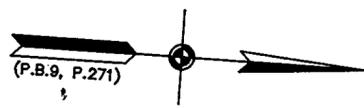


94  
 YC-032  
 E12012447.908  
 N3628504.685  
 YC-033  
 RESET  
 E12014606.789  
 N3626091.569

**LEGEND:**  
 ○ DENOTES PIPE, PIN OR MONUMENT FOUND  
 ● DENOTES PIN SET  
 (50.18) DENOTES PREVIOUSLY RECORDED LOT DIMENSIONS

CURVE TABLE						
NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BRG.
1	25.00'	90°00'00"	39.27'	25.00'	35.36'	N48°46'10"W



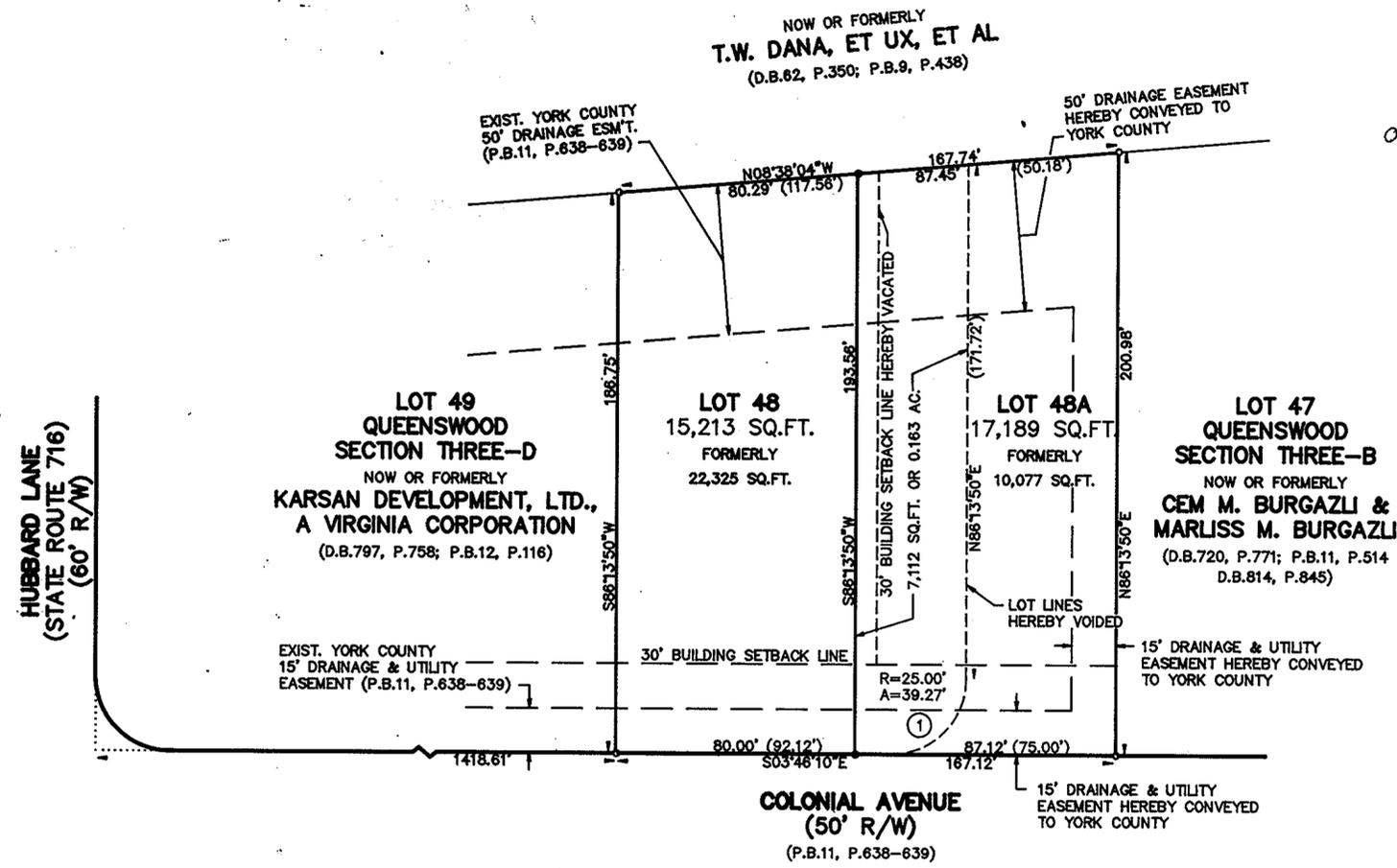
RESUBDIVISION OF LOT 48 AND LOT 48A,  
 QUEENSWOOD, SECTION THREE-D,  
 PROPERTY OF  
**KAR-SAN DEVELOPMENT, LTD.,**  
 A VIRGINIA CORPORATION  
 (D.B.788, P.302)  
 BRUTON DISTRICT—COUNTY OF YORK, VIRGINIA

