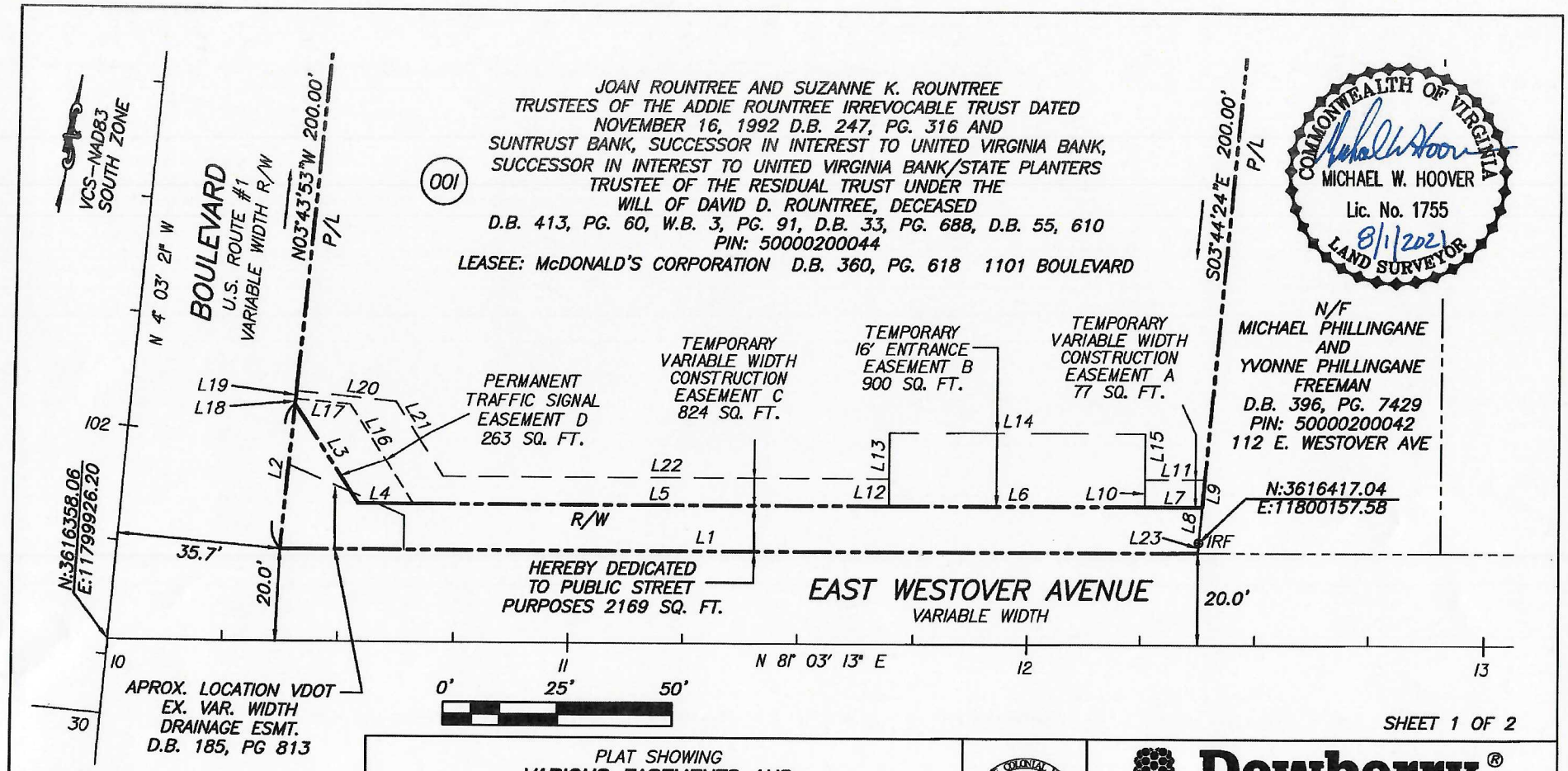
EXHIBIT A



SHEET 1 OF 2

NOTES:

1. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT AS FURNISHED BY KDR AND DATED MAY 10, 2021.

