

OF
PARCELS "A" AND "B" (D.B. 361 PG. 769)
 PROPERTY OWNED BY
KEENER'S AUTO PARTS, INCORPORATED
 AND
PARCELS "C" AND "D" (D.B. 389 PG. 70)
 PROPERTY OWNED BY
CHARLES F. KEENER AND JEANETTE J. KEENER

 **HOGGARD/EURE ASSOCIATES, P.C.**
 Surveyors/Planners/Engineers
 6006 CHURCHLAND BLVD/PO BOX 6398/(804)484-9670
 Portsmouth, Virginia 23703

SCALE: 1"=100' DATE: 1/31/96

SHEET 2 OF 3

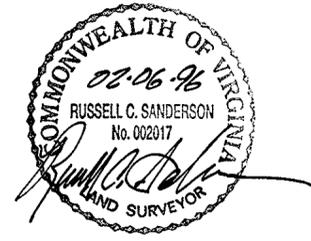


STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT
 FOR THE COUNTY OF YORK THE 9 DAY
 OF Feb 1996 THIS MAP WAS PRESENTED
 AND ADMITTED TO RECORD AS THE LAW
 DIRECTS IN PLAT BOOK 12, PAGE 346.

TESTE: Nancy B. Kane
 CLERK

BY: Douglas R. Dause

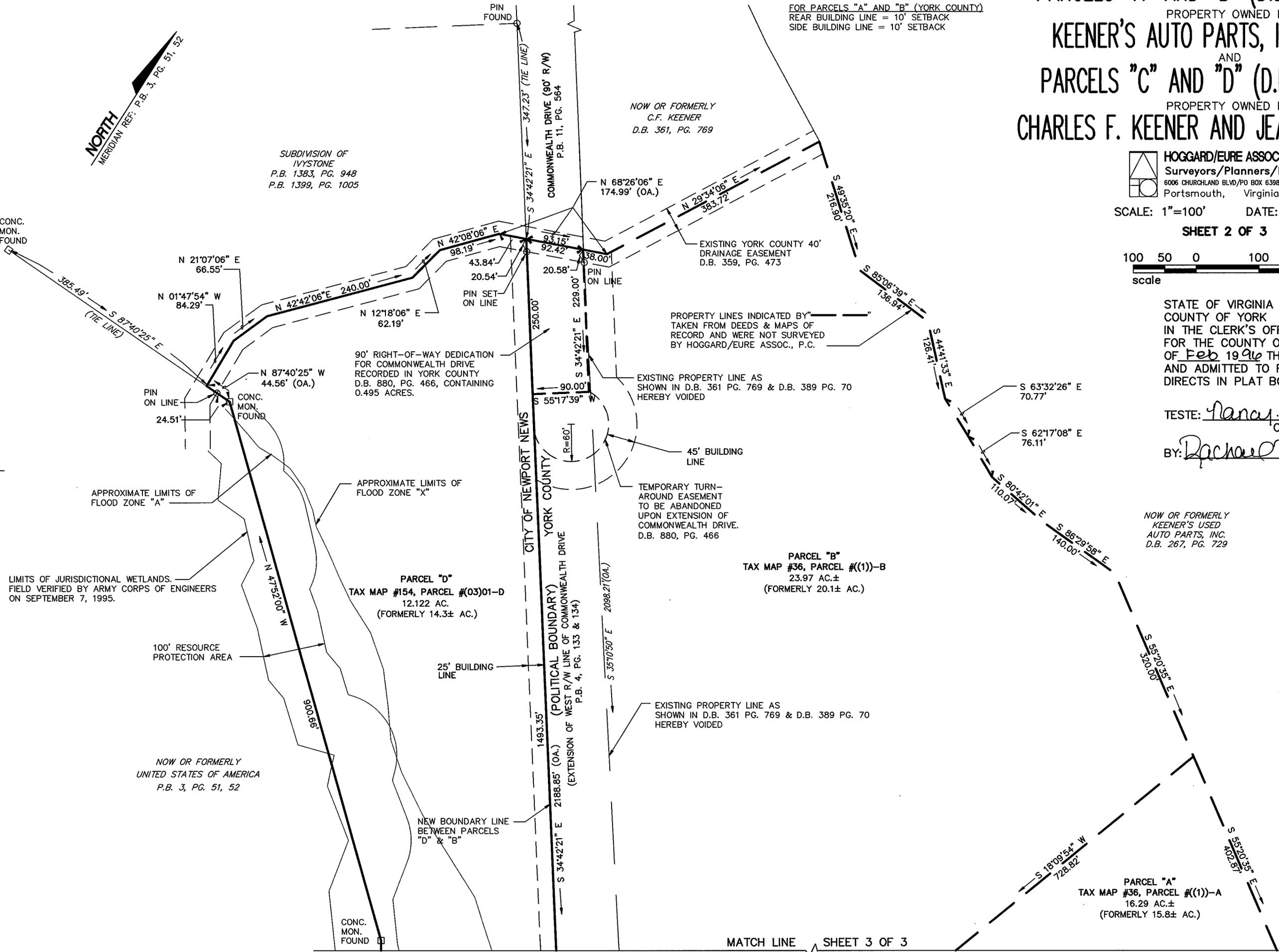
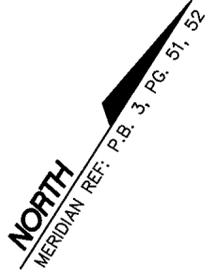
NOW OR FORMERLY
 KEENER'S USED
 AUTO PARTS, INC.
 D.B. 267, PG. 729



NOTE:
 FOR PARCELS "C" AND "D" (NEWPORT NEWS)
 REAR BUILDING LINE = 20' SETBACK
 SIDE BUILDING LINE = 10' SETBACK
 FOR PARCELS "A" AND "B" (YORK COUNTY)
 REAR BUILDING LINE = 10' SETBACK
 SIDE BUILDING LINE = 10' SETBACK

NOW OR FORMERLY
 C.F. KEENER
 D.B. 361, PG. 769

SUBDIVISION OF
 IVYSTONE
 P.B. 1383, PG. 948
 P.B. 1399, PG. 1005



CONC. MON. FOUND

PIN ON LINE

LIMITS OF JURISDICTIONAL WETLANDS. FIELD VERIFIED BY ARMY CORPS OF ENGINEERS ON SEPTEMBER 7, 1995.

100' RESOURCE PROTECTION AREA

NOW OR FORMERLY UNITED STATES OF AMERICA P.B. 3, PG. 51, 52

CONC. MON. FOUND

EXISTING YORK COUNTY 40' DRAINAGE EASEMENT D.B. 359, PG. 473

PROPERTY LINES INDICATED BY TAKEN FROM DEEDS & MAPS OF RECORD AND WERE NOT SURVEYED BY HOGGARD/EURE ASSOC., P.C.

EXISTING PROPERTY LINE AS SHOWN IN D.B. 361 PG. 769 & D.B. 389 PG. 70 HEREBY VOIDED

45' BUILDING LINE

TEMPORARY TURN-AROUND EASEMENT TO BE ABANDONED UPON EXTENSION OF COMMONWEALTH DRIVE. D.B. 880, PG. 466

PARCEL "B" TAX MAP #36, PARCEL #((1))-B 23.97 AC.± (FORMERLY 20.1± AC.)

EXISTING PROPERTY LINE AS SHOWN IN D.B. 361 PG. 769 & D.B. 389 PG. 70 HEREBY VOIDED

MATCH LINE SHEET 3 OF 3