

PLAT OF SUBDIVISION

TRANQUILITY PHASE IIB

BRUTON DISTRICT COUNTY OF YORK VIRGINIA

Date: 12-12-24 Scale: 1"=50' Proj. No.: W10483-01 Proj. Contacts: SJB/TRS



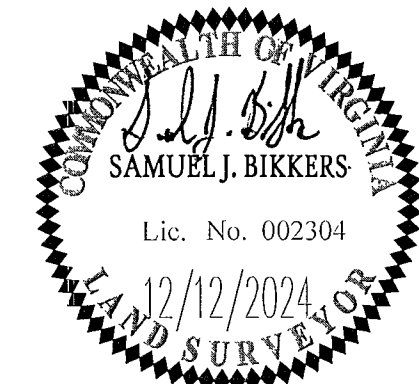
5248 Old Towne Road, Suite 1
Williamsburg, Virginia 23188
Phone: (757) 253-0040
Fax: (757) 220-8994
www.aesva.com

Hampton Roads | Central Virginia | Middle Peninsula

SHEET 4 OF 6

EASEMENT LEGEND

- ① EXISTING YORK COUNTY VARIABLE WIDTH SIGHT EASEMENT, TRANQUILITY PHASE IIA, INSTR. #240016506
- ② 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY.
- ③ EXISTING 10' YORK COUNTY RESTRICTED ACCESS EASEMENT COLLOCATED WITH THE EXISTING YORK COUNTY 10' LANDSCAPE PRESERVATION EASEMENT, TRANQUILITY PHASE IIA, INSTR. #240016506
- ④ 10' UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑤ 20' UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑥ 15' UTILITY EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑦ VARIABLE WIDTH RETAINING WALL MAINTENANCE EASEMENT HEREBY CONVEYED TO THE TRANQUILITY HOMEOWNERS ASSOCIATION, INC. (NO EXCAVATION OR GRADE ALTERATION ARE PERMITTED TO INTERIOR AREA BEHIND RETAINING WALL AFTER INSTALLATION)
- ⑧ EXISTING 10' YORK COUNTY LANDSCAPE PRESERVATION EASEMENT, TRANQUILITY PHASE IIA, INSTR. #240016506
- ⑨ EXISTING YORK COUNTY 10' UTILITY EASEMENT, TRANQUILITY PHASE IIA, INSTR. #240016506
- ⑩ EXISTING YORK COUNTY 20' UTILITY EASEMENT, TRANQUILITY PHASE IIA, INSTR. #240016506
- ⑪ 10' RESTRICTED ACCESS EASEMENT COLLOCATED WITH THE 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY
- ⑫ EXISTING VARIABLE WIDTH TRANQUILITY HOMEOWNERS ASSOCIATION, INC. RETAINING WALL MAINTENANCE EASEMENT (NO EXCAVATION OR GRADE ALTERATION ARE PERMITTED TO INTERIOR AREA BEHIND RETAINING WALL AFTER INSTALLATION), TRANQUILITY PHASE IIA, INSTR. #240016506



SEE SHEET 6 FOR LINE DATA, CURVE DATA
AND SURVEY LEGEND.
SEE SHEET 5 FOR UTILITY EASEMENTS
WITHIN RIGHT OF WAYS

APPROVED:

YORK COUNTY BOARD OF SUPERVISORS

BY: [Signature] PLAT APPROVING AGENT

DATE: MAY 8, 2025

STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY
OF YORK-POQUOSON THE 9th DAY OF May, 2025.
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW

DIRECTS, AS INSTRUMENT NO. 250006923

TESTE: Kristen N. Nelson CLERK

BY: [Signature]

AES CONSULTING ENGINEERS

