

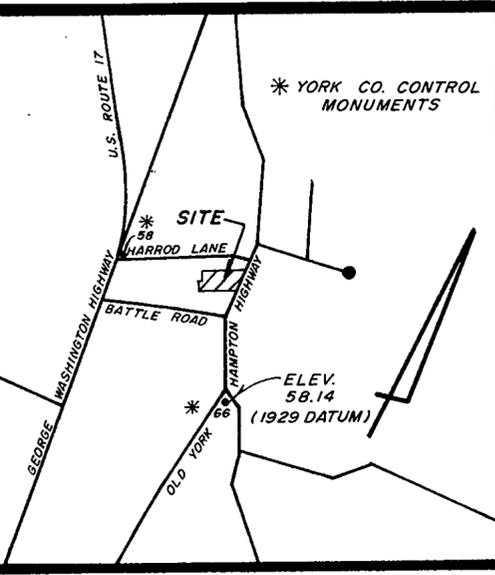
# THE GROVE SECTION ONE COUNTY OF YORK VIRGINIA

**COENEN & ASSOCIATES, INC.**  
ENGINEERS — PLANNERS — SURVEYORS  
696 J. CLYDE MORRIS BLVD. — NEWPORT NEWS, VA. 23601  
SCALE: 1" = 100' DATE: SEPT. 14, 1994

CURVE DATA TABLE						
NO.	DELTA	RADIUS	TANGENT	ARC	CHORD	CH. BEARING
1	01°50'16"	2,919.79'	46.83'	93.66'	93.65'	S20°55'56"E
2	89°01'37"	25.00'	24.58'	38.85'	35.05'	N64°31'37"W
3	20°27'34"	245.00'	44.21'	87.49'	87.02'	S60°43'47"W
4	20°27'34"	295.00'	53.24'	105.34'	104.78'	N60°43'47"E
5	89°01'42"	25.00'	24.58'	35.85'	35.05'	N26°26'48"E
6	01°12'59"	2,919.79'	30.99'	61.99'	61.99'	S17°27'34"E
7	01°56'45"	2,919.79'	49.58'	99.16'	99.15'	S19°02'27"E

STATION NO.	EASTING	NORTHING
066	1207070.514	3600855.609
058	12067979.271	3601253.260

GEODETIC CONTROL MONUMENTS



VICINITY MAP  
SCALE: 1" = 2000'

NOTE: VALUES ARE IN U.S. SURVEY FEET

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

*C.L. Parrish*  
C.L. PARRISH, PRES. PARRISH ENTERPRISES, INC.  
DATE: 10/17/94  
STATE OF VIRGINIA, TO WIT:

*Dorothy Gray King*  
DOROTHY GRAY KING  
BENEFICIARY

*John G. King, Jr.*  
JOHN G. KING, JR.  
BENEFICIARY

*Herbert V. Kelly*  
HERBERT V. KELLY  
TRUSTEE

*Raymond H. Suttle, Jr.*  
RAYMOND H. SUTTLE, JR.  
TRUSTEE

(D.B. 813, Pg. 433) SEPTEMBER 8, 1994

I, Paullette M. Insley, A NOTARY PUBLIC IN AND FOR THE CITY OF NEWPORT NEWS, 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 17<sup>TH</sup> DAY OF OCT. 1994.

*Paullette M. Insley*  
NOTARY PUBLIC

MY COMMISSION EXPIRES August 31, 1995  
I was commissioned: Paullette M. Ashbery  
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 PARRISH ENTERPRISES, INC., A VIRGINIA CORPORATION, AND WAS ACQUIRED FROM DOROTHY GRAY KING AND JOHN G. KING, JR., TRUSTEES OF THE ESTATE OF OLIVE A. GRAY, BY DEED DATED SEPTEMBER 6, 1994, AND DULY RECORDED IN THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 813, PAGE 431.

I CERTIFY THAT MONUMENTS AND IRON PIPES AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE APRIL 1, 1995.



*Donald R. Kohlman*  
CERTIFIED LAND SURVEYOR

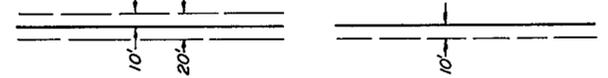
EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK, VIRGINIA.

EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.

