

NOTE: RIGHT OF WAY LINE OF CHESTER VILLAGE DRIVE (CURRENTLY NOT STATE MAINTAINED) BASED ON PLAT BY CHARLES C. TOWNES & ASSOC., P.C. DATED 12/15/97 LATEST REV. 9/21/98

COVENANTS, CONDITIONS, RESTRICTIONS, ASSESSMENTS AND EASEMENTS
DB 2931, PG 140 DB 3376, PG 153
DB 3232, PG 699 DB 3438, PG 390
DB 3253, PG 518 DB 3708, PG 854

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NOTE: PROPERTY LINE FOLLOWS APPROXIMATELY ALONG BACK OF CURB

CHESTER VILLAGE DR. CURRENTLY NOT DEDICATED

EXIST. SAN. SEWER
DRAIN, ESMT. DB 3396, PG.296
IRON SIGHT DIST. ESMT. SET DB 3396, PG.304

ASPHALT-PAVED SURFACE

EXIST. WATERLINE

N30° 02' 32" W 165.44'

HYDRANT

CURVE DATA

$\Delta = 62^\circ 38' 16''$
R=99.50'
L=108.78'
T=60.54'
Ch = 103.44'
Ch BEARING = N61° 21' 40" W

APPROX. LOCATION OF SEWER LATERAL TO SERVE THIS PARCEL

END OF WATERLINE BLOW-OFF

WATERLINE ESMT. AS DEPICTED ON CONSTRUCTION PLATS

FUTURE COMMON DRIVE

0.782 AC

APPROX. LOCATION OF EXIST. SAN. SEWER NO RECORD OF ESMT. DISCOVERED

NOTE: PROPERTY CURRENTLY UNIMPROVED
PROPERTY IS NOT IN A HUD DEFINE FLOODPLAIN

IRON SET

7.82'

lateral

232.32' S30° 02' 32" E

IRON SET

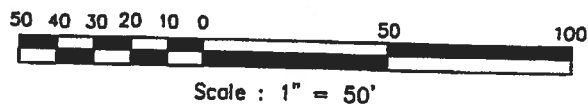
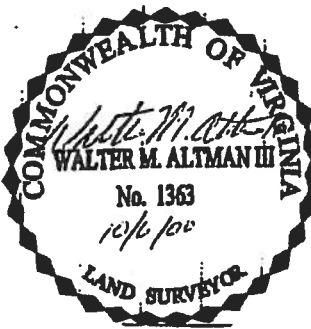
CHESTER DEVELOPMENT ASSOCIATES, L.C.

TAX MAP # 115-07-01-00-000-066
GPIN 789-655-3853
D. B. 2962, P. 561

NOTE: PROPERTY SUBJECT TO COVENANTS CONTAINED IN
DB 2931, PG140 ; DB 3232, PG 699 ; DB 3253, PG 518 ;
DB 3376, PG153 ; DB 3438, PG 390 ; DB 3708, PG 854

CHESTER DEVELOPMENT ASSOCIATES, L.C.

GPIN 789-655-6744



PLAT SHOWING

0.782 AC. PARCEL SITUATED AT THE
NORTHEAST QUADRANT OF
W. HUNDRED ROAD AND CHESTER VILLAGE DRIVE
BERMUDA DISTRICT, CHESTERFIELD CO., VIRGINIA

Date : Sept. 30, 2000 Scale : As Shown
Walter M. Altman, III, PE, CLS

W. HUNDRED ROAD
DEDICATED AND STATE MAINTAINED
RIGHT OF WAY WIDTH VARIES

NOTE: GRANTOR RESERVES RIGHT TO RECORD EASEMENTS FOR UTILITIES (GAS, POWER, PHONE, ETC) ALONG EAST RIGHT OF WAY LINE OF CHESTER VILLAGE DRIVE OF SUCH WIDTH SO AS NOT TO ENCUMBER FUTURE STRUCTURE IMPROVEMENTS OF THE SUBJECT PROPERTY