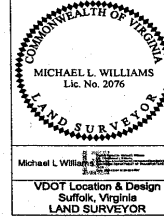


CURVE	BEARING	CHORD	ARC	RADIUS
C1	N34°55'12"W	173.01'	173.02'	5,635.58'
C2	S34°58'32"E	156.15'	156.18'	5,644.58'

# RIGHT OF WAY PLAN SHEET SHOWING PROPOSED RIGHT OF WAY & EASEMENTS

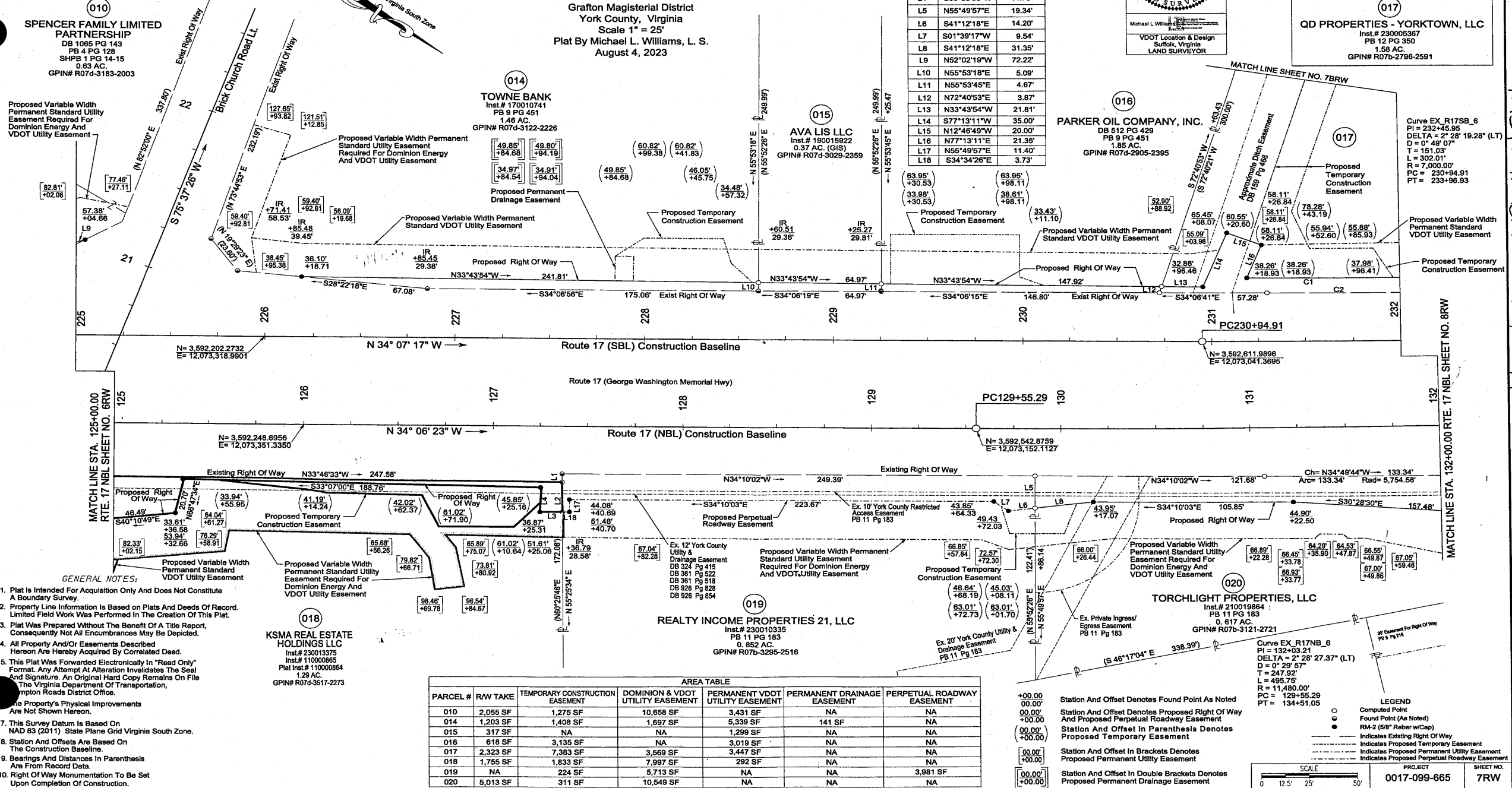
Conveyed By Deed To The  
**COMMONWEALTH OF VIRGINIA**  
Grafton Magisterial District  
York County, Virginia  
Scale 1" = 25'  
Plat By Michael L. Williams, L.S.  
August 4, 2023

LINE	BEARING	DISTANCE
L1	S55°25'34"W	5.00'
L2	S55°25'34"W	17.93'
L3	S34°34'26"E	11.92'
L4	S56°53'00"W	14.75'
L5	N55°49'57"E	19.34'
L6	S41°12'18"E	14.20'
L7	S01°39'17"W	9.54'
L8	S41°12'18"E	31.35'
L9	N52°02'19"W	72.22'
L10	N55°53'18"E	5.09'
L11	N55°53'45"E	4.67'
L12	N72°40'53"E	3.87'
L13	N33°43'54"W	21.81'
L14	S77°13'11"W	35.00'
L15	N12°46'49"W	20.00'
L16	N77°13'11"E	21.35'
L17	N55°49'57"E	11.40'
L18	S34°34'26"E	3.73'



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

(017)  
**QD PROPERTIES - YORKTOWN, LLC**  
Inst.# 230005367  
PB 12 PG 350  
1.58 AC.  
GPIN# R07b-2798-2591



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

PARCEL #	R/W TAKE	TEMPORARY CONSTRUCTION EASEMENT	DOMINION & VDOT UTILITY EASEMENT	PERMANENT VDOT UTILITY EASEMENT	PERMANENT DRAINAGE EASEMENT	PERPETUAL ROADWAY EASEMENT
010	2,055 SF	1,275 SF	10,658 SF	3,431 SF	NA	NA
014	1,203 SF	1,408 SF	1,687 SF	5,339 SF	141 SF	NA
015	317 SF	NA	NA	1,299 SF	NA	NA
016	618 SF	3,135 SF	NA	3,019 SF	NA	NA
017	2,323 SF	7,383 SF	3,569 SF	3,447 SF	NA	NA
018	1,755 SF	1,833 SF	7,997 SF	292 SF	NA	NA
019	NA	224 SF	5,713 SF	NA	NA	3,981 SF
020	5,013 SF	311 SF	10,549 SF	NA	NA	NA

Station And Offset Denotes Found Point As Noted

Station And Offset Denotes Proposed Right Of Way And Proposed Perpetual Roadway Easement

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 (5/8" Rebar w/Cap)
- Indicates Existing Right Of Way
- - - - - Indicates Proposed Temporary Easement
- - - - - Indicates Proposed Permanent Utility Easement
- - - - - Indicates Proposed Perpetual Roadway Easement

SCALE: 0 12.5' 25' 50'

PROJECT: 0017-099-665

SHEET NO.: 7RW

Instrument # 24001688