

ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (VR-173-02-01) AND SECTION 24.1-372 OF THE YORK COUNTY ZONING ORDINANCE.

LEGEND

IRS= IRON ROD SET
 IPF= IRON PIPE FOUND
 PP= POWER POLE
 RPA= RESOURCE PROTECTION AREA
 RMA= RESOURCE MANAGEMENT AREA

REFERENCES:

DB 158 PAGE 416
 DB 54 PAGE 256 (VEPCO)
 DB 283 PAGE 342 (VEPCO)
 PB 1 PG 435 (VEPCO)
 DB 184 PG 496 (C&P)
 DB 221 PG 616 (C&P)
 HWY PB 4 PG 153
 VDOT PROJ. 0604-099-113.C-501 (8/14/73)

YORK COUNTY REFERENCE MONUMENT

STATION	EASTING	NORTHING
009	12004995.666	3653578.135

- GENERAL NOTES:**
- PROPERTY SUBDIVIDED IS ALL OF ASSESSOR'S PARCEL (3-33B).
 - PROPERTY IS CURRENTLY ZONED "RR" RURAL RESIDENTIAL.
 - PROPERTY AS SHOWN LIES IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN) AND IN ZONE A (NO BASE FLOOD ELEVATION DETERMINED. PER F.I.R.M. 510182 0025 B. DATED 12/16/88).
 - TOTAL AREA SUBDIVIDED IS 24.323 ACRES±.
 - MINIMUM BUILDING SETBACK LINES= FRONT-50'
 SIDES-20'
 REAR -50'
- BUILDING SETBACK LINES NOT SHOWN FOR PURPOSES OF PLAT CLARITY.
- TOPOGRAPHIC INFORMATION, RPA & RMA AND CREEK LOCATION PER YORK COUNTY G.I.S.

SUBDIVISION PLAT FOR BEECH RIDGE SUBDIVISION BARLOW ROAD

BRUTON DISTRICT YORK COUNTY VIRGINIA

DATE: 9/19/99 SCALE: 1"= 100' DRAWN: ADS

5248 Olde Towne Road, Suite 1
 Williamsburg, Virginia 23188
 (757) 253-0040
 Fax (757) 220-8994

JOB NO. 8469

VICINITY MAP SCALE: 1"= 2000'

OWNER'S CONSENT AND DEDICATION

THE PLATTING OF THE LAND HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES, IF ANY.

Arthur D. Sebert 10/23/99
 ARTHUR D. SEBERT DATE
Kaylynn M. Sebert 10/25/99
 KAYLYNN M. SEBERT DATE

NOTARY: STATE OF VIRGINIA

I, *Paul W. Michael, Jr.*, A NOTARY PUBLIC IN AND FOR THE STATE OF 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 JURISDICTION AFORESAID.

GIVEN UNDER MY HAND THIS 20 DAY OF OCTOBER, 1999.
 SIGNATURE *Paul W. Michael, Jr.*

MY COMMISSION EXPIRES FEBRUARY 28, 1999
 SIGNED: *Paul W. Michael, Jr.*

James H. Hudson III 10/19/99
 FOR JAMES H. HUDSON, III, TRUSTEE DATE

NOTARY: STATE OF VIRGINIA
 I, *Ruth J. Shaw*, A NOTARY PUBLIC IN AND FOR THE STATE OF 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 JURISDICTION AFORESAID.

