

RESUBDIVISION OF
LOTS 101, 102, 103 & 104
THE GABLES OF YORK COUNTY
SECTION FOUR

(P.B.12, P.608)
BETHEL DISTRICT - COUNTY OF YORK, VIRGINIA

THE SIRINE GROUP, LTD.

SURVEYORS • ENGINEERS • PLANNERS
4794 GEORGE WASHINGTON MEMORIAL HIGHWAY
U.S. ROUTE 17
P.O. BOX 450
WHITE MARSH, VIRGINIA 23183

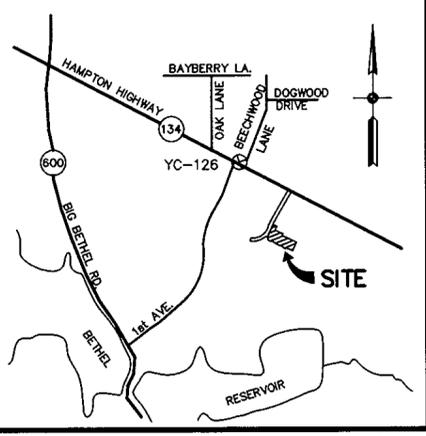
SCALE: 1" = 30' FEBRUARY 1, 1999



NO.	RADIUS	DELTA	ARC	TANGENT	CHORD	CHORD BRG.
1	199.00'	07°44'25"	26.88'	13.46'	26.86'	N51°16'39"W

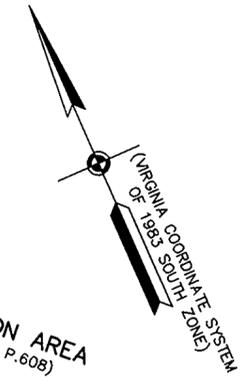
LEGEND:
 ● DENOTES IRON PINS SET
 ○ DENOTES IRON PINS OR PIPES FOUND

- NOTES:
1. THE LAND EMBRACED WITHIN THE BOUNDARY OF THIS SUBDIVISION IS NOT IN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.
 2. YC-126
E12,089,688.687
N3,567,512.061
 3. ALL STORM DRAINAGE PIPES NOT IN A V.D.O.T. RIGHT-OF-WAY WILL BE OWNED AND MAINTAINED BY THE GABLES OF YORK COUNTY COMMUNITY ASSOCIATION, INC.
 4. PROPERTY IS ZONED RMF (MULTI-FAMILY RESIDENTIAL).
 5. DENOTES LOT LINE HEREBY VOIDED — (56.19') —



PRIVATE EASEMENTS FOR SEWER AND WATER LATERALS ARE FOR THE USE AND BENEFIT OF THE OWNERS OF THE LOTS WHICH THEY BENEFIT. MAINTENANCE AND REPLACEMENT OF THESE LATERALS TO BE THE RESPONSIBILITY OF THE GABLES OF YORK COUNTY COMMUNITY ASSOCIATION, INC.

REVISED AREAS: (ALL OF SECTION FOUR)
 AREA WITHIN LOTS = 32,296 SQ.FT. OR 0.741 ACRE
 AREA WITHIN COMMON AREA = 32,635 SQ.FT. OR 0.749 ACRE
 RIGHT-OF-WAY AREA = 16,893 SQ.FT. OR 0.388 ACRE
 TOTAL RESUBDIVIDED AREA = 81,824 SQ.FT. OR 1.878 ACRES



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

TERRY/PETERSON RESIDENTIAL TWO, L.L.C.,
A VIRGINIA LIMITED LIABILITY COMPANY

BY: John H. Peterson, Jr. DATE: 2/3/99
OPERATING MANAGER

City of Va. Beach
STATE OF VIRGINIA, COUNTY OF YORK, TO WIT:

I, Donna Y. Watts, 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 3rd DAY OF February, 1999.

Donna Y. Watts
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/30/01

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'.

