



VICINITY MAP: 1" = 2000'

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS.

TERRY/PETERSON RESIDENTIAL TWO, L.L.C.
A VIRGINIA LIMITED LIABILITY COMPANY

BY: John H. Peterson, Jr. 3/10/95
OPERATING MANAGER DATE

I, Suzanne M. Lewis, A NOTARY PUBLIC IN AND FOR THE City of Virginia Beach, VIRGINIA, 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 10th DAY OF March, 1995.

Suzanne M. Lewis
NOTARY PUBLIC

MY COMMISSION EXPIRES 3/31/98

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' /20,000'. THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF TERRY/PETERSON RESIDENTIAL TWO, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM KILN CREEK JOINT VENTURE, A VIRGINIA GENERAL PARTNERSHIP, BY DEED DATED DECEMBER 21, 1992, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 700 PAGE 673. I CERTIFY THAT MONUMENTS AND IRON PIPES AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JANUARY 26, 1996.



UTILITIES NOTES

WATER: EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY NEWPORT NEWS WATERWORKS.

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

NOTES:

- NONE OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.
- YORK COUNTY PRIMARY GEODETIC CONTROL NETWORK MONUMENT NO.120 IS LOCATED AT THE INTERSECTION OF STATE ROUTES 17 & 171. X=12078735.772 Y=3572959.931
- THIS PROPERTY IS ZONED PD-MRC.
- PROPERTY IS PORTION OF ASSESSOR'S PARCEL NO. 36-1.
- YORK COUNTY IS RESPONSIBLE FOR THE MAINTENANCE OF ONLY THE SANITARY SEWER WITHIN THE SANITARY EASEMENTS SHOWN HEREON. YORK COUNTY IS NOT RESPONSIBLE FOR THE MAINTENANCE OF ANY STREETS, OR STORM SEWER SYSTEM WITHIN THIS SUBDIVISION.
- THE RECORDATION OF THIS PLAT SHALL OPERATE TO TRANSFER, IN FEE SIMPLE, TO THE COUNTY OF YORK SUCH PORTION OF THE PREMISES PLATTED AS IS ON THE PLAT SET APART FOR STREETS, ALLEYS, OR OTHER PUBLIC USE AND TO TRANSFER TO THE COUNTY OF YORK ANY EASEMENT INDICATED ON THE PLAT FOR DRAINAGE AND/OR SANITARY SEWER TO CREATE A PUBLIC RIGHT OF PASSAGE OVER THE SAME, UNLESS OTHERWISE NOTED ON THIS PLAT.

7. ALL DWELLING UNITS CONSTRUCTED IN THIS SUBDIVISION SHALL CONFORM TO THE RESIDENTIAL AREA DESIGN PARAMETERS ESTABLISHED BY THE YORK COUNTY BOARD OF SUPERVISORS IN ORDINANCE NO. 088-20(R-1).

8. THIS PROPERTY IS IN FLOOD ZONE X AS INDICATED ON THE FLOOD INSURANCE RATE MAP FOR YORK COUNTY VIRGINIA HAVING COMMUNITY PANEL NUMBER 510182 0039B DATED 12/16/88.

9. SIGHT EASEMENTS AT EACH STREET INTERSECTION, AS SHOWN ON THIS PLAT, ARE HEREBY CONVEYED TO YORK COUNTY, PURSUANT TO THE PROVISIONS OF SECTION 20.5-101, YORK COUNTY CODE. NO SIGN, PLANTING, STRUCTURES OR OTHER OBSTRUCTIONS WHICH OBSCURE OR IMPEDE SIGHT LINES BETWEEN THREE (3) FEET AND SIX (6) FEET IN HEIGHT SHALL BE ALLOWED WITHIN THESE SIGHT EASEMENT AREAS. THE COUNTY SHALL HAVE THE RIGHT AT ANY TIME TO ENTER INTO THE SIGHT EASEMENT AREAS TO REMOVE ANY OBJECT, MATERIAL OR OTHER OBSTRUCTION THAT HINDERS CLEAR SIGHT ACROSS THE AREA.

PLAT OF SUBDIVISION
THE VILLAGES OF KILN CREEK
THE SANCTUARY
AT KILN CREEK
SECTION THREE
SINGLE FAMILY ATTACHED 1
YORK COUNTY, VIRGINIA

DATE: 1/27/95 SHEET 1 OF 3 SCALE: N/A



SLEDD, RUNEY & ASSOCIATES, P.C.
ENGINEERS PLANNERS SURVEYORS
11832 ROCK LANDING DRIVE, SUITE 203
NEWPORT NEWS, VIRGINIA 23606
(804) 873-3386

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED TRUSTEES.
CRESTAR BANK
D.B. 700, PG. 683 & D.B. 700, PG. 691 12/23/92
CONSENTED TO:

Robert W. Hehl 3/13/95
ROBERT W. HEHL, TRUSTEE DATE

HARRY B. GIBSON, TRUSTEE DATE

(EITHER OF WHOM MAY ACT)

I, Madonna W. Monell A NOTARY PUBLIC IN AND FOR THE City of Chesapeake OF Chesapeake VIRGINIA, 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 13 DAY OF March, 1995

Madonna W. Monell
NOTARY PUBLIC

MY COMMISSION EXPIRES 12-31-98

CURVE DATA

CURVE	DELTA	RADIUS	LENGTH	TANGENT	CHORD	BEARING
1	38°06'51"	50.00'	33.26'	17.27'	32.65'	N04°05'04"W
2	06°10'41"	50.00'	5.39'	2.70'	5.39'	N18°03'42"E
3	05°51'44"	200.00'	20.46'	10.24'	20.45'	S24°04'54"W
4	17°50'28"	200.00'	62.28'	31.39'	62.03'	N35°56'00"E
5	17°55'06"	200.00'	62.55'	31.53'	62.29'	N53°48'47"E
6	04°14'50"	200.00'	14.83'	7.42'	14.82'	N64°53'45"E
7	05°20'24"	220.00'	20.50'	10.26'	20.50'	N64°20'58"E
8	07°55'14"	220.00'	30.41'	15.23'	30.39'	N57°43'09"E
9	07°21'58"	220.00'	28.28'	14.16'	28.26'	N50°04'33"E
10	05°44'32"	220.00'	22.05'	11.03'	22.04'	S43°31'18"W
11	26°22'08"	180.00'	82.84'	42.17'	82.11'	S53°50'06"W
12	45°52'08"	240.00'	192.13'	101.55'	187.04'	S44°05'06"W
13	44°17'32"	90.00'	69.57'	36.63'	67.85'	S00°59'44"E
14	76°17'45"	30.00'	39.95'	23.56'	37.06'	S15°00'23"W
15	25°00'13"	255.00'	111.28'	56.54'	110.40'	S40°39'09"W

LEGEND

- INDICATES IRON PIPE TO BE SET
- INDICATES CONC. MON. TO BE SET

AREA TABLE

AREA OF LOTS	0.775 AC.
AREA OF R/W	0.917 AC.
TOTAL SUBDIVIDED AREA	1.692 AC.

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY: John T. Runey, PE
PLAT APPROVING AGENT

DATE: 7-24-95

STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, THE 24th DAY OF July, 1995. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 12, PAGE 268.

TESTE: Nancy B. Kane
CLERK

BY: Richard R. Darius, DC