

- GENERAL NOTES:**
1. Plat Is Intended For Acquisition Only And Does Not Constitute A Boundary Survey.
  2. Property Line Information Is Based on Highway Plans, Plots, And Deeds Of Record. Field Work Was Performed For The Creation Of This Plat.
  3. Plat Was Prepared Without The Benefit Of A Title Report, Consequently Not All Encumbrances May Be Depicted.
  4. This Plat Was Forwarded Electronically In "Road 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.
  5. Survey Datum Based On VDOT Project # 0614-047-640 UPC # 102944

# RIGHT OF WAY PLAN SHEET SHOWING PROPERTY FOR COMMONWEALTH OF VIRGINIA

James City County, Virginia  
Scale 1" = 25'  
Surveyed By R. Dean Minnix, L.S.  
January 30, 2014 &  
Updated August 2014

**COMMONWEALTH OF VIRGINIA**  
LAND SURVEYOR  
R. DEAN MINNIX  
Lic. No. 002493

Minnix R Dean Ind 22526  
2018.03.22 06:56:35 -04:00  
VDOT Survey  
Stafford, Virginia  
LAND SURVEYOR

REVISION	STATE	ROUTE	PROJECT	SHEET NO.
12/04/11	VA	614	0614-047-640, PE-101, RW-201, M-501	3RW
01/16/18				
01/22/18				
02/22/18				
03/19/18				
03/22/18				

- LINE LEGEND**
- 0000--- DENOTES EXISTING MONUMENTATION AS NOTED
  - 0000--- DENOTES PROPOSED R/W
  - 0000--- DENOTES PROPOSED TEMPORARY CONSTRUCTION EASEMENT
  - 0000--- DENOTES PROPOSED PERMANENT UTILITY EASEMENT

(001)

**Anna Katherine Horne Thompson &  
Charles Fleming Thompson**  
DB 07.34 PG 194  
WB 148 PG 804 (Located In City Of Chesapeake)  
PB 15-9  
Parcel ID \*3620100040  
136,907 AC (TAX GIS)  
Parcel 001 Area Calculations

Proposed Right of Way	2,653 Sq. Ft. / 0.061 Acre
Proposed Permanent Verizon Virginia LLC Easement	3,845 Sq. Ft. / 0.084 Acre
Proposed Permanent VDOT Utility Easement	8,392 Sq. Ft. / 0.193 Acre

(002)

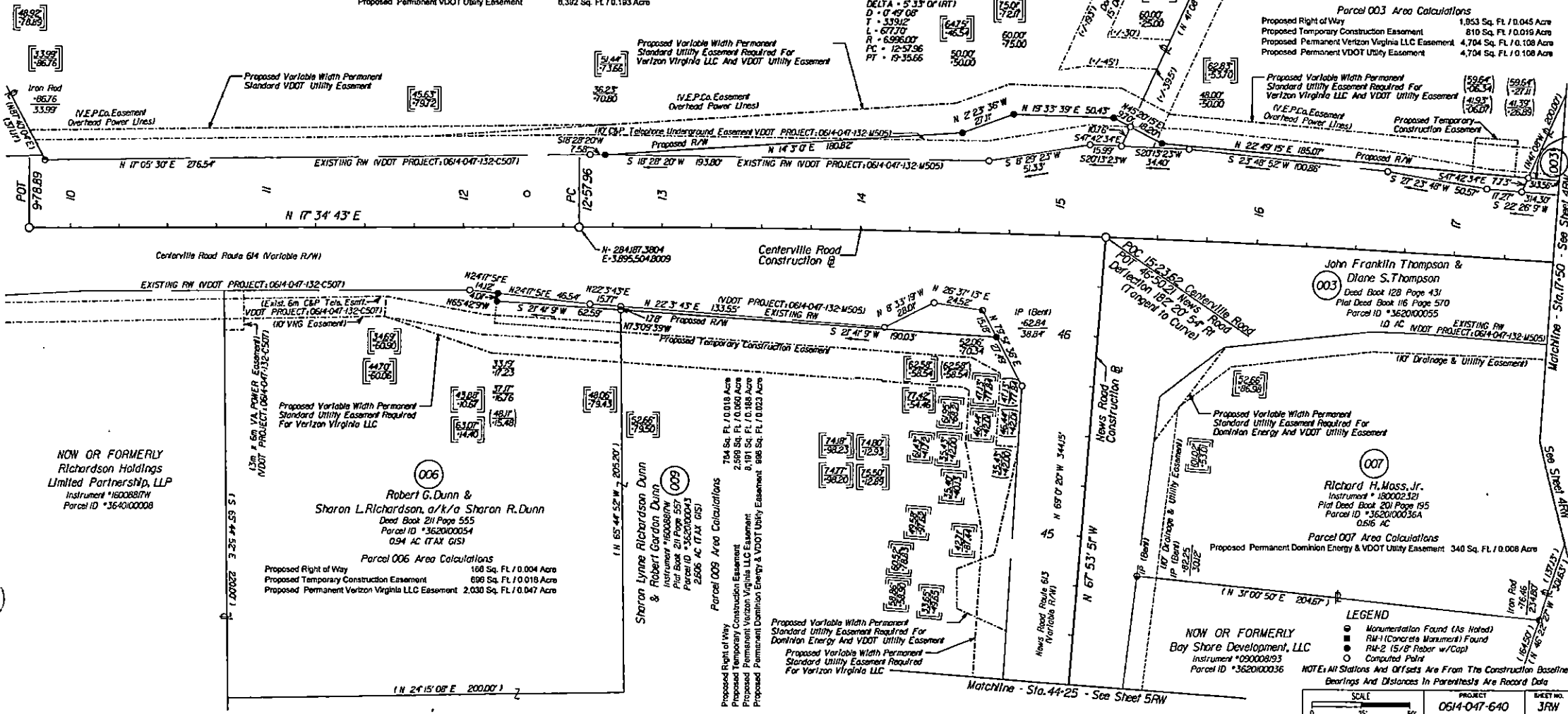
**John Franklin Thompson**  
Deed Book 86 Page 14  
Plat Deed Book 86 Page 15  
Parcel ID \*3620100041  
0.88 AC  
Parcel 002 Area Calculations

