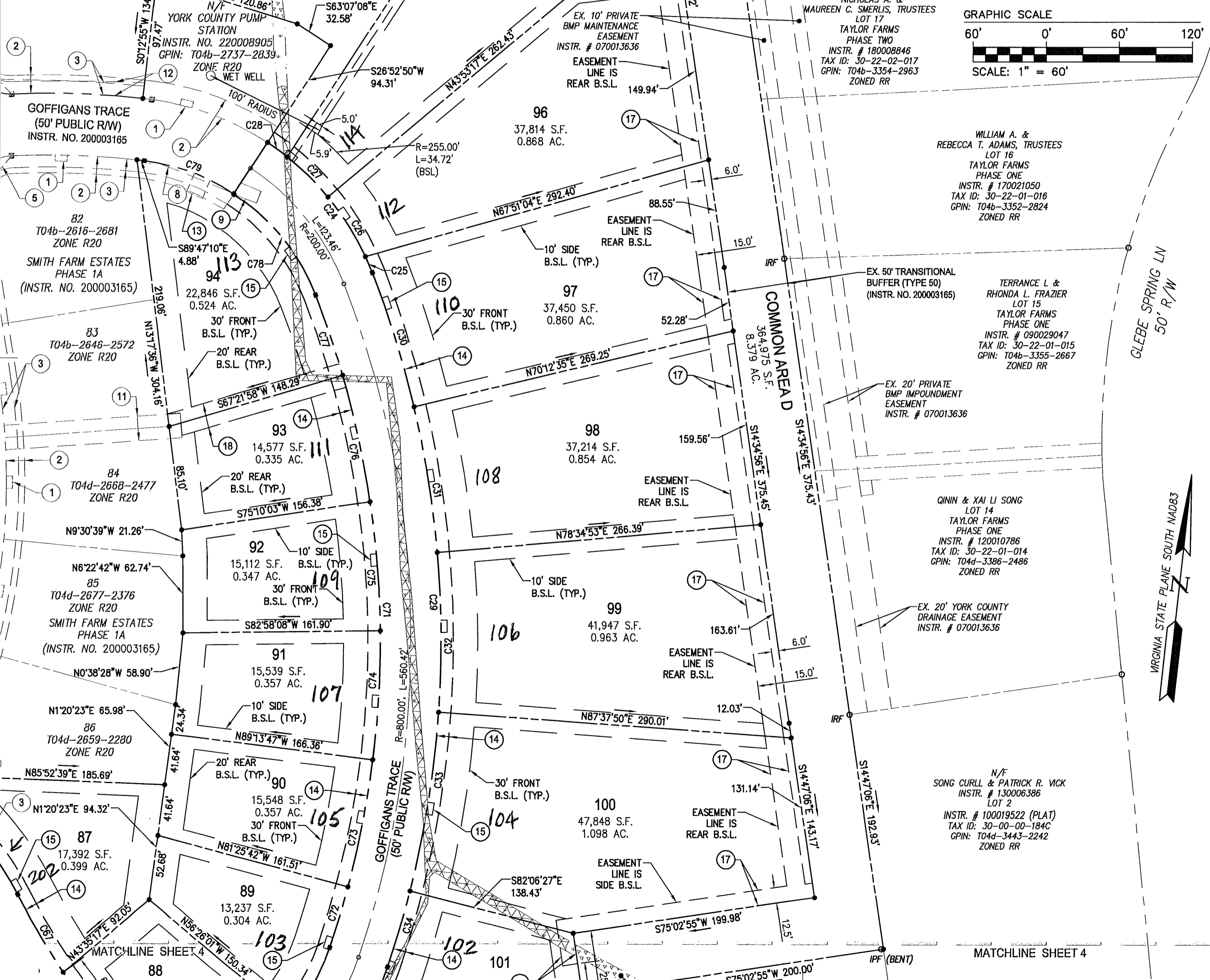


**FUTURE DEVELOPMENT  
REMAINDER SMITH FARM  
ESTATES**  
SMITH FARM ESTATES, LLC  
517 YORKTOWN ROAD  
(FUTURE 801 YORKTOWN ROAD  
PER YORK COUNTY DEPARTMENT  
OF INFORMATION TECHNOLOGY)  
TAX ID: 30-00-00-182  
GPIN: T04d-2314-2904  
ZONED R20  
FORMER AREA=2,929,067 S.F.±  
67.242 AC.±  
(TO TRAVERSE LINE)  
(INSTR. #180011048)  
(INSTR. #200003165)  
NEW AREA = 1,926,386 S.F.±  
44.224 AC.±