GIVEN UNDER MY HAND THIS 19th DAY OF October, 1999.
 SIGNATURE *Ruth J. Shaw*

MY COMMISSION EXPIRES September 30, 1999
 SIGNED: _____

SURVEYOR'S STATEMENT

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

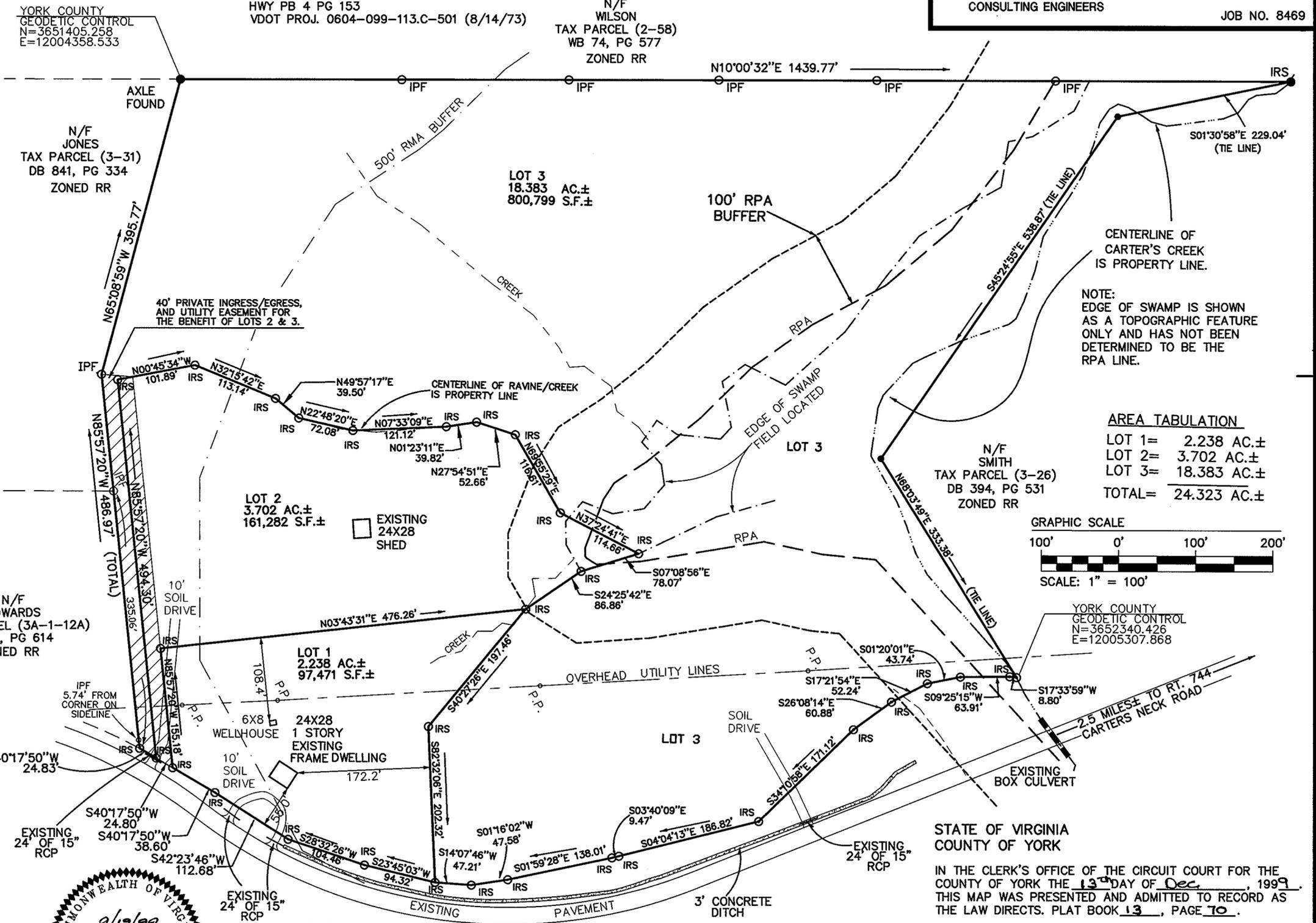
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF ARTHUR D. AND KAYLYNN M. SEBERT, HUSBAND AND WIFE, AND WAS ACQUIRED FROM NAOMI T. WHITE BY DEED DATE MAY 19, 1997 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 0948, AT PAGE 0517. A DEED OF TRUST DATED MAY 19, 1997 IS HELD BY LARRY G. DILLON AND JAMES H. HUDSON, III AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 948, PAGES 520-531. I CERTIFY THAT THE MONUMENTS AND IRON RODS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE OCTOBER 1, 1999.

A. D. Sebert 9/19/99
 A.D. SEBERT, L.S. DATE

WATER: EACH LOT IS TO BE SERVED BY A WELL APPROVED BY THE LOCAL HEALTH DEPARTMENT.

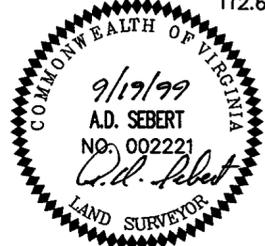
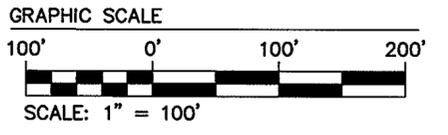
SEWER: THIS SUBDIVISION HAS BEEN INSPECTED BY AN AGENT OF THE LOCAL HEALTH DEPARTMENT AND EACH LOT CONTAINED THEREON HAS BEEN DETERMINED ACCEPTABLE FOR INSTALLATION OF AN INDIVIDUAL SEWAGE DISPOSAL SYSTEM UNDER THE SUBDIVISION EVALUATION PROCEDURES IN EFFECT AS OF THIS DATE, SUBJECT TO THE CONDITIONS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

David J. Hill 10-26-99
 HEALTH DEPARTMENT



AREA TABULATION

LOT 1=	2.238 AC.±
LOT 2=	3.702 AC.±
LOT 3=	18.383 AC.±
TOTAL=	24.323 AC.±



BARLOW ROAD
 RT. 604
 VARIABLE R/W

APPROVED:
 YORK COUNTY BOARD OF SUPERVISORS
 BY: *John T. Dunn, PE*, PLAT APPROVING AGENT
 DATE: 12-7-99

STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 13th DAY OF Dec, 1999
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS. PLAT BOOK 13, PAGE 70.

TESTE: *Nancy B. Kane*, CLERK
 BY: *Suzanne S. Hughes, R.C.*