

240008509

CURVE TABLE

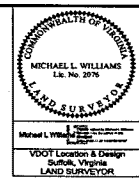
CURVE	BEARING	CHORD	ARC	RADIUS
C1	N34°55'12"W	173.01'	173.02'	5,635.56'
C2	S34°56'32"E	156.15'	156.16'	5,644.56'

**RIGHT OF WAY PLAN SHEET SHOWING
PROPOSED RIGHT OF WAY & EASEMENTS**
Conveyed By Deed To The
COMMONWEALTH OF VIRGINIA

Grafton Magisterial District
York County, Virginia
Scale 1" = 25'
Plat By Michael L. Williams, L.S.
August 4, 2023

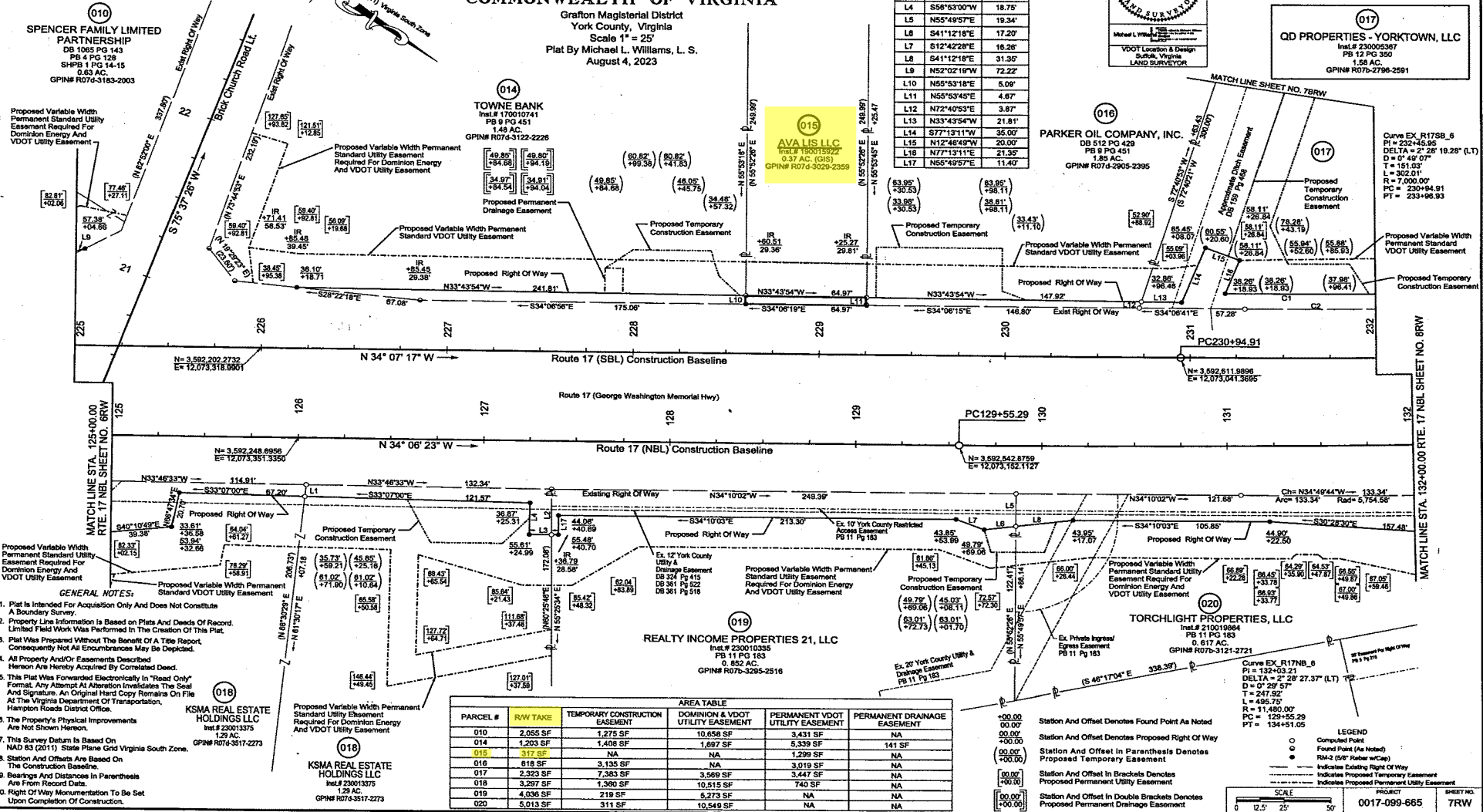
LINE TABLE

LINE	BEARING	DISTANCE
L1	N61°30'1"E	8.98'
L2	N55°23'5"E	26.83'
L3	S34°34'2"E	15.72'
L4	S58°53'0"W	18.75'
L5	N55°49'5"E	19.34'
L6	S41°12'1"E	17.20'
L7	S12°42'2"E	16.26'
L8	S41°12'1"E	31.35'
L9	N52°02'1"W	72.22'
L10	N50°53'1"E	5.09'
L11	N50°53'4"E	4.87'
L12	N72°40'5"E	3.87'
L13	N33°43'5"W	21.81'
L14	S77°13'1"W	35.00'
L15	N12°48'4"W	20.00'
L16	N7°13'1"E	21.35'
L17	N55°49'5"E	11.40'



STATE	ROUTE	STATE	PROJECT	SHEET NO.
VA	17		0017-099-665, R201, C-501	7RW

QD PROPERTIES - YORKTOWN, LLC
Incl # 230005387
PB 12 PG 320
1.58 AC.
GPIN# R07b-2798-2591



- GENERAL NOTES:**
1. Plat is Intended For Acquisition Only and Does Not Constitute A Boundary Survey.
 2. Property Lines Information is Based on Plats and Deeds Of Record. Limited Field Work Was Performed In The Creation Of This Plat.
 3. Plat Was Prepared Without The Benefit Of A Title Report. Consequently Not All Encumbrances May Be Depicted.
 4. All Property And/or Easements Described Hereon Are Hereby Acquired By Correlated Deed.
