

State of Virginia
County of York

In the Clerk's Office of the Circuit Court for the County of York, Virginia, this map was presented and admitted to record as the law directs this 22 day of January 1999 in Deed Book 12 at Page 161
Plat Nancy B. KAWE, clerk

TESTE: Annette Meadows, Dep. Clerk
CLERK

LOT AREA 6.0633 AC.
COMMON AREA 0.4908 AC.
R/W AREA 1.2639 AC.
TOTAL AREA 7.8180 AC.

| CURVE DATA TABLE | | | | | | |
|------------------|---------|------------|---------|---------|---------|--------------|
| No. | RADIUS | DELTA | ARC | TANGENT | CHORD | CHD. BEARING |
| 1 | 25.00' | 90°00'00" | 39.27' | 25.00' | 35.36' | N33°08'25"E |
| 2 | 25.00' | 90°00'00" | 39.27' | 25.00' | 35.36' | S56°51'35"E |
| 3 | 225.00' | 94°25'36" | 370.81' | 243.09' | 330.25' | N35°21'13"E |
| 4 | 275.00' | 28°19'47" | 135.97' | 69.41' | 134.59' | S02°18'19"W |
| 5 | 275.00' | 46°51'37" | 224.91' | 119.17' | 218.70' | S59°08'13"W |
| 6 | 50.00' | 250°31'44" | 218.63' | | | |
| 7 | 25.00' | 70°31'44" | 30.77' | 17.68' | 28.87' | N62°10'07"W |
| 8 | 25.00' | 76°19'47" | 33.30' | 19.65' | 30.90' | N21°41'41"W |
| 9 | 25.00' | 84°26'01" | 36.84' | 22.68' | 33.60' | S77°55'25"W |
| 10 | 50.00' | 250°31'44" | 218.62' | | | |
| 11 | 25.00' | 70°31'44" | 30.77' | 17.68' | 28.87' | S84°52'33"W |

SUBDIVISION PLAT OF
CHANNELWALK ESTATES
CITY OF POQUOSON - VIRGINIA

ALFONSO & ASSOCIATES, INC.
Surveying & Land Development Planning
729 THIMBLE SHOALS BLVD. SUITE 2A
NEWPORT NEWS, VIRGINIA 23606
SCALE 1" = 60' DATE: DECEMBER 16, 1998

VICINITY MAP
SCALE: 1" = 1000'

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISIONS IN THE CITY OF POQUOSON, VIRGINIA, HAVE BEEN COMPLIED WITH AND THE SURVEY AND PLAT ARE CORRECT.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF DRS DEVELOPMENT CO., INC. AND THAT IT WAS ACQUIRED AS FOLLOWS: PARCEL I FROM DOROTHY SUE BRADSHAW TAYLOR, LANCE M. BRADSHAW, JR. AND SHARON M. CASON BY DEED DATED JUNE 3, 1996 OF RECORD IN D. B. 900 AT PAGE 313. PARCEL II FROM MARIE LARRIMORE BRADSHAW BY DEED DATED JUNE 16, 1997 OF RECORD IN D.B.989 AT PAGE 256. THE AFOREMENTIONED DEEDS ARE RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK, VIRGINIA.



J.J. Alfonso
J. J. ALFONSO P.L.S.

THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES AND WISHES OF THE UNDERSIGNED OWNERS AND TRUSTEES.

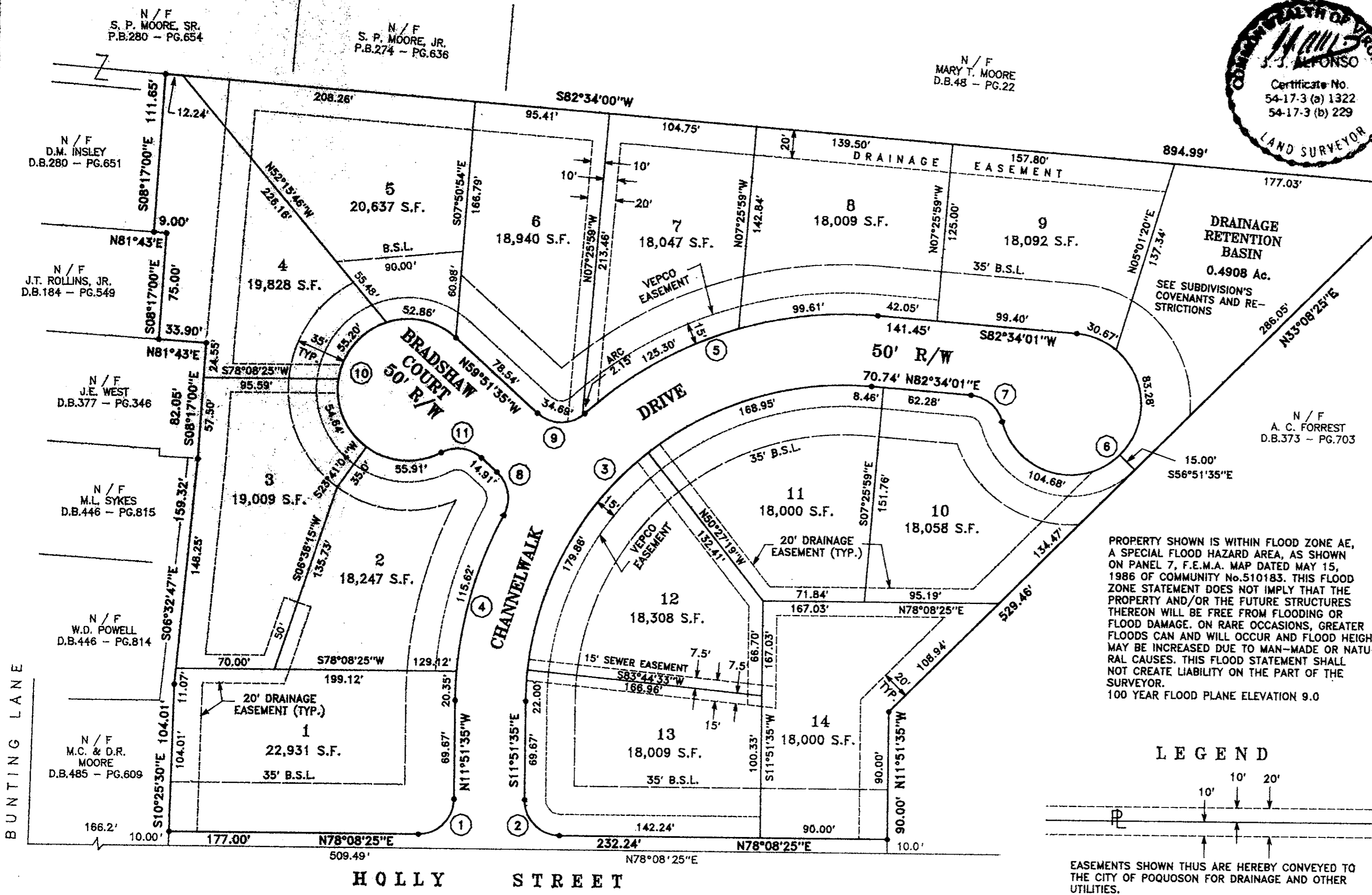
DRS DEVELOPMENT CO., INC.
A VIRGINIA CORPORATION