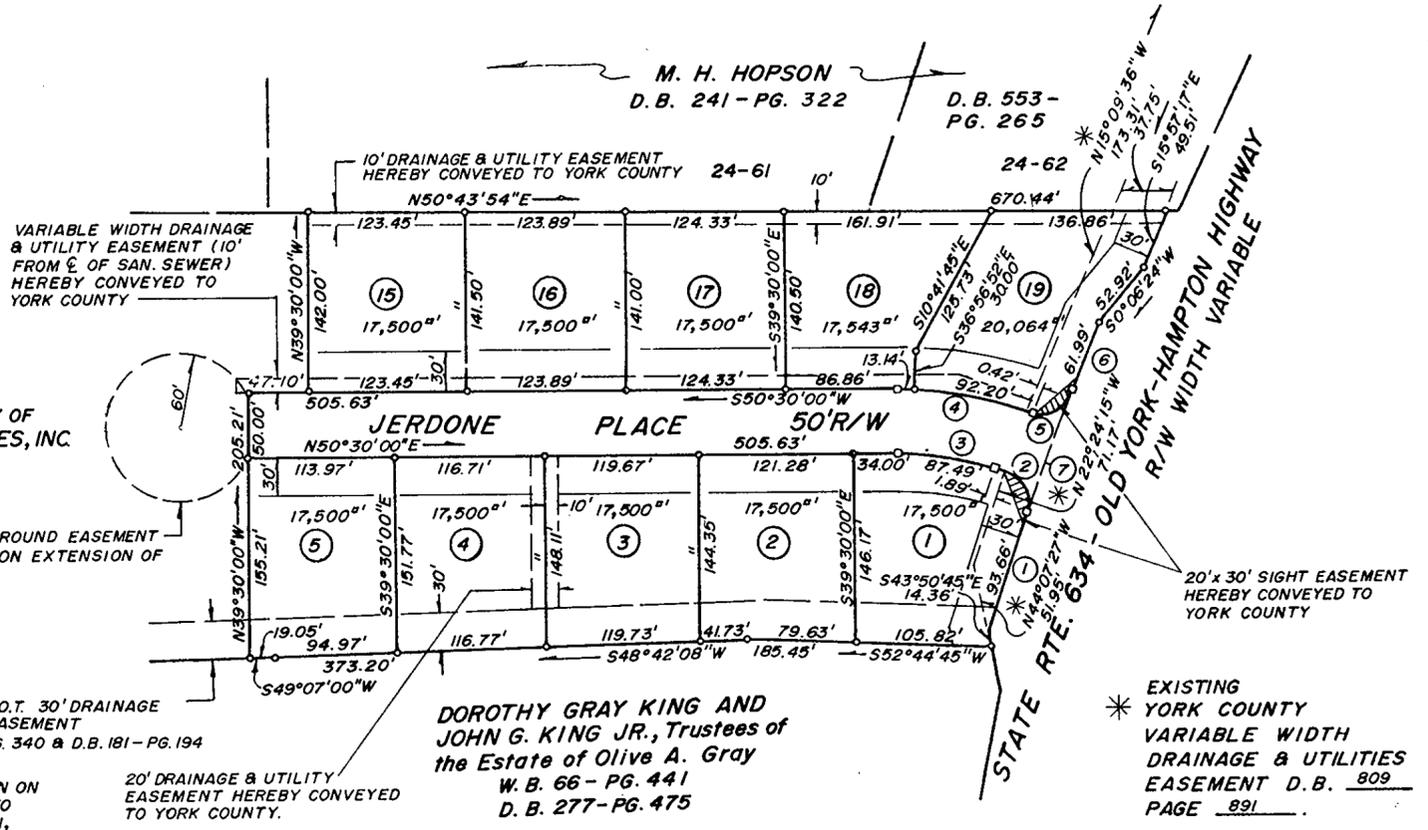
AREA WITHIN LOTS ..... 4.0773 ACRES  
 AREA WITHIN R/W ..... 0.7253 ACRES  
 TOTAL SUBDIVIDED AREA ..... 4.8026 ACRES

—○— MONUMENTS TO BE SET  
 —○— IRON PIPES OR IRON RODS TO BE SET

EASEMENTS SHOWN THUS ARE HEREBY CONVEYED TO THE COUNTY OF YORK FOR DRAINAGE & OTHER UTILITIES.



MINIMUM BUILDING SET BACK LINE SHOWN THUS:



NOTE:  
 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.

NOTE:  
 THIS PROPERTY LIES IN ZONE "X", (AREAS DETERMINED TO BE OUTSIDE THE 500 YEAR FLOODPLAIN) PER F.I.R.M. #510182-00368, DATED 12/16/88.

NOTE:  
 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 SAME.

NONE OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.

APPROVED:  
YORK COUNTY BOARD OF SUPERVISORS

BY *J. Mark Carter*  
PLAT APPROVING AGENT  
DATE NOVEMBER 3, 1994

STATE OF VIRGINIA  
COUNTY OF YORK  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT  
FOR THE COUNTY OF YORK THE 3rd DAY OF Nov. 1994,  
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD  
AS THE LAW DIRECTS, PLAT BOOK 12, PAGE 152.

NANCY B. KANE, CLERK  
TESTE: \_\_\_\_\_  
CLERK  
BY: *James S. Benjamin*