CITY#: UPC 100501

PLAT SHOWING
VARIOUS EASEMENTS AND A RIGHT-OF-WAY DEDICATION ACROSS JOAN E. ROUNDTREE ET AL TRUSTEES AND SUNTRUST BANK TRUSTEE PIN #50000200044

CITY OF COLONIAL HEIGHTS, VIRGINIA

CITY OF COLONIAL HEIGHTS INCORPORATED 1948 VIRGINIA

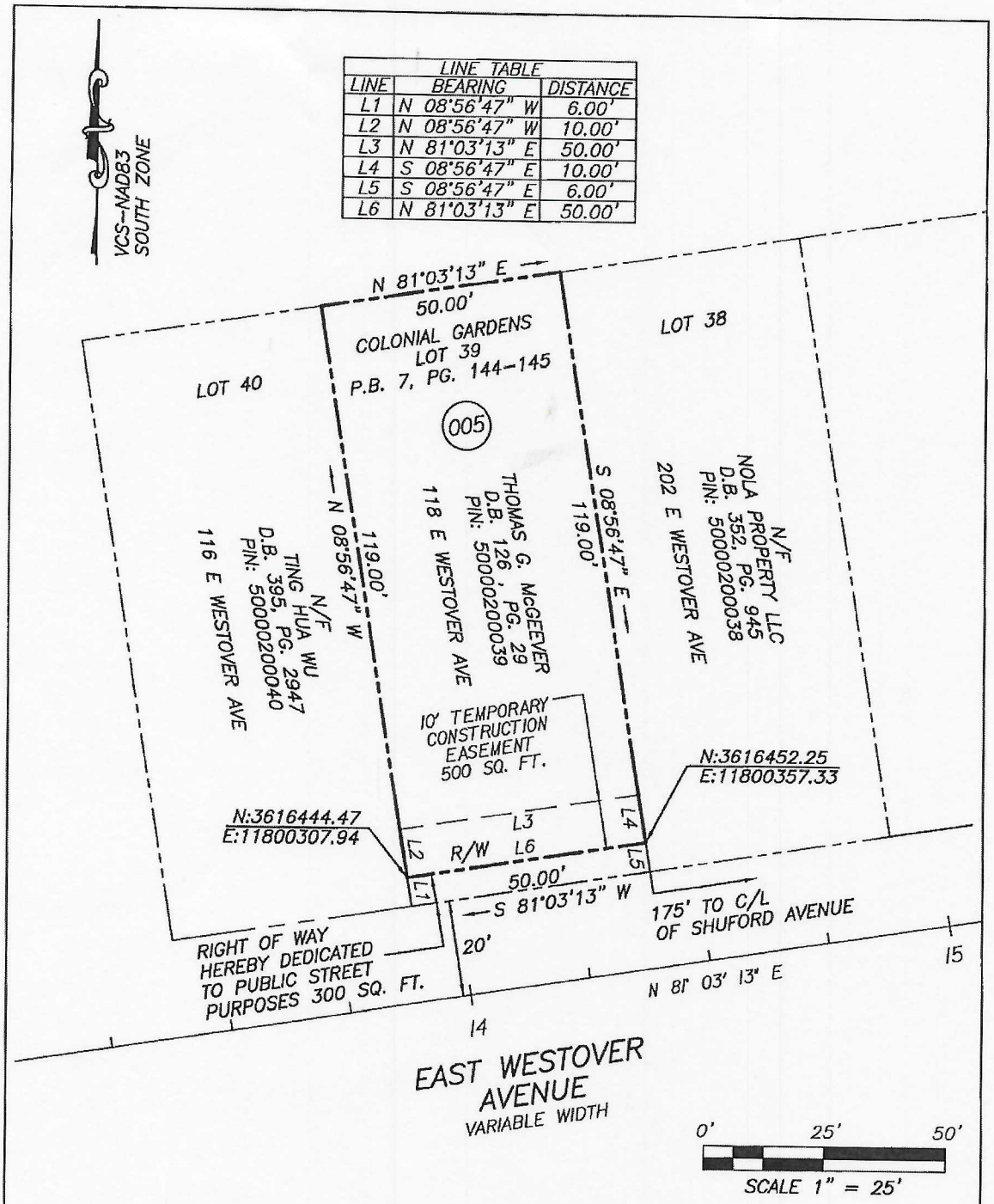
Dewberry®

Dewberry Engineers Inc.

