

PLAT OF SUBDIVISION
THE VILLAGES OF KILN CREEK
SINGLE FAMILY AREA 7

LEXINGTON
COUNTY OF YORK, VIRGINIA

FEBRUARY 14, 1990 SHEET 1 OF 3 SCALE: N/A

SRA SLEDD, RONEY & ASSOCIATES, P.C.
ENGINEERS • PLANNERS • SURVEYORS
11832 ROCK LANDING DRIVE, SUITE 203
NEWPORT NEWS, VIRGINIA 23606
(804) 873-3386

REVISED: FEBRUARY 5, 1991

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

VILLAGES OF KILN CREEK LIMITED PARTNERSHIP,
A VIRGINIA LIMITED PARTNERSHIP

BY: VKC, INC., GENERAL PARTNER
BY: Robert R. DeLuca 5 Feb 91
ROBERT R. DeLUCA, PRESIDENT DATE

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED TRUSTEES CRESTAR BANK (FORMERLY UNITED VIRGINIA BANK) CONSENTED TO.

ROBERT W. HEHL, TRUSTEE DATE
Brett K. Smith 2-24-91
BRETT K. SMITH, TRUSTEE DATE
(EITHER OF WHOM MAY ACT)

I, Frankie Black, A NOTARY PUBLIC
IN AND FOR THE Commonwealth of Virginia DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY presence AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 6TH DAY OF Feb, 1991.
Frankie Black
NOTARY PUBLIC

MY COMMISSION EXPIRES Oct. 31, 1994

I, Frankie Black, A NOTARY PUBLIC
IN AND FOR THE Commonwealth of Virginia DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME. BEFORE ME IN MY presence AND STATE AFORESAID.

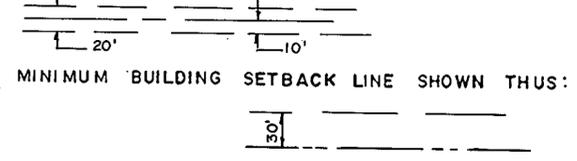
GIVEN UNDER MY HAND THIS 6TH DAY OF Feb, 1991.
Frankie Black
NOTARY PUBLIC

MY COMMISSION EXPIRES Oct. 31-1994

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 1/10,000'. THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF VILLAGES OF KILN CREEK LIMITED PARTNERSHIP, A VIRGINIA LIMITED PARTNERSHIP, AND WAS ACQUIRED FROM KILN CREEK ASSOCIATES, A VIRGINIA GENERAL PARTNERSHIP, BY DEED DATED 31 DECEMBER 1990 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 602 PAGE 374. I CERTIFY THAT MONUMENTS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JANUARY 31, 1992.

COMMON AREA	0.3292 Ac.
AREA WITHIN LOTS	11.2973 Ac.
AREA WITHIN RIGHT-OF-WAY	3.2850 Ac.
TOTAL SUBDIVIDED AREA	14.9115 Ac.

EASEMENTS SHOWN THUS ARE HEREBY CONVEYED TO THE COUNTY OF YORK FOR DRAINAGE AND UTILITIES:



MONUMENTS —
IRON PIPES —



Garrett S. Runey, II
GARRETT S. RONEY, II, P.E., L.S.

UTILITIES NOTES:
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.

NOTES:
1. 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 AND TO CREATE A PUBLIC RIGHT OF PASSAGE OVER THE SAME.
2. ALL DWELLING UNITS CONSTRUCTED IN THIS SUBDIVISION SHALL CONFORM TO THE RESIDENTIAL AREA DESIGN PARAMETERS ESTABLISHED BY YORK COUNTY BOARD OF SUPERVISORS IN ORDINANCE NO. 088-20 (R-1).

APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY: J. Mark Carter
PLAT APPROVING AGENT
DATE: APRIL 9, 1991

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 9th DAY OF April, 1991 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 11, PAGE 310.

TESTE: NANCY B. KANE, CLERK
CLERK

BY: Monica West, D.C.

NOTES:
1. THIS PROPERTY IS ZONED PD-MRC
2. ALL EASEMENTS RESERVED BY KILN CREEK ASSOCIATES FOR LANDSCAPING, UTILITIES, IRRIGATION, AND DRAINAGE ARE TO BE USED FOR THE PURPOSES AND IN ACCORDANCE WITH THE PROVISIONS FOR SAME AS ARE SET FORTH IN THE DECLARATION OF COVENANTS AND RESTRICTIONS VILLAGES OF KILN CREEK (RECORDED IN D. B. 545, Pg. 245 et seq. IN THE CIRCUIT COURT FOR THE COUNTY OF YORK) INCLUDING BUT NOT LIMITED TO ARTICLE 7 THEREOF. THE LANDSCAPING EASEMENT SHOWN HEREON SHALL NOT BE USED IN ANY MANNER TO INHIBIT OR INTERFERE WITH THE RIGHTS OF INGRESS AND EGRESS OVER ANY PUBLIC OR PRIVATE STREET, NOW OR HEREAFTER PLACED ON THE PROPERTY.
3. THE EXPRESS ENUMERATION OF EASEMENTS LISTED HEREON SHALL IN NO WAY LIMIT THE EASEMENTS RESERVED BY KILN CREEK ASSOCIATES. AS DECLARANT IN THE AFORESAID DECLARATION, WHICH EASEMENTS ARE IN ADDITION TO THE EASEMENTS SET FORTH HEREON.