

PLAT OF  
QUAIL HOLLOW  
COUNTY OF YORK, VIRGINIA

MARCH 19, 1981 SCALE: 1"=50'

AES, A PROFESSIONAL CORPORATION  
Architecture, Engineering, Surveying  
625 Ironbound Rd. (804) 253-0040  
WILLIAMSBURG, VIRGINIA 23185

AREA TABULATION

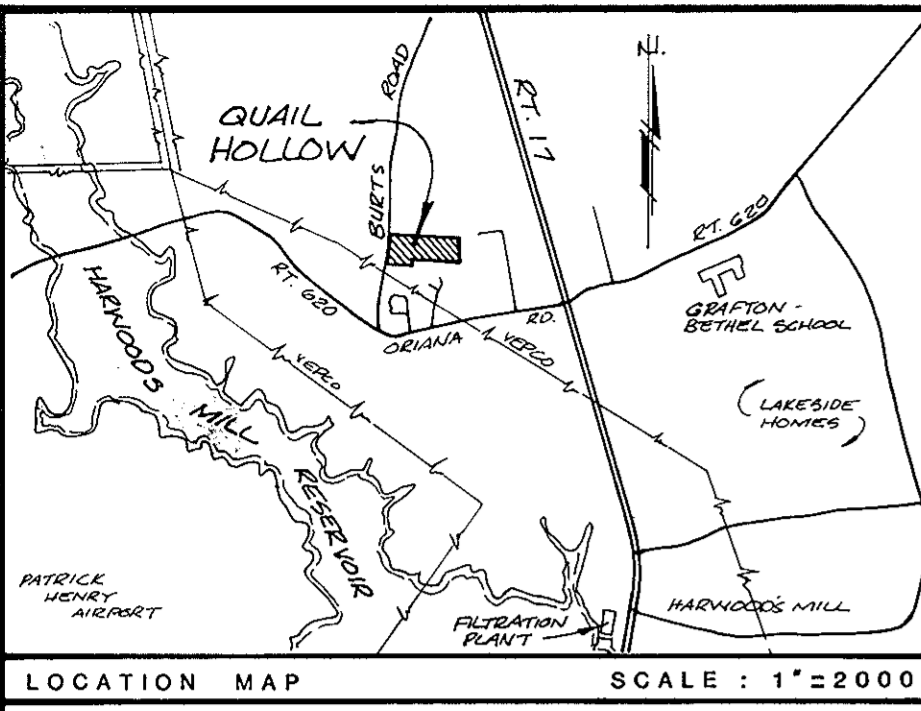
AREA OF LOTS = 4.139 AC.±  
QUAIL ROAD R/W = 0.864 AC.±  
DEDICATION FOR  
WIDENING OF S.R. 709 = 0.069 AC.±  
TOTAL SUBDIVIDED AREA = 5.072 AC.±

NOTES:  
EASEMENTS ARE HEREBY CONVEYED TO THE  
COUNTY OF YORK FOR DRAINAGE & UTILITIES.



MINIMUM BUILDING SETBACK LINES  
SHOWN THUS:

LOT	DELTA	RADIUS	ARC	TAN.	CHORD	CHORD BEARING
1 (A)	7°39'00"	468.67	62.58	31.34	62.53	S78°19'55"E
(B)	93°13'49"	25.00	40.68	26.45	36.34	S27°53'36"E
9	39°53'04"	50.00	34.81	18.14	34.11	S62°12'52"E
10	40°39'10"	50.00	35.48	18.522	34.74	S21°56'45"E
11	45°19'19"	50.00	39.55	20.88	38.53	N21°02'30"E
12	49°16'27"	50.00	43.00	22.93	41.69	N68°20'23"E
13 (A)	52°24'44"	50.00	45.74	24.61	44.16	S48°21'46"E
(B)	64°52'00"	50.00	56.61	31.77	53.63	S54°35'24"E
14	07°35'16"	50.00	6.62	3.32	6.62	S78°21'46"E
19 (A)	05°00'17"	1390.66	121.47	60.78	121.44	N17°10'56"E
(B)	86°24'15"	25.00	37.70	23.48	34.23	N62°53'12"E
(C)	08°14'45"	518.67	74.65	37.39	74.58	S78°02'03"E



OWNER'S CONSENT & DEDICATION

THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS

J.A.B. INC.  
J. ALLEN BARBEE PRES  
DATE 5/26/82

1. JULIAN H. BLALOCK A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA AT LARGE DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY AND STATE AFORESAID GIVEN UNDER MY HAND THIS 26<sup>th</sup> DAY OF MAY 19 82  
Julian H. Blalock  
NOTARY PUBLIC  
MY COMMISSION EXPIRES Oct 19 83

BUILDING RESTRICTIONS

- ZONING IS R-5, SINGLE FAMILY RESIDENTIAL
- MINIMUM LOT AREA = 7,500 SQ. FT.
- MINIMUM LOT FRONTAGE = 70 FT. @ SETBACK LINE
- SETBACK LINE REQUIREMENTS:  
IN GENERAL:  
FRONT - 30 FT. MIN.  
REAR - 20 FT. MIN.  
SIDE - 10 FT. MIN.  
FOR CORNER LOTS:  
SIDE - 10 FT. MIN.  
FOR TRANSITIONAL LOTS: (1 THRU 11)  
SIDE - 10 FT. MIN.  
REAR - 40 FT. MIN.

