

- 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 PRIVATE 25' DRAINAGE AND UTILITY EASEMENT FOR THE BENEFIT OF TAX PARCELS #36-00-00-022 & #36-01-00-000A [INST. # 100021723]
- 4 - EXISTING VARIABLE WIDTH DRAINAGE EASEMENT (OVER AND THROUGH STORMWATER BASIN, BMP #'s 3 & 4) [INST. # 170020100]
- 5 - EXISTING 10' DRAINAGE EASEMENT (CENTERED ON STORM DRAIN) [INST. # 170020100]
- 6 - EXISTING PRIVATE VARIABLE WIDTH PEDESTRIAN ACCESS ESMT. (ENCOMPASSING SIDEWALKS AND CROSSWALKS ADJACENT TO PUBLIC RIGHT-OF-WAYS) [INST. # 170020100]
- 7 - EXISTING PRIVATE 10' DRAINAGE EASEMENT (CENTERED ON STORM DRAIN) [INST. # 170019369]
- 8 - EXISTING VARIABLE WIDTH PRIVATE DRAINAGE AND UTILITY EASEMENT FOR THE BENEFIT OF TAX PARCELS #36-00-00-022 & #36-01-00-000A [INST. # 140021262]
- 9 - EXISTING VARIABLE WIDTH YORK COUNTY WETLANDS CONSERVATION EASEMENT (OVER AND ACROSS JURISDICTIONAL WETLANDS) [INST # 170019369]
- 10 - EXISTING 35' PRIVATE INGRESS/EGRESS, DRAINAGE AND UTILITIES EASEMENT [INST. # 200004253]
- 11 - EXISTING TEMPORARY TURNAROUND EASEMENT TO BE VACATED UPON THE EXTENSION OF KEENER WAY (50' PUBLIC R/W) AND FUTURE JEANETTE DRIVE (50' PUBLIC R/W) [INST. #200004253]
- 12 - EXISTING VARIABLE WIDTH SIGHT EASEMENT [INST. # 200004253]
- 13 - 35' PRIVATE INGRESS/EGRESS, DRAINAGE AND UTILITIES EASEMENT HEREBY CONVEYED TO MAINSTAY CONDOMINIUM OWNERS ASSOCIATION
- 14 - EXISTING 20' DRAINAGE EASEMENT [INST. # 220008211]

CURVE DATA TABLE

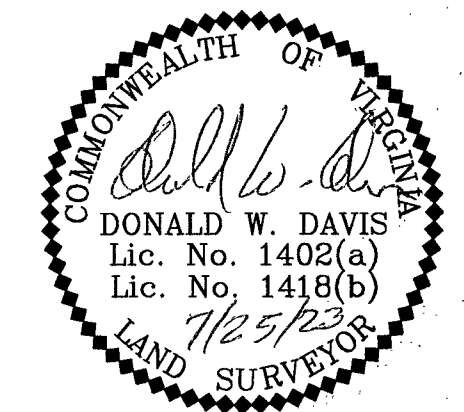
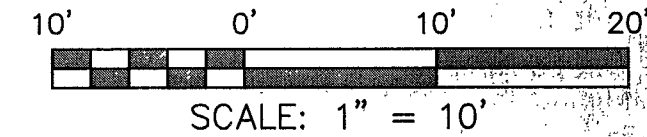
NUMBER	DELTA ANGLE	RADIUS	ARC LENGTH	TANGENT	CHORD LENGTH	CHORD DIRECTION
C1	90°00'00"	25.00'	39.27'	25.00'	35.36'	S 62°22'50" W
C2	38°17'13"	250.00'	167.06'	86.78'	163.97'	S 88°14'13" W
C3	38°17'16"	250.00'	167.06'	86.78'	163.97'	S 49°56'59" W
C4	03°14'48"	322.54'	18.28'	9.14'	18.27'	N 36°30'37" W
C5	13°14'23"	155.13'	35.85'	18.00'	35.77'	N 44°45'13" W
C6	03°14'48"	357.54'	20.26'	10.13'	20.26'	N 36°30'37" W
C7	03°43'12"	190.13'	12.34'	6.17'	12.34'	N 50°42'34" W
C8	17°24'05"	116.60'	35.41'	17.84'	35.28'	S 40°31'05" E
C9	11°03'33"	267.50'	51.63'	25.90'	51.55'	S 37°20'49" E
C10	13°05'51"	267.50'	61.15'	29.94'	61.02'	S 49°25'30" E

