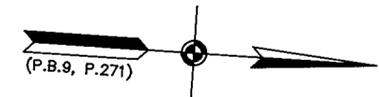


YC-032
E12012447.908
N3628504.685

YC-033
RESET
E12014606.789
N3626091.569

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



RESUBDIVISION
OF
LOT 48 & LOT 49
QUEENSWOOD
SECTION THREE-D (P.B.11, P.638-639)

PROPERTY OF
KARSAN DEVELOPMENT, LTD.,
A VIRGINIA CORPORATION

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' AUGUST 22, 1994

0 20 40 80 120 160 FEET

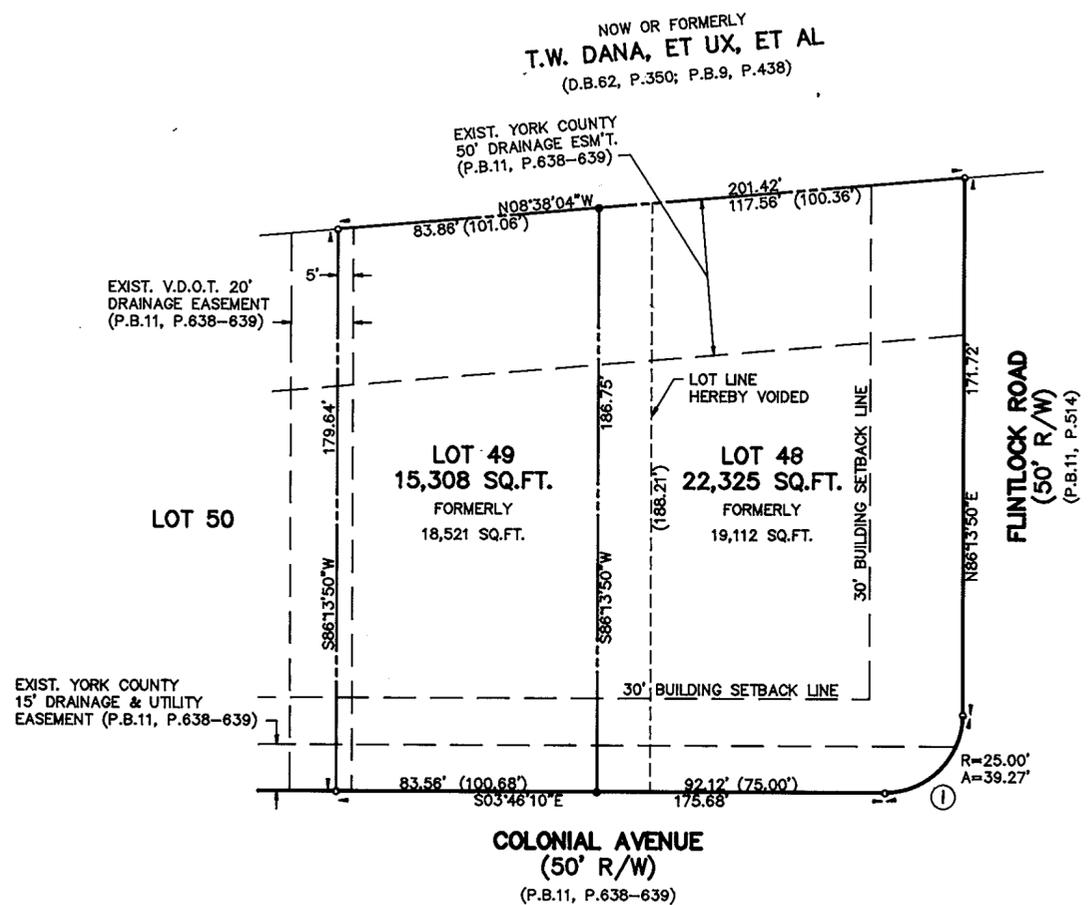
GRAPHIC SCALE

THIS RESUBDIVISION OF THE PROPERTY HEREON SHOWN 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 VICE PRESIDENT
DATE: 8/22/94
NAME/TITLE
BRIAN D. PARSONS, VICE PRESIDENT

Scott W. Stoll Dorf DATE: 8/22/94
SCOTT W. STOLL DORF OR DAVID R. DRAPER/TRUSTEES
EITHER OF WHOM MAY ACT
NationsBank OF VIRGINIA, N.A.
(D.B.788, P.310; APRIL 13, 1994;
D.B.797, P.762; MAY 27, 1994)



NOW OR FORMERLY
T.W. DANA, ET UX, ET AL
(D.B.62, P.350; P.B.9, P.438)

STATE OF VIRGINIA, COUNTY OF YORK, TO WIT:

I, B. M. Miller, 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 22nd DAY OF AUGUST, 1994.

B. M. Miller
NOTARY PUBLIC

MY COMMISSION EXPIRES: March 31, 1997



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 IS IN THE NAME OF KAR-SAN DEVELOPMENT, LTD., A VIRGINIA CORPORATION, AND WAS 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. LOT 49 IS IN THE NAME OF KAR-SAN DEVELOPMENT, LTD., A VIRGINIA CORPORATION, AND WAS ACQUIRED FROM QUEENSWOOD JOINT VENTURE BY DEED DATED MAY 24, 1994, AND RECORDED IN DEED BOOK 797, PAGE 758 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA. I CERTIFY THAT THE IRON PINS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JANUARY 31, 1995.

C. E. Newbaker III
C.E. NEWBAKER III, L.S.# 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. AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.

TOTAL AREA OF RESUBDIVISION = 37,633 SQ.FT. OR 0.864 ACRE

- 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.

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS
BY: Mark Carter
PLAT APPROVING AGENT
DATE: August 24, 1994

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 24th DAY OF August, 1994, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 12, PAGE 116.

TESTE: Mary B. Kow
CLERK
BY: Catherine Bender DCU

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.

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

MINIMUM BUILDING SETBACK LINE SHOWN THUS: _____