**COMMON AREA D**  
364,975 S.F.  
8.379 AC.

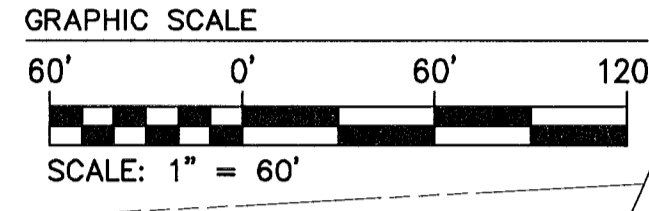


MATTHEW DANIEL REED &  
HEAJIN JUDE PARK  
LOT 18  
TAYLOR FARMS  
PHASE TWO  
INSTR. 100021194  
TAX ID: 30-22-02-018  
GPIN: T04b-3347-3104  
ZONED RR

EXISTING JURISDICTIONAL NON-TIDAL WETLANDS,  
U.S. ARMY CORPS OF ENGINEERS PROJECT  
NO. NAO-2019-00280, VALID UNTIL MAY 7, 2023  
PER U.S. ARMY CORPS OF ENGINEERS, NORFOLK  
DISTRICT LETTER DATED MAY 7, 2018. (TYP.)  
(SEE INSTRUMENT NO. 200003165)

EXISTING JURISDICTIONAL WETLANDS IMPACTS  
U.S. ARMY CORPS OF ENGINEERS  
PERMIT# WP4-18-0991  
(SEE INSTRUMENT NO. 200003165)

VARIABLE WIDTH WETLANDS CONSERVATION  
EASEMENT OVER U.S. ARMY CORPS OF  
ENGINEERS JURISDICTIONAL NON-TIDAL  
WETLANDS HEREBY CONVEYED TO  
YORK COUNTY



NICHOLAS A. &  
MAUREEN C. SMERLIS, TRUSTEES  
LOT 17  
TAYLOR FARMS  
PHASE TWO  
INSTR. # 180008846  
TAX ID: 30-22-02-017  
GPIN: T04b-3354-2963  
ZONED RR

WILLIAM A. &  
REBECCA T. ADAMS, TRUSTEES  
LOT 16  
TAYLOR FARMS  
PHASE ONE  
INSTR. # 170021050  
TAX ID: 30-22-01-016  
GPIN: T04b-3352-2824  
ZONED RR

TERRANCE L &  
RHONDA L. FRAZIER  
LOT 15  
TAYLOR FARMS  
PHASE ONE  
INSTR. # 090029047  
TAX ID: 30-22-01-015  
GPIN: T04b-3355-2667  
ZONED RR

EX. 20' PRIVATE  
BMP IMPOUNDMENT  
EASEMENT  
INSTR. # 070013636

QININ & XAI LI SONG  
LOT 14  
TAYLOR FARMS  
PHASE ONE  
INSTR. # 120010786  
TAX ID: 30-22-01-014  
GPIN: T04d-3386-2486  
ZONED RR

EX. 20' YORK COUNTY  
DRAINAGE EASEMENT  
INSTR. # 070013636

N/F  
SONG CURLL & PATRICK R. VICK  
INSTR. # 130006386  
LOT 2  
INSTR. # 100019522 (PLAT)  
TAX ID: 30-00-00-184C  
GPIN: T04d-3443-2242  
ZONED RR