 5. This Plat Was Forwarded Electronically In "Read Only" Format. Any Attempt At Alteration Inviolates The Seal And Signature. An Original Hard Copy Remains On File At The Virginia Department Of Transportation, Hampton Roads District Office.
 6. The Property's Physical Improvements Are Not Shown Hereon.
 7. This Survey Datum Is Based On NAD 83 (2011), State Plane Grid Virginia South Zone.
 8. Station And Offsets Are Based On The Construction Baseline.
 9. Bearings And Distances In Parenthesis Are From Record Data.
 10. Right Of Way Monumentation To Be Set Upon Completion Of Construction.

AREA TABLE

PARCEL #	R/W TAKE	TEMPORARY CONSTRUCTION EASEMENT	DOMINION & VDOT UTILITY EASEMENT	PERMANENT VDOT UTILITY EASEMENT	PERMANENT DRAINAGE EASEMENT
010	2,055 SF	1,275 SF	10,658 SF	3,431 SF	NA
014	1,203 SF	1,408 SF	1,697 SF	5,339 SF	141 SF
015	317 SF	NA	NA	1,299 SF	NA
016	618 SF	3,135 SF	NA	3,019 SF	NA
017	2,323 SF	7,383 SF	3,569 SF	3,447 SF	NA
018	3,297 SF	1,350 SF	10,515 SF	740 SF	NA
019	4,036 SF	219 SF	5,273 SF	NA	NA
020	5,013 SF	311 SF	10,549 SF	NA	NA

Station And Offset Denotes Found Point As Noted
Station And Offset Denotes Proposed Right Of Way
Station And Offset In Parenthesis Denotes Proposed Temporary Easement
Station And Offset In Brackets Denotes Proposed Permanent Utility Easement
Station And Offset In Double Brackets Denotes Proposed Permanent Drainage Easement

LEGEND
○ Computed Point
● Found Point (As Noted)
● RM-2 (50' Buffer w/Ce)
--- Indicates Existing Right Of Way
--- Indicates Proposed Temporary Easement
--- Indicates Proposed Permanent Utility Easement

SCALE
0 12.5' 25' 50'

PROJECT
0017-099-665
SHEET NO.
7RW