4805 Lake Brook Drive
Glen Allen, VA 23060
PHONE: 804.290.7957
FAX: 804.290.7928
www.Dewberry.com

DRAWN:	HRL	SCALE:	1" = 25'
CHECKED:	MWH	DATE:	06/24/2021
JOB#:	50102624	REV. DATE:	08/01/2021

LINE TABLE		
LINE	BEARING	DISTANCE
L1	N 08°56'47" W	6.00'
L2	N 08°56'47" W	10.00'
L3	N 81°03'13" E	50.00'
L4	S 08°56'47" E	10.00'
L5	S 08°56'47" E	6.00'
L6	N 81°03'13" E	50.00'



COMMONWEALTH OF VIRGINIA
MICHAEL W. HOOVER
Lic. No. 1755
6/24/2021
LAND SURVEYOR

PLAT SHOWING A
10' TEMPORARY CONSTRUCTION EASEMENT AND A RIGHT-OF-WAY DEDICATION ACROSS THE PROPERTY OF THOMAS G. McGEEVER D.B. 126, PG. 29 PIN #50000200039

CITY OF COLONIAL HEIGHTS, VIRGINIA

NOTES:

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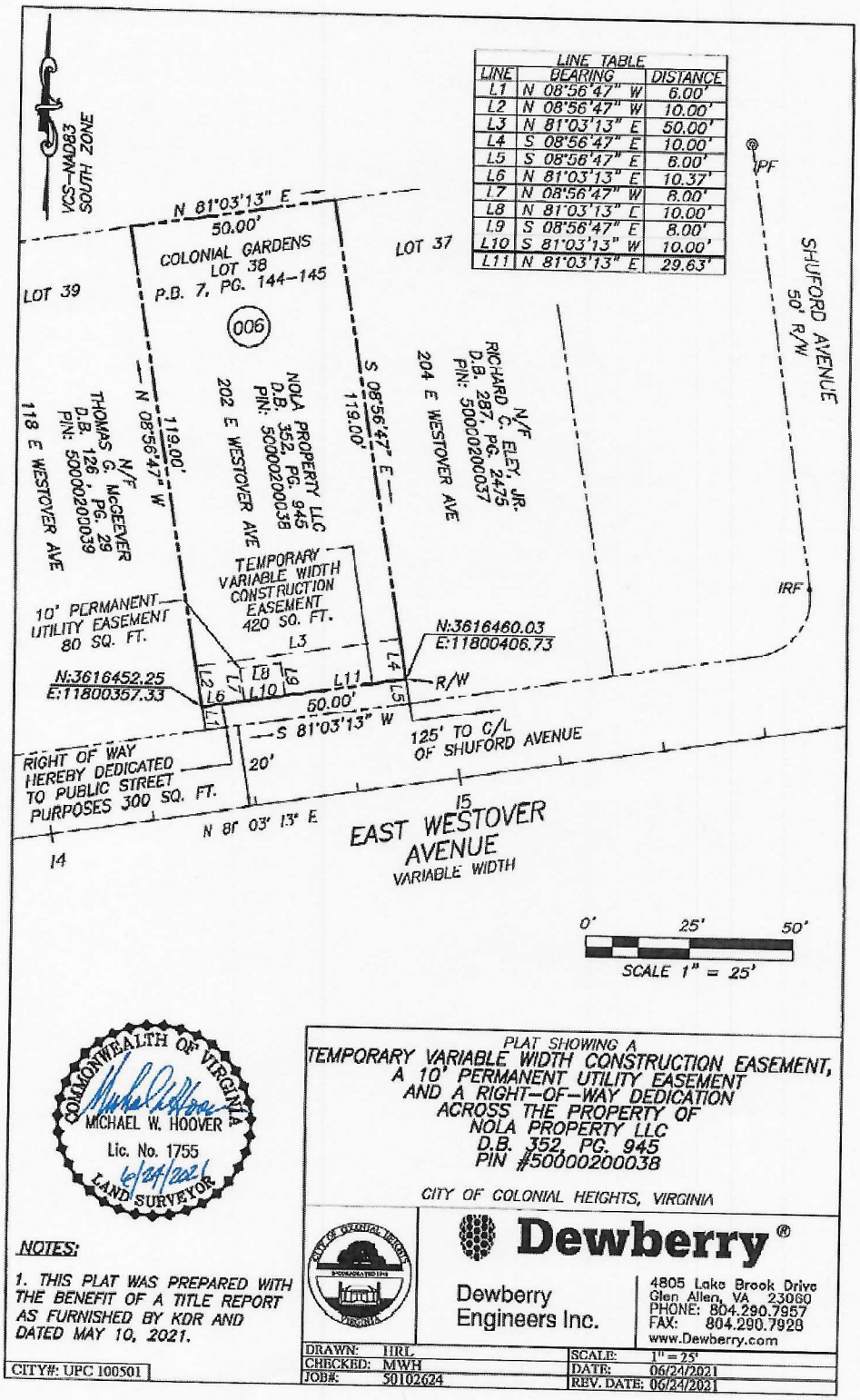
VCS NAD83 SOUTH ZONE
LINE TABLE
LINE | BEARING | DISTANCE
L1 | N 08°56'47" W | 6.00'
L2 | N 08°56'47" W | 10.00'
L3 | N 81°03'13" E | 50.00'
L4 | S 08°56'47" E | 10.00'
L5 | S 08°56'47" E | 6.00'
L6 | N 81°03'13" E | 10.37'
L7 | N 08°56'47" W | 8.00'
L8 | N 81°03'13" E | 10.00'
L9 | S 08°56'47" E | 8.00'
L10 | S 81°03'13" W | 10.00'
L11 | N 81°03'13" E | 29.63'
N 81°03'13" E
50.00'
COLONIAL GARDENS
LOT 38
P.B. 7, PG. 144-145
LOT 39
