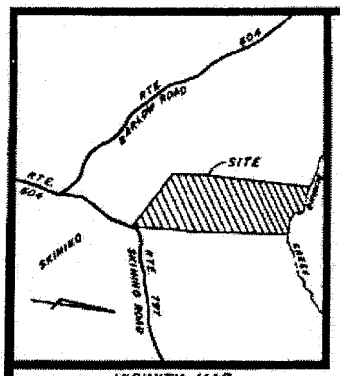
FAMILY SUBDIVISION OF THE PROPERTY OF

GEORGE J. NICE

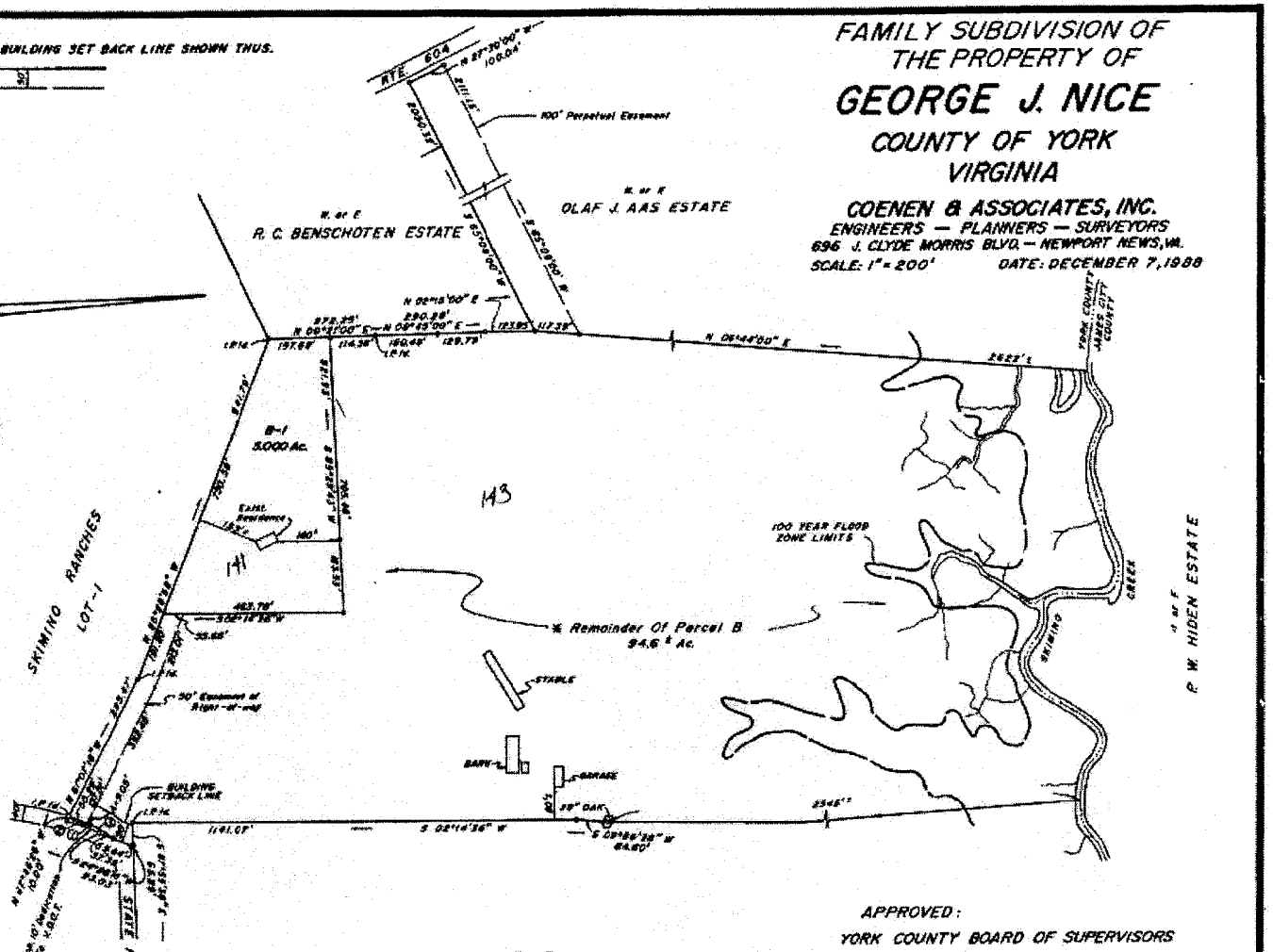
COUNTY OF YORK
VIRGINIA

COENEN & ASSOCIATES, INC.
ENGINEERS — PLANNERS — SURVEYORS
696 J. CLYDE MORRIS BLVD. — NEWPORT NEWS, VA.
SCALE: 1" = 200' DATE: DECEMBER 7, 1988