**THE SIRINE GROUP, LTD.**  
 SURVEYORS • ENGINEERS • PLANNERS  
 P.O. BOX 450, ROUTE 17  
 WHITE MARSH, VIRGINIA 23183  
 SCALE: 1" = 40'    OCTOBER 3, 1994  
 0    20    40    80    120    160 FEET  
 GRAPHIC SCALE

THE RESUBDIVISION OF LOT 48 AND LOT 48A FOR KAR-SAN DEVELOPMENT, LTD., A VIRGINIA CORPORATION, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES.

**KAR-SAN DEVELOPMENT, LTD.,**  
 A VIRGINIA CORPORATION  
 BY: Brian D. Parsons DATE: 10/6/94  
 BRIAN D. PARSONS, VICE PRESIDENT  
Scott W. Stollendorf DATE: 10/6/94  
 SCOTT W. STOLLENDORF OR DAVID R. DRAPER, TRUSTEES  
 EITHER OF WHOM MAY ACT  
 NationsBank OF VIRGINIA, N.A.  
 (D.B.788, P.310; APRIL 13, 1994)

STATE OF VIRGINIA, COUNTY OF YORK, TO WIT:  
 I, Phyllis T. Anderson, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY COUNTY AND STATE AFORESAID.  
 GIVEN UNDER MY HAND THIS 6th DAY OF OCTOBER, 1994.  
Phyllis T. Anderson  
 NOTARY PUBLIC  
 MY COMMISSION EXPIRES: February 28, 1997



**NOTES:**  
 1. THE LAND EMBRACED WITHIN THE BOUNDARY OF THIS SUBDIVISION IS NOT IN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.  
 2. THIS SUBDIVISION IS NOT ON THE COUNTY OF YORK HORIZONTAL AND VERTICAL CONTROL NETWORK.

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS IN THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1'/20,000'.

THIS IS TO CERTIFY THAT LOT 48 AND 48A ARE IN THE NAME OF KAR-SAN DEVELOPMENT, LTD., A VIRGINIA CORPORATION, AND WERE ACQUIRED FROM QUEENSWOOD JOINT VENTURE BY DEED DATED APRIL 12, 1994, AND RECORDED IN DEED BOOK 788, PAGE 302 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA, AND BY DEED DATED OCTOBER 24, 1994, AND RECORDED IN DEED BOOK 820, PAGE 377 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA.



C.E. Newbaker III  
 C. E. NEWBAKER III, L.S. NO. 1380

THE LAND PROPOSED TO BE CONVEYED OR EXCHANGED SHALL NOT FOR ANY PURPOSE BE OR BECOME A SEPARATE OR INDEPENDENT LOT, TRACT OR PARCEL BUT FOR ALL PURPOSES SHALL BECOME AND BE CONSIDERED A PART OF THE ADJACENT LOT, TRACT OR PARCEL ALREADY OWNED BY KAR-SAN DEVELOPMENT, LTD., A VIRGINIA CORPORATION, AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.  
 TOTAL AREA OF RESUBDIVISION = 32,402 SQ.FT. OR 0.744 ACRE

APPROVED:  
 YORK COUNTY BOARD OF SUPERVISORS  
 BY: Small Cart  
 PLAT APPROVING AGENT  
 DATE: October 27, 1994

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 27 DAY OF October, 1994, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 151, PAGE 151.

TESTE: NANCY B. KANE  
 CLERK  
 BY: Rachael R. ...

WATER: EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.

SEWER: EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.

MINIMUM BUILDING SETBACK LINE SHOWN THUS: 30'

PROPERTY IS A PORTION OF ASSESSOR'S PARCEL NUMBER 10-10.