

GRAFTON WOODS

SECTION NINE

GRAFTON 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' APRIL 22, 1993

SHEET 1 OF 2



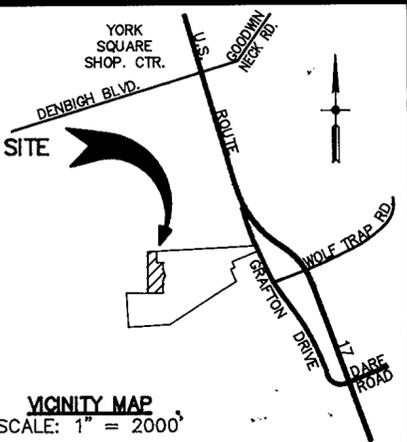
LEGEND:

- DENOTES IRON PIPES SET
- DENOTES MONUMENTS FOUND

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.

NOW OR FORMERLY
CITY OF NEWPORT NEWS
(D.B. 278, P. 394)



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

G.C.R., INC., A VIRGINIA CORPORATION

BY: James L. Clayton DATE: 6-17-93
JAMES L. CLAYTON, PRESIDENT

BY: Robert F. Ripley, Jr. DATE: 6-17-93
ROBERT F. RIPLEY, JR., SECRETARY/TREASURER

Denny P. Cobb DATE: 6-17-93
DENNY P. COBB OR JAMES R. FERBER, TRUSTEE

EITHER OF WHOM MAY ACT
NationsBank of Virginia, N.A. Beneficiary
(D.B. 726, P. 705) APRIL 19, 1993

Thomas C. Leffew DATE: 6-17-93
THOMAS C. LEFFEWE OR E. JOSEPH RYAN, JR., TRUSTEE

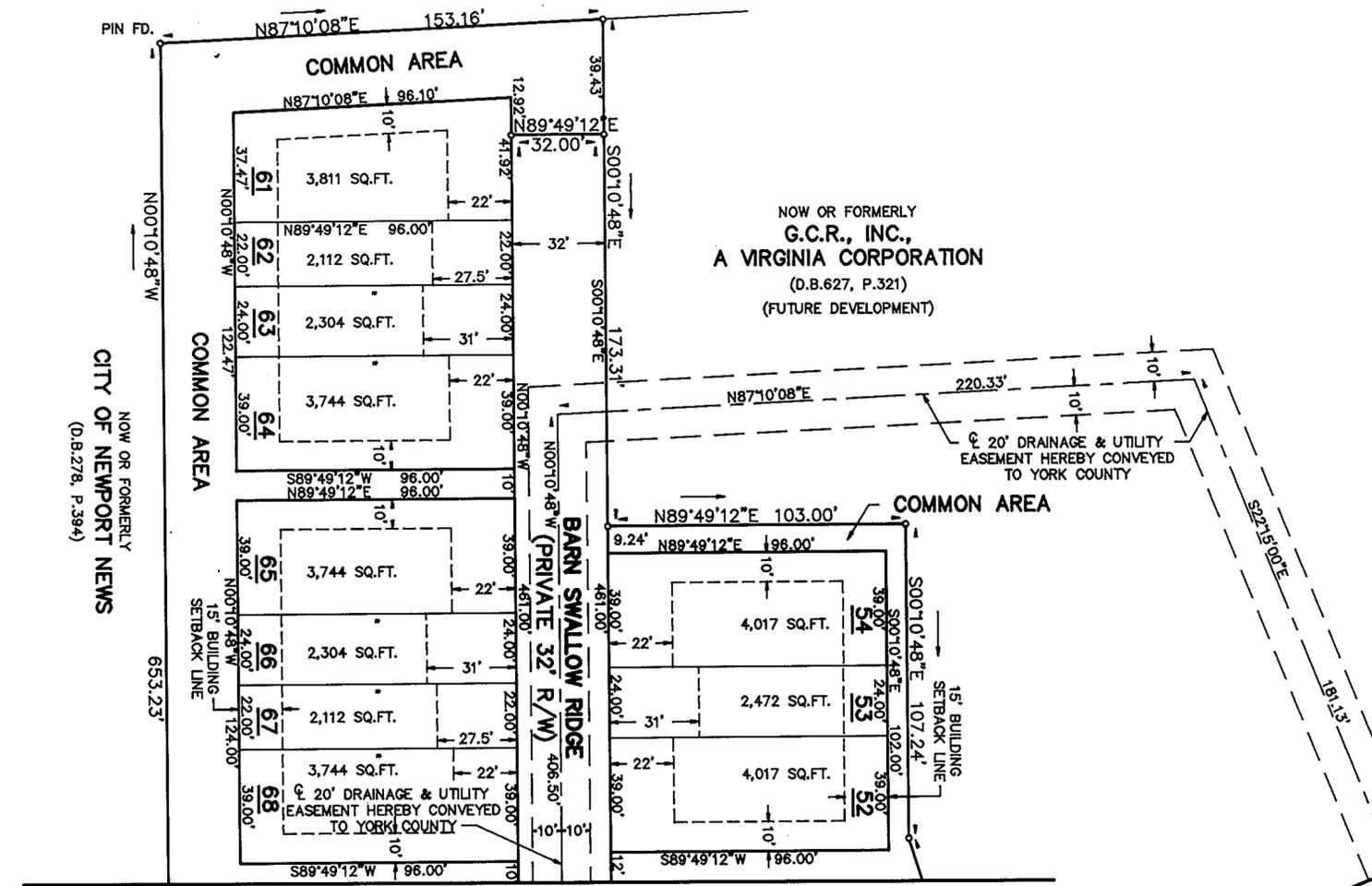
EITHER OF WHOM MAY ACT
NationsBank of Virginia, N.A. Beneficiary
(D.B. 596, P. 752) OCT. 25, 1990

