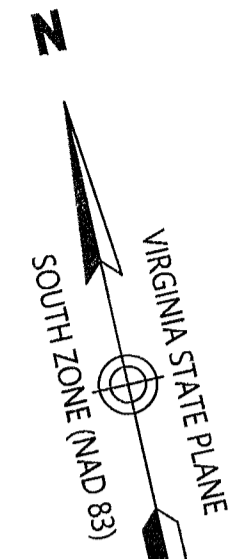


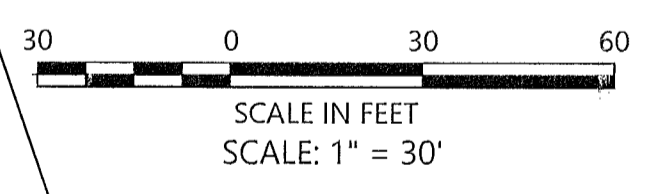
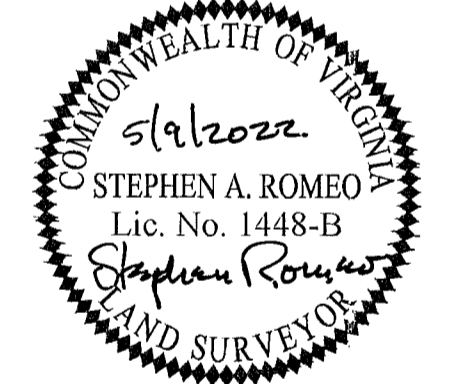
MARQUIS HILLS PHASE 3
 BEING A
 RESUBDIVISION OF PARCEL 12A
 PROPERTY OF
 MARQUIS SINGLE FAMILY
 DEVELOPER, LLC.
 BRUTON DISTRICT, YORK COUNTY, VIRGINIA
 DATE: 5/9/2022
 SHEET 5 OF 15



- LEGEND
- CONCRETE MONUMENT TO BE SET
 - IRON ROD TO BE SET
 - CENTERLINE ROAD
 - PROPERTY LINE
 - BUILDING SETBACK LINE
 - FLOOD ZONE
 - WETLAND LINE
 - RPA LIMITS
 - LANDSCAPE EASEMENT LINE
 - (1) DRAINAGE EASEMENT HEREBY CONVEYED TO THE MARQUIS HILLS HOMEOWNERS' ASSOCIATION, INC.
 - (2) 10' RESTRICTED ACCESS EASEMENT HEREBY CONVEYED TO YORK COUNTY
 - (3) 10' LANDSCAPE PRESERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY
 - (4) WETLAND CONSERVATION EASEMENT HEREBY CONVEYED TO YORK COUNTY
 - (5) VARIABLE WIDTH SIGHT EASEMENT HEREBY CONVEYED TO YORK COUNTY
 - (6) VARIABLE WIDTH RETAINING WALL MAINTENANCE EASEMENT HEREBY CONVEYED TO THE MARQUIS HILLS HOMEOWNERS' ASSOCIATION, INC. (NO EXCAVATION OR GRADE ALTERATION PERMITTED)
 - (7) 20' SEWER EASEMENT HEREBY CONVEYED TO YORK COUNTY SEE SHEET 15



- 1 PORTIONS OF EXISTING MARQUIS HILLS HOMEOWNERS ASSOCIATION, INC DRAINAGE EASEMENT INST. NO. 200010534 HEREBY EXTINGUISHED
- 2 EXISTING MARQUIS HILLS HOMEOWNERS ASSOCIATION, INC DRAINAGE EASEMENT INST. NO. 200010534
- 3 EXISTING 10' YORK COUNTY RESTRICTED ACCESS EASEMENT INST. NO. 200010534
- 4 EXISTING 10' YORK COUNTY LANDSCAPE PRESERVATION EASEMENT INST. NO. 200010534



vhb Transportation Land Development Environmental Services
 351 McLaws Circle, Suite 3
 Williamsburg, Virginia 23185
 757 220 0500 • FAX 757 903 2794

APPROVED:
 YORK COUNTY BOARD OF SUPERVISORS
 BY: [Signature]
 PLAT APPROVING AGENT
 DATE: July 27, 2022

STATE OF VIRGINIA, COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 28 DAY OF July 22, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NO. 220013169

TESTE: _____
 CLERK _____

BY: [Signature]