Gayle M. Rauch
GAYLE M. RAUCH, PRESIDENT

TRUSTEES FOR JEFFERSON NATIONAL BANK
(EITHER OF WHOM MAY ACT)

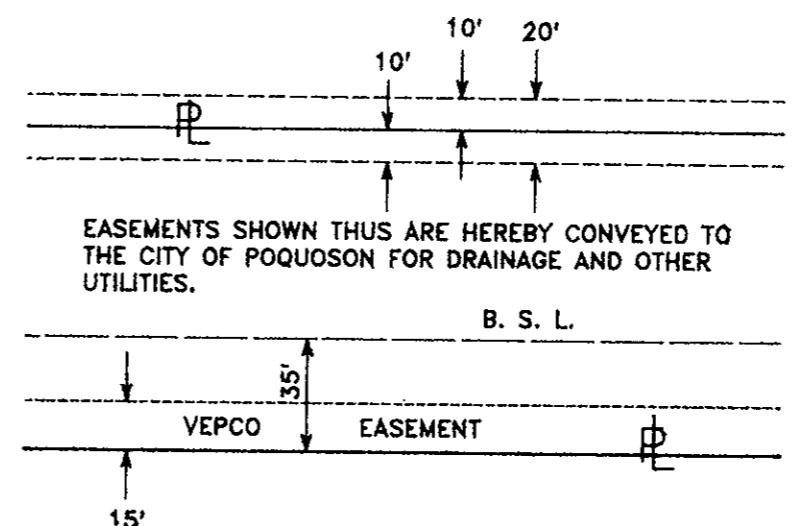
THOMAS L. FLOUNDERS, III

David R. Draper
DAVID R. DRAPER



PROPERTY SHOWN IS WITHIN FLOOD ZONE AE, A SPECIAL FLOOD HAZARD AREA, AS SHOWN ON PANEL 7, F.E.M.A. MAP DATED MAY 15, 1986 OF COMMUNITY NO. 510183. THIS FLOOD ZONE STATEMENT DOES NOT IMPLY THAT THE PROPERTY AND/OR THE FUTURE STRUCTURES THEREON WILL BE FREE FROM FLOODING OR FLOOD DAMAGE. ON RARE OCCASIONS, GREATER FLOODS CAN AND WILL OCCUR AND FLOOD HEIGHTS MAY BE INCREASED DUE TO MAN-MADE OR NATURAL CAUSES. THIS FLOOD STATEMENT SHALL NOT CREATE LIABILITY ON THE PART OF THE SURVEYOR.
100 YEAR FLOOD PLANE ELEVATION 9.0

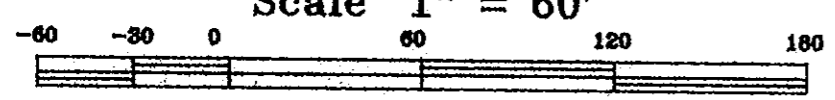
LEGEND



EASEMENTS SHOWN THUS ARE HEREBY CONVEYED TO THE CITY OF POQUOSON FOR DRAINAGE AND OTHER UTILITIES.

NOTE: ALL RIGHTS OF WAY, SHOWN HEREON, ARE HEREBY DEDICATED TO THE CITY OF POQUOSON, VIRGINIA FOR PUBLIC USE.

Scale 1" = 60'



My commission expires 31 May 1999

APPROVED FOR
THE CITY OF POQUOSON
VIRGINIA

Charles W. Boyer
CITY MANAGER

1/19/99
DATE