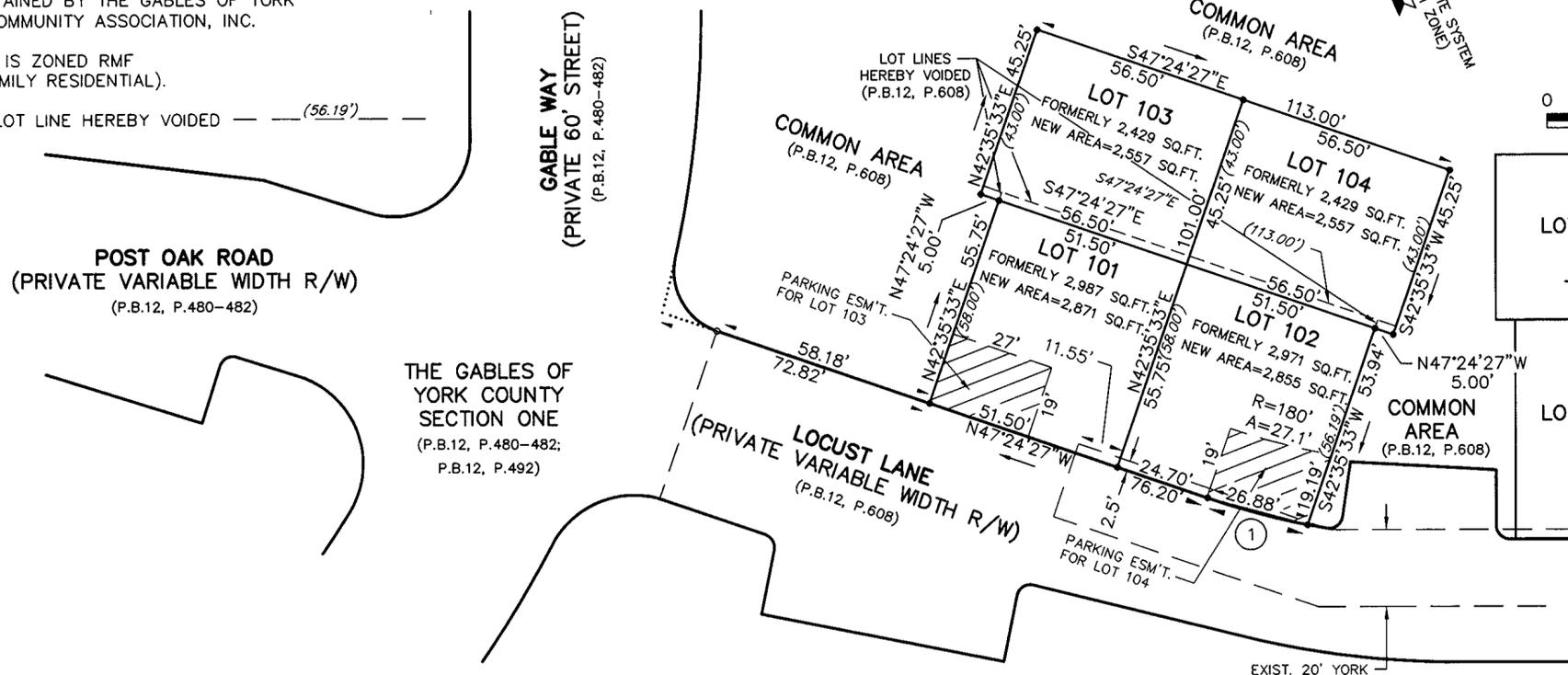
THIS IS TO CERTIFY THAT LOTS 101, 102, 103 AND 104 ARE IN THE NAME OF TERRY/PETERSON RESIDENTIAL TWO, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY AND WAS ACQUIRED FROM SECOND YORK LIMITED PARTNERSHIP, A LIMITED PARTNERSHIP BY DEED DATED APRIL 25, 1996 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK IN DEED BOOK 895, PAGE 289, AND FROM YORK ASSOCIATES LIMITED PARTNERSHIP, A LIMITED PARTNERSHIP BY DEED DATED APRIL 25, 1996 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA IN DEED BOOK 895, PAGE 289. I CERTIFY THAT THE MONUMENTS AND THE IRON PINS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE DECEMBER 31, 1999.

C.E. Newbaker III DATE: 2-2-99
C.E. NEWBAKER III, L.S.# 1380



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.



POST OAK ROAD
(PRIVATE VARIABLE WIDTH R/W)
(P.B.12, P.480-482)

THE GABLES OF YORK COUNTY SECTION ONE
(P.B.12, P.480-482; P.B.12, P.492)

GABLE WAY
(PRIVATE 60' STREET)
(P.B.12, P.480-482)

LOCUST LANE
(PRIVATE VARIABLE WIDTH R/W)
(P.B.12, P.608)

REMAINING PORTION PARCEL B-2
NOW OR FORMERLY
TERRY/PETERSON RESIDENTIAL TWO, L.L.C.,
A VIRGINIA LIMITED LIABILITY COMPANY
(D.B.895, P.289; P.B.12, P.371)

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

H. MAC WEAVER, II AND JOSEPH W. KESTERSON
TRUSTEES FOR CRESTAR BANK (D.B.895, P.292)

BY: H. Mac Weaver, II DATE: 2/3/99
H. MAC WEAVER, II OR JOSEPH W. KESTERSON
APRIL 22, 1996 EITHER OF WHOM MAY ACT

City of Va. Beach
STATE OF VIRGINIA, COUNTY OF YORK, TO WIT:

I, Donna Y. Watts, 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 3rd DAY OF February, 1999.

Donna Y. Watts
NOTARY PUBLIC

MY COMMISSION EXPIRES: 4/30/01

NOTE: ALL PRIVATE DRAINAGE EASEMENTS ARE TO BE DEDICATED TO THE GABLES OF YORK COUNTY COMMUNITY ASSOCIATION, INC. (D.B.954, P.76-142)

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 TERRY/PETERSON RESIDENTIAL TWO, L.L.C.

NOTE:
"THE STREETS SHOWN HEREON ARE PRIVATE, MAY NOT MEET STATE STANDARDS, AND WILL NOT BE MAINTAINED BY EITHER THE COMMONWEALTH OF VIRGINIA OR THE COUNTY OF YORK. MAINTENANCE OF THE ROADS AND RIGHTS-OF-WAY SHOWN HEREON ARE THE RESPONSIBILITY OF THE PROPERTY OWNERS ASSOCIATION FOR THE LOTS CREATED BY THIS PLAT."

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS
BY: Robert D. Kane, PE
PLAT APPROVING AGENT
DATE: 2-4-99

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 4th DAY OF February, 1999, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 12, PAGE 669.

TESTE: Nancy B. Kane
CLERK
BY: [Signature]

PROPERTY IS ASSESSOR'S PARCEL
NUMBERS 38A1-(7)-4-101, 102, 103 & 104.