Proposed Right of Way	907 Sq. Ft. / 0.019 Acre
Proposed Temporary Construction Easement	376 Sq. Ft. / 0.009 Acre
Proposed Permanent Verizon Virginia LLC Easement	3,050 Sq. Ft. / 0.070 Acre
Proposed Permanent VDOT Utility Easement	3,050 Sq. Ft. / 0.070 Acre

(003)

**John Franklin Thompson &  
Diane S. Thompson**  
Deed Book 128 Page 431  
Plat Deed Book 116 Page 570  
Parcel ID \*3620100055  
1.0 AC (VDOT PROJECT 0614-047-132-M501)  
Parcel 003 Area Calculations

Proposed Right of Way	1,853 Sq. Ft. / 0.045 Acre
Proposed Temporary Construction Easement	810 Sq. Ft. / 0.018 Acre
Proposed Permanent Verizon Virginia LLC Easement	4,704 Sq. Ft. / 0.108 Acre
Proposed Permanent VDOT Utility Easement	4,704 Sq. Ft. / 0.108 Acre



**NOW OR FORMERLY  
Richardson Holdings  
Limited Partnership, LLP**  
Instrument \*1800887W  
Parcel ID \*3640100008

(006)

**Robert G. Dunn &  
Sharon L. Richardson, a/k/a Sharon R. Dunn**  
Deed Book 211 Page 555  
Parcel ID \*3620100054  
0.94 AC (TAX GIS)  
Parcel 006 Area Calculations

Proposed Right of Way	168 Sq. Ft. / 0.004 Acre
Proposed Temporary Construction Easement	696 Sq. Ft. / 0.016 Acre
Proposed Permanent Verizon Virginia LLC Easement	2,030 Sq. Ft. / 0.047 Acre

(009)

**Sharon Lynne Richardson Dunn  
& Robert Gordon Dunn**  
Instrument \*1800887W  
Plat Book 211 Page 557  
Parcel ID \*3620100045  
2.806 AC (TAX GIS)  
Parcel 009 Area Calculations

Proposed Right of Way	764 Sq. Ft. / 0.018 Acre
Proposed Temporary Construction Easement	2,988 Sq. Ft. / 0.069 Acre
Proposed Permanent Verizon Virginia LLC Easement	8,191 Sq. Ft. / 0.189 Acre
Proposed Permanent Dominion Energy & VDOT Utility Easement	988 Sq. Ft. / 0.023 Acre

**NOW OR FORMERLY  
Boy Shore Development, LLC**  
Instrument \*090008/03  
Parcel ID \*3620100036

- LEGEND**
- Monumentation Found (As Noted)
  - R/W (Concrete Maximal) Found
  - RW-2 (5/8" Rebar w/ Cap)
  - Computed Point
- NOTE: All Stations and Offsets Are From The Construction Baseline Bearings And Distances In Parenthesis Are Record Data

SCALE 0 25 50	PROJECT 0614-047-640	SHEET NO. 3RW
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