

**NOTES**

1. THE PROPERTY SHOWN HEREON IS LOCATED ON FAIRFAX COUNTY TAX ASSESSMENT MAP NO. 038-2-02-0046 AND IS ZONED PR.
2. NO TITLE REPORT FURNISHED. THIS PLAT IS SUBJECT TO ANY EASEMENTS AND RESTRICTIONS OF RECORD.
3. THE PLAT OF THE PROPERTY SHOWN IS REFERENCED TO THE VIRGINIA COORDINATE SYSTEM (VCS 1983) AS COMPUTED FROM A FIELD SURVEY WHICH TIES THIS PROPERTY TO THE FAIRFAX COUNTY GEOGRAPHIC INFORMATION SYSTEM. THE GRID FACTOR (ELEVATION FACTOR X SCALE FACTOR) WHICH HAS BEEN APPLIED TO THE FIELD DISTANCES TO DERIVE THE REFERENCED COORDINATES IS 0.99994000. UNLESS OTHERWISE STATED, THE PLAT DISTANCES SHOWN ARE INTENDED TO BE HORIZONTAL DISTANCES MEASURED AT THE MEAN ELEVATION OF THE PROPERTY. THE FOOT DEFINITION USED FOR THE CONVERSION IS THE U.S. SURVEY FOOT OR 1' = 0.304800610 METER.

**OWNER'S CONSENT**

I, THE UNDERSIGNED OWNER OF THE LAND SHOWN HEREON, DO HEREBY CONSENT TO THE DEDICATION FOR PUBLIC STREET PURPOSES AND VACATION OF EXISTING RIGHT-OF-WAY SHOWN HEREON.

\_\_\_\_\_  
(NAME) DATE

**NOTARY CERTIFICATE**

COMMONWEALTH/STATE OF \_\_\_\_\_ CITY/COUNTY OF \_\_\_\_\_  
TO WIT: SUBSCRIBED AND ACKNOWLEDGED BEFORE ME ON THIS \_\_\_\_ DAY OF \_\_\_\_\_, 20\_\_ BY \_\_\_\_\_

\_\_\_\_\_  
NOTARY PUBLIC

MY COMMISSION EXPIRES \_\_\_\_\_

NOTARY REGISTRATION NUMBER \_\_\_\_\_

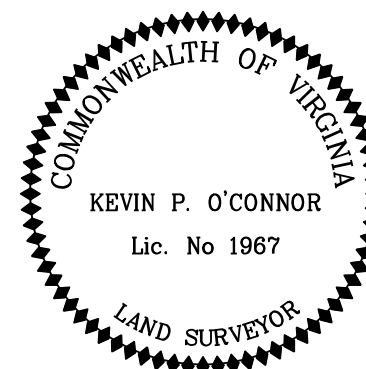
**SURVEYOR'S CERTIFICATE**

I, KEVIN P. O'CONNOR, A DULY LICENSED LAND SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THE PROPERTY SHOWN HEREON IS NOW IN THE NAME OF THE TOWN OF VIENNA AS RECORDED IN DEED BOOK 011 AT PAGE 514 AMONG THE LAND RECORDS OF FAIRFAX COUNTY, VIRGINIA.

GIVEN UNDER MY HAND AND SEAL THIS 20TH DAY OF AUGUST, 2024.