**PLAT OF SUBDIVISION  
SMITH FARM ESTATES  
PHASE 2A**

BETHEL DISTRICT  
YORK COUNTY, VIRGINIA

Date: 6/20/2023 Scale: 1" = 60' Proj. No.: W10415-02 Proj. Contacts: SJB / PET



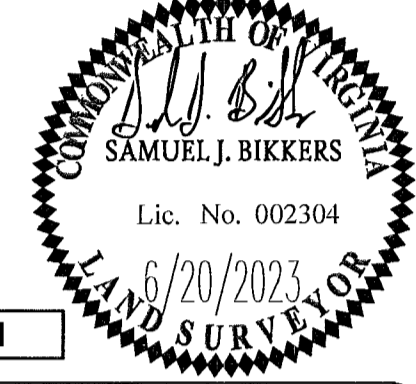
5248 Olde Towne Road, Suite 1  
Williamsburg, Virginia 23188  
Phone: (757) 253-0040  
Fax: (757) 220-8994  
www.aesva.com

SHEET 3 OF 6

FOR LOT CURVE  
TABLES SEE  
SHEET 6

SEE SHEET 6 FOR SURVEY LEGEND

SEE SHEET 6 FOR AREA TABULATION



- EASEMENT LEGEND:**
- 1 EXISTING 5x10' CITY OF NEWPORT NEWS WATERLINE EASEMENT (TYPICAL, ALL LOTS IN SMITH FARM ESTATES, PHASE 1A), INSTR. #200010125 & INSTR. #200010126
  - 2 EXISTING 15' AND 20' DOMINION ENERGY EASEMENT, INSTR. #190015212.
  - 3 EXISTING 10' YORK COUNTY LANDSCAPE PRESERVATION EASEMENT, SMITH FARM ESTATES, PHASE 1A, INSTR. #200003165.
  - 4 EXISTING 10' YORK COUNTY LANDSCAPE PRESERVATION EASEMENT, SMITH FARM ESTATES, PHASE 1B, INSTR. #210001469.
  - 5 EXISTING VARIABLE WIDTH YORK COUNTY SIGHT EASEMENT, SMITH FARM ESTATES, PHASE 1A, INSTR. #200003165.
  - 7 EXISTING 15' SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION DRAINAGE EASEMENT, PHASE 1B, INSTR. #210001469.
  - 8 EXISTING VARIABLE WIDTH SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION DRAINAGE EASEMENT, PHASE 1A, INSTR. #200003165
  - 9 EXISTING 10' SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION DRAINAGE EASEMENT WITHIN THE GOFFIGANS TRACE (50' PUBLIC R/W) INSTR. # 200003165 HEREBY VACATED
  - 11 EXISTING 20' SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION DRAINAGE EASEMENT, PHASE 1A, #200003165
  - 12 EXISTING 20' AND VARIABLE WIDTH YORK COUNTY UTILITY EASEMENT, SMITH FARM ESTATES, PHASE 1A, INSTR. #200003165
  - 13 EXISTING TEMPORARY TURN AROUND EASEMENT ON LOT 94 INSTR. #200003165 HEREBY VACATED
  - 14 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY.
  - 15 5'x10' WATERLINE EASEMENT (TYPICAL, ALL LOTS) TO BE DEDICATED TO THE CITY OF NEWPORT NEWS.
  - 16 VARIABLE WIDTH SIGHT EASEMENT HEREBY CONVEYED TO YORK COUNTY.
  - 17 VARIABLE WIDTH DRAINAGE EASEMENT HEREBY CONVEYED TO THE SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION.
  - 18 20' DRAINAGE EASEMENT HEREBY CONVEYED TO THE SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION.
  - 19 VARIABLE WIDTH UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY
  - 21 5' DRAINAGE EASEMENT HEREBY CONVEYED TO THE SMITH FARMS ESTATES HOMEOWNERS ASSOCIATION.
- NOTE: SEE SHEET 4 EASEMENT LEGEND FOR (22) - (23) - (24)

APPROVED:  
YORK COUNTY BOARD OF SUPERVISORS  
BY: Dwan Kassel, PLAT APPROVING AGENT  
DATE: JUNE 29, 2023  
STATE OF VIRGINIA  
COUNTY OF YORK  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 29th DAY OF June, 2023.  
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 230009343  
TESTE: Kristen Nelson, CLERK  
BY: Barbara Hutchman