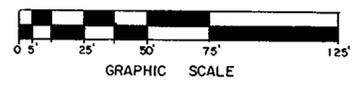


N/F
ISABEL HALL ATLEE
DB. 295 @ PG. 254, DB. 122 @ PG. 226 (PLAT)

N/F
CHARLES T. WHITEHEAD
DB. 277 @ PG. 586

VICINITY MAP
SCALE: 1" = 2000'

SUBDIVISION OF THE PROPERTY OF
WILLIAM V. NUNN, JR. & HAZEL NUNN
LOCATED IN THE GRAFTON DISTRICT OF
YORK COUNTY, VIRGINIA
SCALE: 1" = 50' FEBRUARY 16, 1994



OWNER'S CONSENT

THE SUBDIVISION OF LAND AS APPEARS ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS

William V. Nunn Jr. 5-25-94
WILLIAM V. NUNN, JR. DATE
Hazel Nunn 5-25-94
HAZEL NUNN DATE

STATE OF VA
COUNTY OF York

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS 25th DAY OF May, 1994.

Nancy M. Tison
NOTARY PUBLIC
MY COMMISSION EXPIRES: 12-31-94

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 WILLIAM V. NUNN, JR. & HAZEL NUNN, H/W AND WAS ACQUIRED FROM W. T. BAKER BY DEED DATED JUNE 1, 1946 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 61A, PAGE 464. I CERTIFY THAT MONUMENTS AND IRON PIPES AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE MAY 15, 1994

A. James Phillips
A. JAMES PHILLIPS L.S.

UTILITIES NOTES:

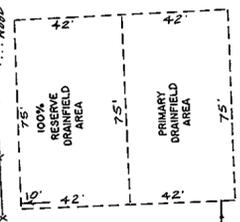
WATER: THIS LOT IS TO BE SERVED BY A WELL TO BE APPROVED BY THE HEALTH DEPARTMENT.
SEWER: THIS LOT HAS BEEN INSPECTED BY AN AGENT OF THE LOCAL HEALTH DEPARTMENT AND THIS LOT HAS BEEN DETERMINED ACCEPTABLE FOR INSTALLATION OF AN INDIVIDUAL SEWER DISPOSAL SYSTEM UNDER THE SUBDIVISION EVALUATION PROCEDURES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

J.W. Hudson 5/10/94
NAME DATE

GENERAL NOTES:

1. \odot - IRON ROD FOUND
 \circ - IRON PIPE FOUND
 \square - CONCRETE MONUMENT FOUND
 \bullet - IRON PIPE OR IRON ROD SET
 \blacksquare - CONCRETE MONUMENT SET
 --- - POWER POLE
T.J.B. - TELEPHONE JUNCTION BOX
O.U.L. - OVERHEAD UTILITY LINE
O/M - OLD MARK
N/F - NOW OR FORMERLY
B.R.L. - BUILDING RESTRICTION LINE
R/W - RIGHT-OF-WAY
2. THE LAND DELINEATED HEREON IS LOCATED ON COUNTY TAX MAP NO. 25 AS PARCEL NO. 396 (INPART)
3. EDGE OF WATER SHOWN HEREON IS AS OF TIME OF SURVEY NO EFFORT IS MADE BY THIS PLAT TO ESTABLISH OWNERSHIP OR ANY OTHER RIGHTS BEYOND THIS LINE.
4. PROPERTY IS ZONED RR
5. THIS PARCEL LIES IN ZONE AE (EL. 9) & ZONE X, AS DEFINED ON THE NATIONAL FLOOD INSURANCE RATE MAP NO. 510182 0019 B, DATED DEC. 16, 1988. THE ZONE LINE DELINEATED HEREON IS APPROXIMATE AND SCALED FROM THE SAID MAP
6. PROPERTY REF: DB. 61A @ PG. 464, DB. 277 @ PG. 581, DB. 64 @ PG. 126
7. ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (VR-173-02-01) AND SECTION 24-158 OF THE YORK COUNTY ZONING ORDINANCE.
8. TOTAL SUBDIVIDED AREA = 43.15 AC. ±
ROAD DEDICATION = 0.3335 AC
PARCEL 1 = 2.62 AC. ±
PARCEL 2 (RESIDUE) = 40.2 AC. ±

REMAINING PROPERTY OF
WILLIAM V. NUNN, JR. & HAZEL NUNN
DB. 61A @ PG. 464, DB. 277 @ PG. 581
RESIDUE 40.2 AC. MORE OR LESS



PARCEL 1
2.62 AC.
MORE OR LESS
(2.4 AC. ABOVE 4' CONTOUR)

LOT 2, SUBDIVISION OF THE PROPERTY OF KIRBY T. SMITH JR. AND LILLIAN T. SMITH (PB. 11 PG. 229)
N/F
NANCY S. NUNN
DB. 588 @ PG. 818

"RAILWAY ROAD"
STATE ROUTE NO. 617

PARCEL 2
REMAINING PROPERTY OF
WILLIAM V. NUNN, JR. & HAZEL NUNN
DB. 61A @ PG. 464, DB. 277 @ PG. 581
RESIDUE 40.2 AC.
MORE OR LESS

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS
BY: *J. Mah Cate*
PLAT APPROVING AGENT
DATE: JUNE 10, 1994

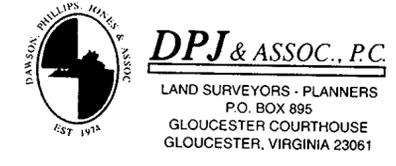
STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 13 DAY OF June, 1994. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 12 PAGE 07
TESTEE: *Nancy B. Kane*, CLERK
BY: *Richard R. Carouse*, DC

VIRGINIA STATE PLANE COORDINATES--SOUTH ZONE (NAD 1983)			
STATION NO.	UNITS	EASTING (X)	NORTHING (Y)
092	Meters	3684303.463	1095810.480
	U.S. Survey Ft.	12087585.613	3595171.569
	Int'l Ft.	12087609.788	3595178.739

REFERENCE AND AZIMUTH MARK LOCATIONS			
OBJECT	BEARING	DISTANCE	ELEVATION
RH1	N39°22'10"W	66.73'	
RH2	S11°17'49"W	47.82'	
STA 093 - RH3	N32°15'19"W	618.06'	

VIRGINIA STATE PLANE COORDINATES--SOUTH ZONE (NAD 1983)			
STATION NO.	UNITS	EASTING (X)	NORTHING (Y)
093	Meters	3684649.865	1096225.532
	U.S. Survey Ft.	12088722.098	3596533.266
	Int'l Ft.	12088746.276	3596540.459

REFERENCE AND AZIMUTH MARK LOCATIONS			
OBJECT	BEARING	DISTANCE	ELEVATION
RH1	S65°13'01"W	101.76'	
RH2	S21°08'51"E	69.42'	
RH3	S60°13'19"W	1,689.41'	



GLOUCESTER 804-693-2993 SALUDA 804-758-0532 FACSIMILE 804-693-5596

COMPS: AJP DRAFT: SMS CHECK: AJP
JOB NO.: JY-F-4-20-0