STATE OF VIRGINIA, COUNTY OF YORK, TO WIT:
Debby J. Herrin, 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 WRIT-
ING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN
MY COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 17th DAY OF
June, 1993.

Debby J. Herrin
NOTARY PUBLIC

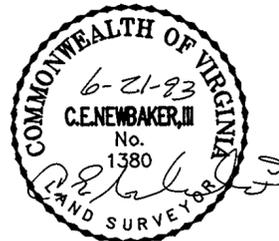
MY COMMISSION EXPIRES: 8/31/96



MATCH LINE SHEET 2

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 THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF G.C.R., INC., A VIRGINIA CORPORATION, AND WAS ACQUIRED FROM GRAFTON DEVELOPMENT GROUP, A VIRGINIA GENERAL PARTNERSHIP, BY DEED DATED AUGUST 23, 1991, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 627, PAGE 321. I CERTIFY THAT THE MONUMENTS AND IRON PIPES AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE DECEMBER 31, 1993.



NOTE: ALL PRIVATE DRAINAGE EASEMENTS ARE TO BE DEDICATED TO THE GRAFTON WOODS HOMEOWNERS ASSOCIATION.

AREA WITHIN LOTS = 2.149 ACRES
AREA WITHIN COMMON AREA = 1.347 ACRES
RIGHT-OF-WAY AREA = 0 ACRE
TOTAL SUBDIVIDED AREA = 3.496 ACRES

DEDICATION OF COMMON AREAS

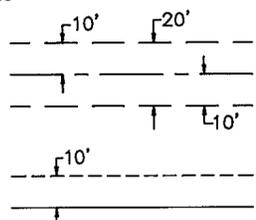
G.C.R., INC. (DECLARANT) IN RECORDING THIS PLAT OF GRAFTON WOODS, SECTION NINE, HAS DESIGNATED CERTAIN AREAS AS COMMON AREA, PARKING, ETC., INTENDED FOR USE BY THE HOMEOWNERS IN GRAFTON WOODS FOR RECREATION AND OTHER RELATED ACTIVITIES.

THE DESIGNATED AREAS ARE NOT DEDICATED HEREBY FOR USE BY THE GENERAL PUBLIC, BUT ARE DEDICATED TO THE COMMON USE AND ENJOYMENT OF THE HOMEOWNERS IN GRAFTON WOODS AS MORE FULLY PROVIDED IN THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS APPLICABLE TO GRAFTON WOODS DATED JUNE 28, 1991. SAID DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS IS HEREBY INCORPORATED AND MADE A PART OF THIS PLAT.

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:



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.

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY: J. Mark Carter
PLAT APPROVING AGENT

DATE: JUNE 28, 1993

STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 29th DAY OF June, 1993, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 11, PAGE 617.

TESTE: NANCY B. KANE, CLERK

BY: Karen Skelley Watkins, DC

PROPERTY IS A PORTION OF ASSESSOR'S PARCEL NUMBERS 29-6, 6A AND 7.