LOT 37
006
NOLA PROPERTY LLC
D.B. 352, PG. 945
PIN: 50000200038
202 E WESTOVER AVE
N 08°56'47" W
119.00'
S 08°56'47" E
119.00'
N/F
THOMAS G. McGEEVER
D.B. 126, PG. 29
PIN: 50000200039
118 E WESTOVER AVE
N/F
RICHARD C. ELEY, JR.
D.B. 287, PG. 2475
PIN: 50000200037
204 E WESTOVER AVE
SHUFORD AVENUE
50' R/W
PF
IRF
TEMPORARY VARIABLE WIDTH CONSTRUCTION EASEMENT 420 SQ. FT.
10' PERMANENT UTILITY EASEMENT 80 SQ. FT.
N:3616452.25
E:11800357.33
N:3616460.03
E:11800406.73
L3
L4
L5
L6
L7
L8
L9
L10
L11
R/W
50.00'
S 81°03'13" W
125' TO C/L OF SHUFORD AVENUE
RIGHT OF WAY HEREBY DEDICATED TO PUBLIC STREET PURPOSES 300 SQ. FT.
20'
N 81° 03' 13" E
14
15
EAST WESTOVER AVENUE
VARIABLE WIDTH
0'
25'
50'
SCALE 1" = 25'
COMMONWEALTH OF VIRGINIA
MICHAEL W. HOOVER
Lic. No. 1755
6/24/2021
LAND SURVEYOR
PLAT SHOWING A
TEMPORARY VARIABLE WIDTH CONSTRUCTION EASEMENT,
A 10' PERMANENT UTILITY EASEMENT
AND A RIGHT-OF-WAY DEDICATION
ACROSS THE PROPERTY OF
NOLA PROPERTY LLC
D.B. 352, PG. 945
PIN #50000200038
CITY OF COLONIAL HEIGHTS, VIRGINIA
NOTES:
1. THIS PLAT WAS PREPARED WITH THE BENEFIT OF A TITLE REPORT AS FURNISHED BY KDR AND DATED MAY 10, 2021.
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