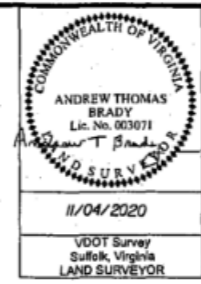


GENERAL NOTES:

1. Plan Sheet Is Intended For Acquisition Only And Does Not Constitute A Boundary Survey.
2. Property Line Information Is Based on Highway Plans, Plats 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 "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.
5. This Survey Datum Based On VDOT Project *BW00-047-103-R201C50L UPC* 11633

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

James City County, Virginia
Scale 1" = 25'
Surveyed By Andrew T. Brady, L.S.
April 13, 2020



REVISED	STATE	ROUTE	PROJECT	SHEET NO.
	VA.	60	BW00-047-103 R-201, C-501	3RW

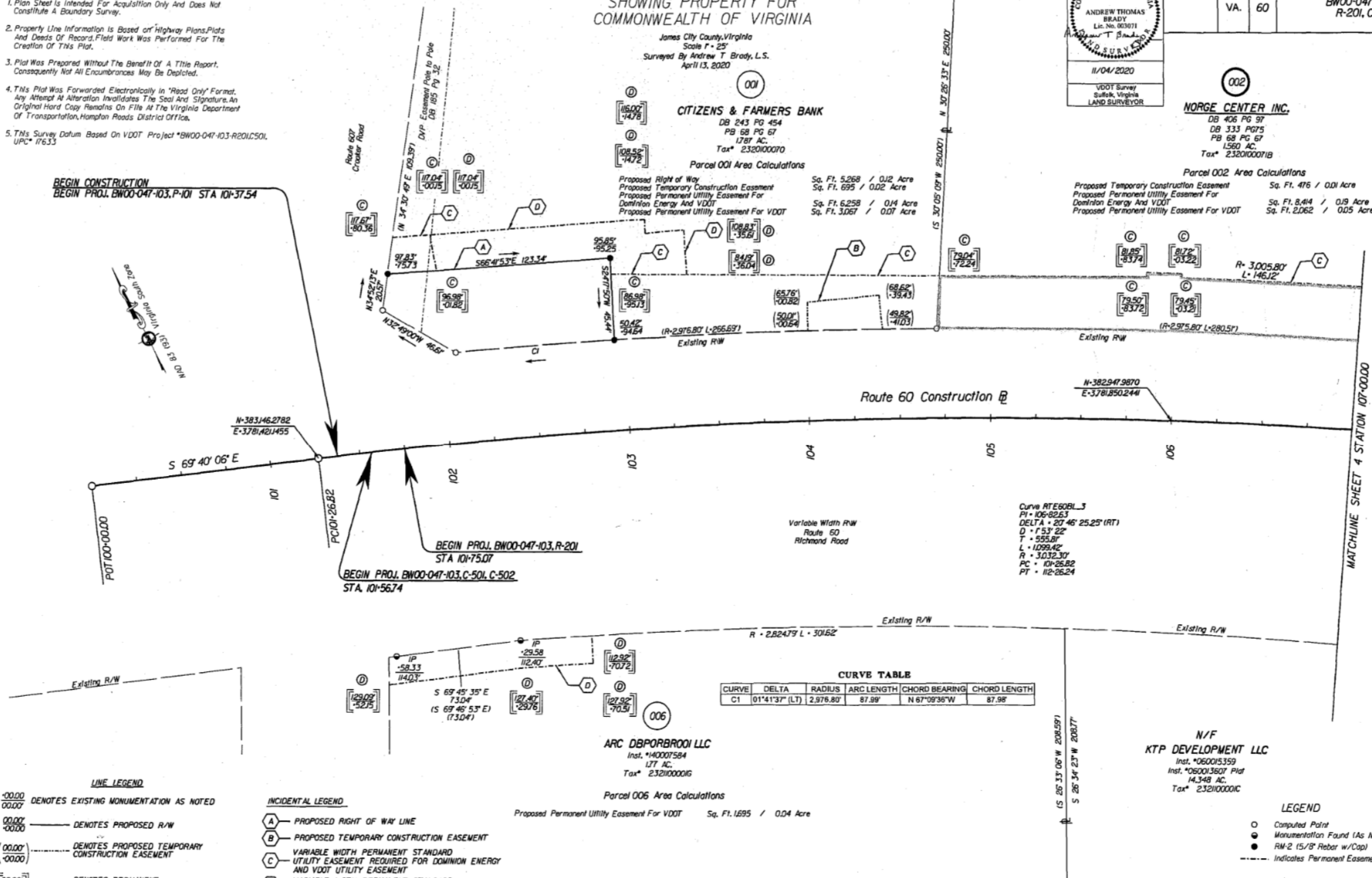
002
NORGE CENTER INC.
DB 406 PG 97
DB 333 PG75
PB 68 PG 67
1.560 AC.
Tax* 2.320100071B

001
CITIZENS & FARMERS BANK
DB 243 PG 454
PB 68 PG 67
1.787 AC.
Tax* 2.320100070

Parcel 002 Area Calculations
Proposed Temporary Construction Easement Sq. Ft. 476 / 0.01 Acre
Proposed Permanent Utility Easement For Dominion Energy And VDOT Sq. Ft. 8,414 / 0.19 Acre
Proposed Permanent Utility Easement For VDOT Sq. Ft. 2,062 / 0.05 Acre

Parcel 001 Area Calculations
Proposed Right of Way Sq. Ft. 5,268 / 0.12 Acre
Proposed Temporary Construction Easement Sq. Ft. 695 / 0.02 Acre
Proposed Permanent Utility Easement For Dominion Energy And VDOT Sq. Ft. 6,258 / 0.14 Acre
Proposed Permanent Utility Easement For VDOT Sq. Ft. 3,067 / 0.07 Acre

BEGIN CONSTRUCTION
BEGIN PROJ. BW00-047-103, P-101 STA 101+37.54



CURVE TABLE

CURVE	DELTA	RADIUS	ARC LENGTH	CHORD BEARING	CHORD LENGTH
C1	01°41'37" (LT)	2,976.80'	87.99'	N 67°09'36"W	87.98'

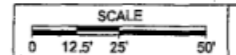
- LINE LEGEND**
- 00.00 DENOTES EXISTING MONUMENTATION AS NOTED
 - 00.00 DENOTES PROPOSED R/W
 - 00.00 DENOTES PROPOSED TEMPORARY CONSTRUCTION EASEMENT
 - 00.00 DENOTES PERMANENT UTILITY EASEMENT

- INCIDENTAL LEGEND**
- A PROPOSED RIGHT OF WAY LINE
 - B PROPOSED TEMPORARY CONSTRUCTION EASEMENT
 - C VARIABLE WIDTH PERMANENT STANDARD UTILITY EASEMENT REQUIRED FOR DOMINION ENERGY AND VDOT UTILITY EASEMENT
 - D VARIABLE WIDTH PERMANENT STANDARD VDOT UTILITY EASEMENT

N/F
KTP DEVELOPMENT LLC
Inst. *060015359
Inst. *060013607 Plat
14.348 AC.
Tax* 2.32100000C

- LEGEND**
- Computed Point
 - Monumentation Found (As Noted)
 - RM-2 (5/8" Rebar w/Cap)
 - - - Indicates Permanent Easement

NOTE: All Stations And Offsets Are From The Construction Baseline Bearings And Distances In Parenthesis Are Record Data



PROJECT	SHEET NO.
BW00-047-103	3RW