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SUBDIVISION PLAT
CHURCHILL ESTATES
SECTION THREE

BETHEL DISTRICT – COUNTY OF YORK, VIRGINIA
MAY 11, 2005

C. E. Newbaker
SURVEYING & PLANNING, INC.
P.O. BOX 1298
YORKTOWN, VA. 23692
PH#: 804-694-0643
CELL: 757-509-0317

SCALE: 1" = 50'

SHEET 3 OF 3

VIRGINIA COORDINATE SYSTEM OF 1983 SOUTH ZONE

CHURCHILL ESTATES SECTION TWO
P.B.7, P.89
TAX PARCEL 37G-02-00-LOT#
ZONED R20

NOW OR FORMERLY
HAMPTON ROADS DEVELOPMENT, L.L.C.
INSTR.#040025706; INSTR.#040012468
TAX PARCEL 37G-01-00-000J
GPIN: U02B-3856-3324
ZONED R20
FORMERLY 271,213 S.F.
OR 6.226 ACRES
NEW AREA =
662,356 S.F. OR 15.205 AC.

NOW OR FORMERLY
J.B. ELLIOTT, ETUX
D.B.140, P.319
TAX PARCEL 37-00-00-155
ZONED R20

LOT 13
20,000 S.F.

LOT 18
LOT 19
LOT 20
LOT 21

MATCH LINE SHEET 2

25' DRAINAGE ESM'T. HEREBY CONVEYED TO YORK COUNTY

EXISTING 10' YORK CO. DRAINAGE & UTILITY ESM'T. P.B.7, P.89

30' DRAINAGE ESM'T. HEREBY CONVEYED TO YORK COUNTY

PROPERTY LINE HEREBY VOIDED

EXISTING 10' YORK COUNTY DRAINAGE & UTILITY ESM'T. P.B.7, P.89

COMMON AREA
300,044 S.F.

COMMON AREA
300,044 S.F.

EDGE OF WETLANDS

VARIABLE WIDTH CONSERVATION ESM'T. HEREBY CONVEYED TO YORK COUNTY
10,161 S.F.

30' DRAINAGE ESM'T. HEREBY CONVEYED TO YORK COUNTY

VAR. WIDTH DRAINAGE EASEMENT HEREBY CONVEYED TO YORK COUNTY

5' LANDSCAPE PRESERVATION ESM'T. HEREBY CONVEYED TO YORK COUNTY

20' DRAINAGE ESM'T. HEREBY CONVEYED TO YORK COUNTY

5' LANDSCAPE PRESERVATION ESM'T. HEREBY CONVEYED TO YORK COUNTY

VAR. WIDTH UTILITY ESM'T. HEREBY CONVEYED TO YORK COUNTY

VAR. WIDTH SIGHT ESM'T. HEREBY CONVEYED TO YORK COUNTY

LOT 8
10,798 S.F.

LOT 7
10,749 S.F.

LOT 9
8,632 S.F.

LOT 10
8,701 S.F.

LOT 11
9,121 S.F.

LOT 12
27,495 S.F.

1-STORY BRICK & FRAME HOUSE

OLEANDER COURT
50' R/W

OAK LANE
STE. RTE. 1578
50' R/W
P.B.9, P.611

LOT "I"
NOW OR FORMERLY
ESTATE OF MARY B. SINCLAIR
INSTR.#040012468
TAX PARCEL 37G-01-00-0001
ZONED R20

10' PRIVATE UTILITY ESM'T. TO BENEFIT LOT "I"

EXIST. 15' COMMONWEALTH OF VIRGINIA DRAINAGE ESM'T. S.H.P.B.3, P.370

NOW OR FORMERLY
JEFFREY R. ANDREWS, ETUX
INSTR.#040023032
D.B.157, P.160; P.B.6, P.16
TAX PARCEL 37G-01-00-000G1
ZONED R20

PARCEL "H"
NOW OR FORMERLY
JEFFREY R. ANDREWS, ETUX
INSTR.#040023032
D.B.157, P.160; P.B.6, P.16
TAX PARCEL 37G-01-00-000H
ZONED R20

PARCEL "D"
NOW OR FORMERLY
JEFFREY R. ANDREWS, ETUX
INSTR.#040023032
TAX PARCEL 37G-03-00-0000
ZONED R20

LOT "G"
NOW OR FORMERLY
SYLVIA LOUELLA McDILDA
D.B.157, P.160
TAX PARCEL 37G-01-00-000G
ZONED R20

HAMPTON HIGHWAY
STATE ROUTE 134
VARIABLE WIDTH R/W

LOT 6
8,258 S.F.
LOT 5
8,599 S.F.
LOT 4
8,703 S.F.
LOT 3
8,430 S.F.
LOT 2
10,360 S.F.
LOT 1
7,830 S.F.

LOT "F"
NOW OR FORMERLY
DOROTHY WILLIAMS
D.B.510, P.120; P.B.6, P.16
TAX PARCEL 37G-01-000-000F
ZONED R20

LOT "E"
NOW OR FORMERLY
WILLIAM D. STUMP & SUSIE B. STUMP
D.B.941, P.280; P.B.6, P.16
TAX PARCEL 37G-01-000-000E
ZONED R20

LOT "D"
NOW OR FORMERLY
BRIAN G. SIMPSON
INSTR.# 010006698; P.B.6, P.16
TAX PARCEL 37G-01-000-000D
ZONED R20

LOT "C"
NOW OR FORMERLY
EUGENE BANGE
D.B.79, P.217; P.B.6, P.16
TAX PARCEL 37G-01-00-000C
ZONED R20

LOT "B"
NOW OR FORMERLY
REBECCA J. SOLADA, ETAL
P.B.6, P.16; INSTR.#040021827
TAX PARCEL 37G-01-00-0008
ZONED R20

LOT "A"
REBECCA J. SOLADA, ETAL
P.B.6, P.16; INSTR.#040021827
TAX PARCEL 37G-01-00-000A
ZONED R20

N3,568,026.86
E12,089,069.27

(R=2245.10')
(A=20.49')
(CH=20.49')
(CH.BRG.=S01°35'11"E)

240'± TO HAMPTON HIGHWAY STATE ROUTE 134

COMMONWEALTH OF VIRGINIA
6-1-05
C.E. NEWBAKER III
No. 1380
LAND SURVEYOR

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS
BY: Al Maddalena DATE: 6/12/06
PLAT APPROVING AGENT

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, VIRGINIA, THE 14th DAY OF June, 2006, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NUMBER 060014063 12:14p
TESTE: Lynn S. Jenkins CLERK
BY: Rachel Pirkle

PROPERTY IS ASSESSOR'S PARCEL NUMBER:
37-00-00-154; GPIN: U02B-3140-3715
37G-01-00-000J; GPIN: U02B-3856-3324

JOB # 101