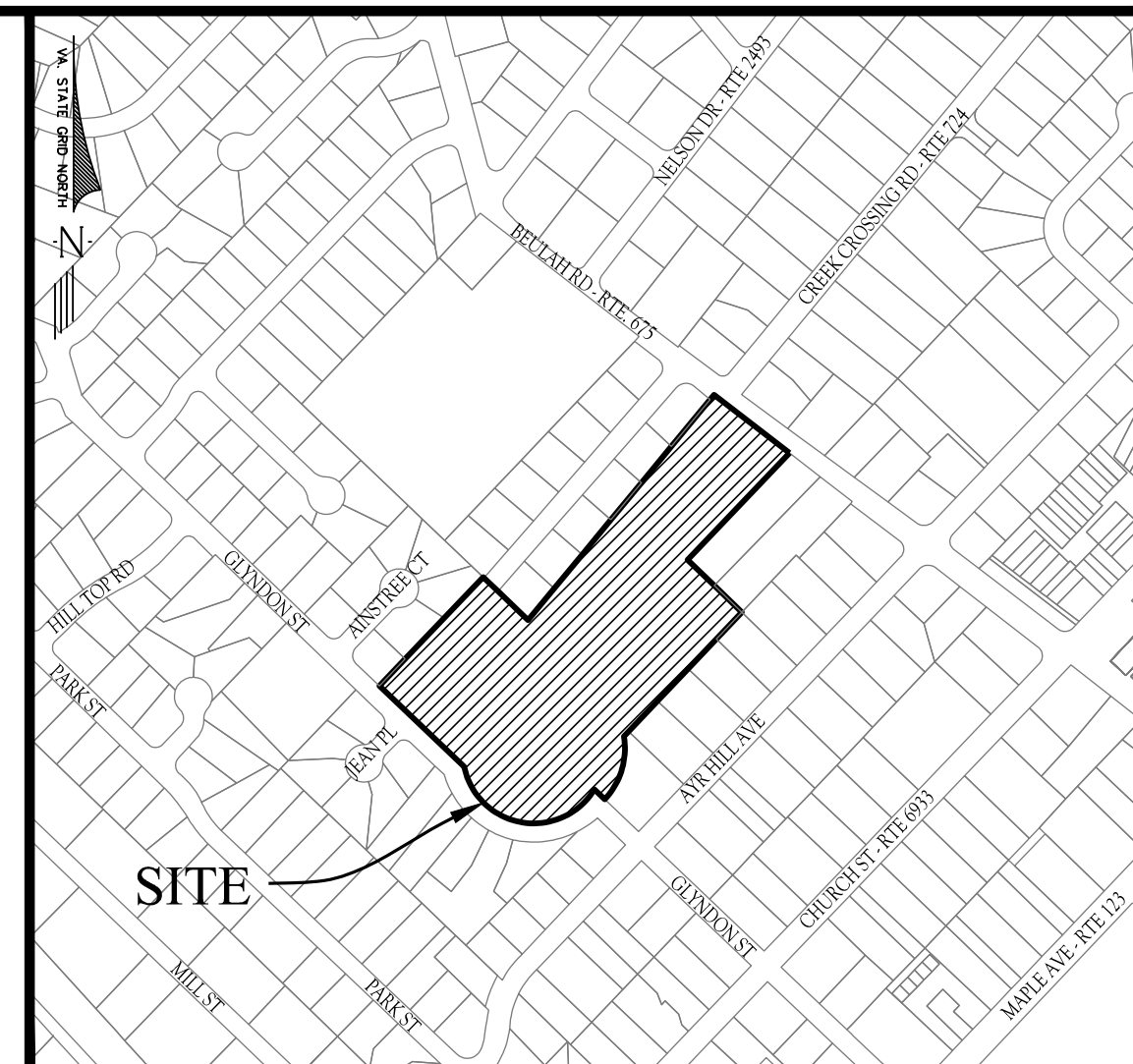
\_\_\_\_\_  
KEVIN P. O'CONNOR  
LAND SURVEYOR

8/20/2024



**AREA TABULATION**

BEGINNING AREA - T.M.: 038-2-02-0046	498,032 S.F. OR 11.43324 ACRES
-AREA HEREBY DEDICATED FOR PUBLIC STREET PURPOSES	15,007 S.F. OR 0.34451 ACRES
+AREA OF EXISTING RIGHT-OF-WAY HEREBY VACATED	1,195 S.F. OR 0.02743 ACRES
ENDING AREA - T.M.: 038-2-02-0046	484,220 S.F. OR 11.11616 ACRES