SURVEYOR'S STATEMENT

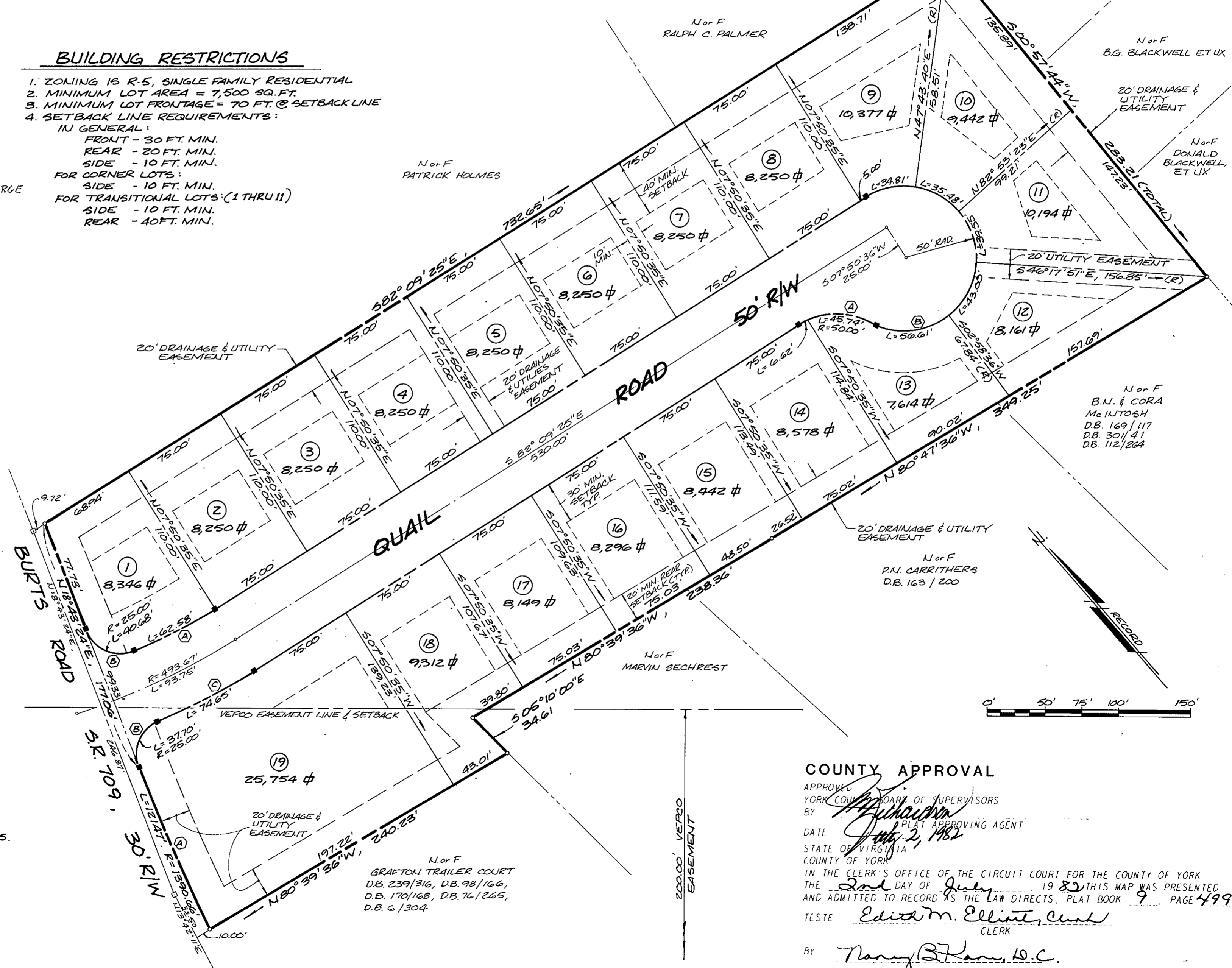
TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS IN THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1/10,000  
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF J.A.B., INC. AND WAS ACQUIRED FROM GRAFTON TRAILER COURT & ALLEN BARBEE BY DEED DATED 2-12-81 & 9-2-80 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN DEED BOOK 352, PAGES 86 & 88. I CERTIFY THAT MONUMENTS AS SHOWN ON THE PLAT WILL BE SET ON OR BEFORE JULY 1, 1982



Paul C. Small  
C.L.S.

UTILITIES NOTES

WATER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER PROVIDED BY CITY OF NEWPORT NEWS.  
SEWER: EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY YORK COUNTY, VIRGINIA.



COUNTY APPROVAL

APPROVED BY BOARD OF SUPERVISORS  
BY [Signature]  
DATE July 2, 1982  
STATE OF VIRGINIA  
COUNTY OF YORK  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK  
THE 2nd DAY OF July 19 82 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS. PLAT BOOK 9 PAGE 499  
TESTE Edith M. Elliott, Clerk  
BY Nancy B. K... D.C.