VICINITY MAP
SCALE: 1" = 2000'

MINIMUM BUILDING SET BACK LINE SHOWN THUS.



THIS IS A PRIVATE SUBDIVISION PURSUANT TO SECTION 2-34 OF THE SUBDIVISION ORDINANCE OF YORK COUNTY, VIRGINIA, AND THE EASEMENT OF RIGHT-OF-WAY SHOWN ON THIS PLAN IS NOT A PUBLIC STREET AND WILL NOT BE MAINTAINED BY THE COMMONWEALTH OF VIRGINIA OR THE COUNTY OF YORK, BUT IS A PRIVATE STREET TO BE MAINTAINED, IF AT ALL, BY THE GRANTEE AND/OR OTHERS BY PRIVATE ARRANGEMENT.

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER, PROPRIETOR, AND TRUSTEES, IF ANY.

DATE: 3/1/1989

STATE OF VIRGINIA, TO WIT:

I, G. K. NICE, A NOTARY PUBLIC IN AND FOR THE City OF Newport News, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY City AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 1st DAY OF March, 1989.

NOTARY PUBLIC

MY COMMISSION EXPIRES 10/7/1991

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1'/10,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF GEORGE J. NICE AND WAS ACQUIRED FROM SHAMROCK ASSOCIATES, A VIRGINIA GENERAL PARTNERSHIP, BY DEED DATED NOVEMBER 13, 1984, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA IN DEED BOOK 408, PAGE 9. I CERTIFY THAT IRON PINS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE SEPT. 30, 1989.

D. L. GALLANT
CERTIFIED LAND SURVEYOR

EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY A WELL TO BE APPROVED BY THE HEALTH DEPARTMENT.

THIS SUBDIVISION HAS BEEN INSPECTED BY AN AGENT OF THE LOCAL HEALTH DEPARTMENT AND EACH LOT CONTAINED THEREIN HAS BEEN DETERMINED ACCEPTABLE FOR INSTALLATION OF AN INDIVIDUAL SEWAGE DISPOSAL SYSTEM UNDER THE SUBDIVISION EVALUATION PROCEDURES IN EFFECT AS OF THIS DATE, SUBJECT TO THE CONDITIONS INDICATED ON THE APPROVED COPY OF PLAT FILED AT THE LOCAL HEALTH DEPARTMENT.

3/1/89
DATE

JOB No. 18477

% REFERENCE: BOUNDARY INFORMATION TAKEN FROM PLAT BY L.V. WOODSON & ASSOCIATES, INC. DATED MAY 18, 1973, REVISED JULY 25, 1973 RECORDED IN PLAT BOOK 8, PAGE 412 & 413 AND EVIDENCE FOUND IN FIELD.

AREAS IN PARCEL B, B-1	99.6 ±	ACRES
AREA IN DEDICATED RIGHT-OF-WAY	0.0241	ACRES
TOTAL AREA	99.6 ±	ACRES
AREA IN EASEMENT OF RIGHT-OF-WAY	0.884	ACRES

IRON PIPES or IRON RODS TO BE SET

CURVE DATA TABLE

No.	DELTA	RADIUS	TANGENT	ARC	CHORD	CH. BEARING
1	02°18'56"	2194.89'	44.69'	88.17'	88.16'	S 87°16'24" W
2	01°36'37"	2894.68'	38.67'	88.32'	88.31'	N 87°38'34" E
3	16°00'23"	218.89'	34.88'	68.32'	68.31'	S 38°39'18" W

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY [signature]
PLAT APPROVING AGENT

DATE Oct. 5, 1989

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 11th DAY OF October, 1989, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, PLAT BOOK 11, PAGE 114

TESTE: [signature]
BY: [signature]