**VICINITY MAP**

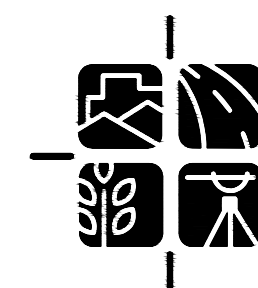
SCALE: 1" = 500'

**TOWN OF VIENNA  
APPROVED FOR RECORD**

\_\_\_\_\_  
MAYOR DATE

\_\_\_\_\_  
TOWN CLERK DATE

PLAT SHOWING  
DEDICATION FOR PUBLIC STREET PURPOSES  
AND VACATION OF EXISTING  
RIGHT-OF-WAY  
ON THE PROPERTY OF  
**THE TOWN OF VIENNA**  
DEED BOOK 011 PAGE 514  
TOWN OF VIENNA  
FAIRFAX COUNTY, VIRGINIA  
SCALE: N/A DATE: AUGUST 20, 2024



**urban**  
Urban, Ltd.  
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CURVE DATA FOR BOUNDARY LINES

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
C1	240.00'	189.91'	184.99'	N 14°58'04" E	45°20'11.88"	100.24'
C2	200.00'	452.40'	361.93'	S 78°58'41" E	129°36'10.00"	425.05'

CURVE DATA FOR RIGHT-OF-WAY LINES

CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
RC1	239.29'	44.93'	44.87'	N 74°19'11" W	10°45'30.46"	22.53'
RC2	240.67'	20.98'	20.97'	N 40°06'32" E	4°59'40.13"	10.50'
RC3	235.86'	30.29'	30.27'	S 85°07'32" E	7°21'26.06"	15.16'
RC4	224.48'	43.47'	43.41'	S 75°55'31" E	11°05'46.99"	21.81'
RC5	355.19'	132.28'	131.52'	S 57°00'16" E	21°20'18.37"	66.92'
RC6	99.50'	5.36'	5.36'	S 44°57'27" E	3°05'07.81"	2.68'