LINE DATA TABLE

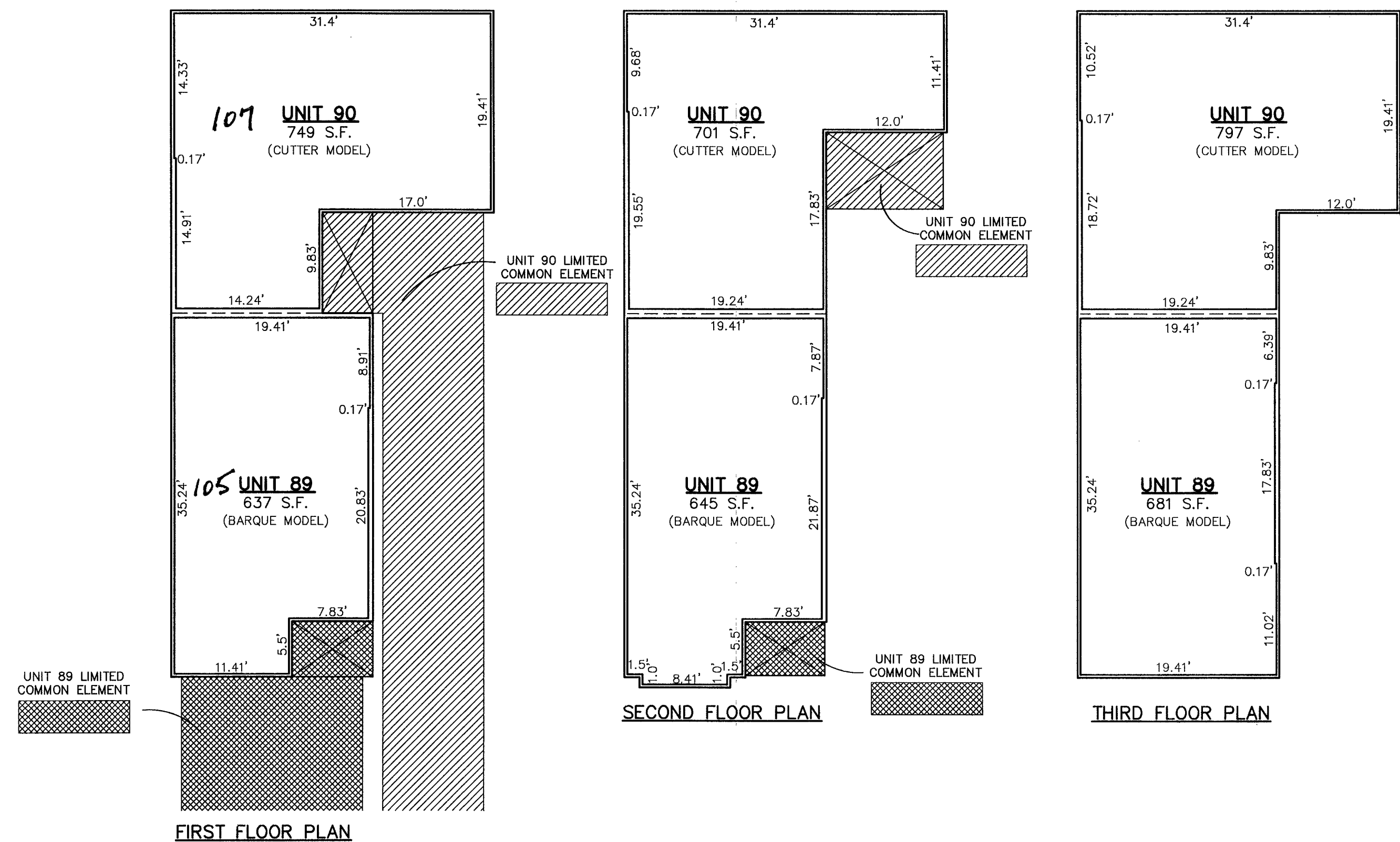
LINE	BEARING	DISTANCE
L1	N 59°11'39" W	36.94'
L2	S 52°53'42" E	34.51'
L3	N 34°53'13" W	15.98'
L4	S 32°08'58" W	36.34'
L5	N 34°53'13" W	15.98'
L6	N 38°08'01" W	67.14'
L7	N 57°51'02" W	35.00'

"CONDOMINIUM PLAT AND PLANS"
OF
PHASE FORTY FIVE
AND
PHASE FORTY SIX
MAINSTAY AT
"COMMONWEALTH GREEN CONDOMINIUM"
SECTION ONE - PARCEL 'C'
BETHEL MAGISTERIAL DISTRICT
COUNTY OF YORK, VIRGINIA
SCALE: 1" = 10' DATE: JULY 25, 2023
SHEET 6 OF 9

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



PHASE FORTY FIVE - BUILDING THIRTY FOUR DETAIL (UNITS 89 & 90)
DIMENSIONS REFLECT INTERIOR FRAME LINE



- S Y M B O L S -
- DENOTES LIMITED COMMON ELEMENTS - UNIT 90
 - DENOTES LIMITED COMMON ELEMENTS - UNIT 89

NOTE: LIMITED COMMON ELEMENT AREAS DEPICTED HEREON DO NOT BELONG TO TWO UNITS JOINTLY.

A P P R O V E D
YORK COUNTY BOARD OF SUPERVISORS

BY: *[Signature]* For Susan KASSEL
PLAT APPROVING AGENT

DATE: 9/11/23

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE YORK -
POQUOSON CIRCUIT COURT THIS 11th
DAY OF Sept 2023, THIS MAP WAS
PRESENTED AND ADMITTED TO RECORD AS
THE LAW DIRECTS AS INSTRUMENT # 230014102

TESTE: KRISTEN N. NELSON, CLERK
CLERK

BY: *[Signature]* DC