CURVE DATA FOR CENTERLINE OF STREET

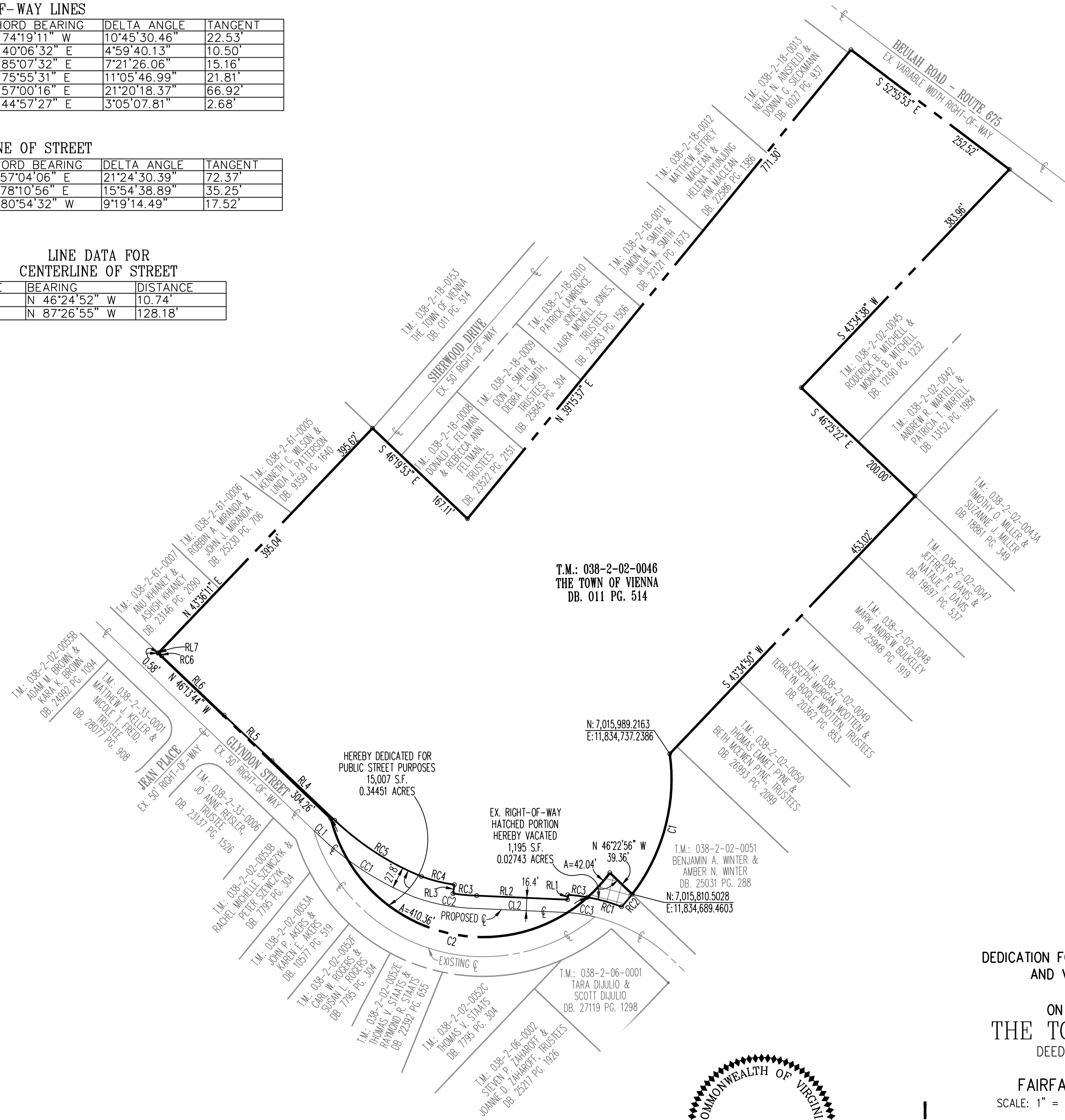
CURVE	RADIUS	ARC LENGTH	CHORD LENGTH	CHORD BEARING	DELTA ANGLE	TANGENT
CC1	382.85'	143.05'	142.22'	S 57°04'06" E	21°24'30.39"	72.37'
CC2	252.26'	70.05'	69.83'	S 78°10'56" E	15°54'38.89"	35.25'
CC3	214.90'	34.96'	34.92'	N 80°54'32" W	9°19'14.49"	17.52'

LINE DATA FOR RIGHT-OF-WAY LINES

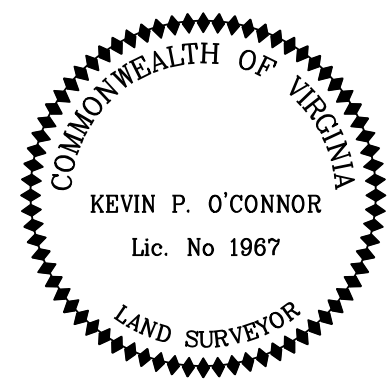
LINE	BEARING	DISTANCE
RL1	N 02°33'05" E	6.30'
RL2	S 87°26'55" E	115.75'
RL3	S 09°04'43" W	11.38'
RL4	S 46°29'58" E	109.94'
RL5	S 46°30'02" E	84.22'
RL6	S 46°30'00" E	109.56'
RL7	S 43°24'53" E	0.32'

LINE DATA FOR CENTERLINE OF STREET

LINE	BEARING	DISTANCE
CL1	N 46°24'52" W	10.74'
CL2	N 87°26'55" W	128.18'



PLAT SHOWING  
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DEED BOOK 011 PAGE 514  
TOWN OF VIENNA  
FAIRFAX COUNTY, VIRGINIA  
SCALE: 1" = 100' DATE: AUGUST 20, 2024



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