

RECORD PLAT
FOR
COVENTRY PLANNED DEVELOPMENT
FERGUSON GLADE
SECTION 2A - 1
COUNTY OF YORK, VIRGINIA
THE DeYOUNG JOHNSON GROUP, INC.
P.O. BOX 3505
WILLIAMSBURG, VA. 23187
SCALE: 1"=50' AUGUST 12, 1990
SHEET 1 OF 2 SHEETS

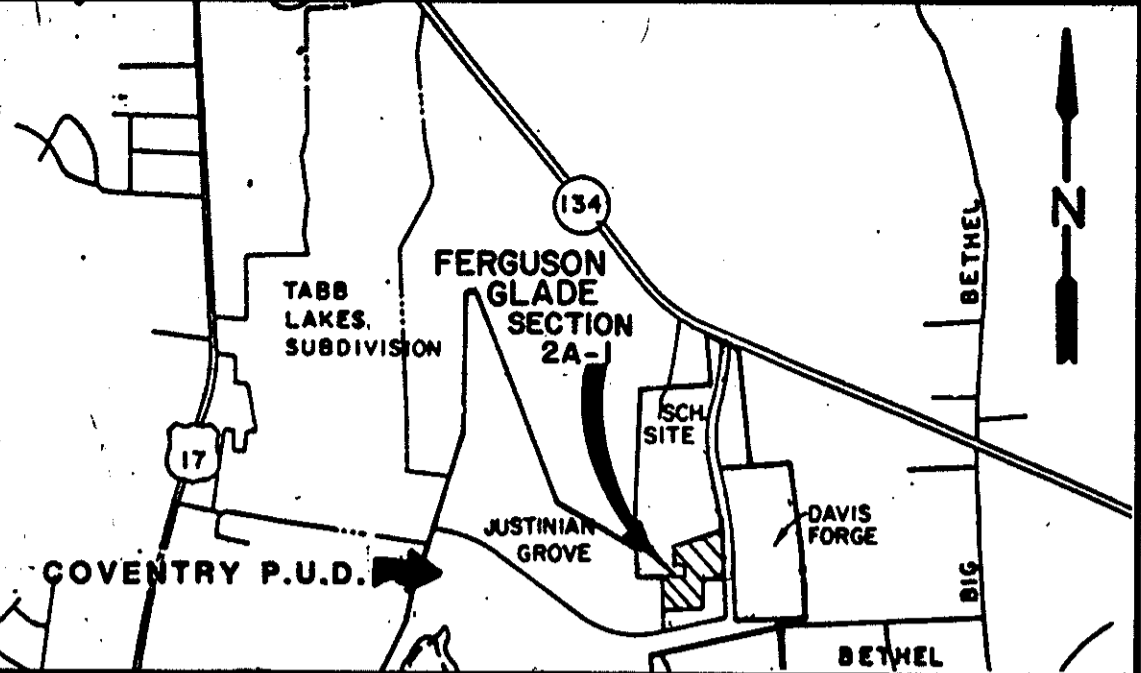
DATA

POINT	DELTA/BEARING	RADIUS	LEN./DIST.	TANGENT	CHORD BEARING	CHORD DIST.
A	05°25'13"	976.22	92.35	46.21	S 88°34'34"W	92.32
B	08°03'47"	976.22	137.38	68.80	S 89°53'51"W	137.27
C	03°29'54"	976.22	59.61	29.81	N 84°19'18"W	59.60
D	90°00'00"	62.00	97.39	62.00	S 45°42'07"W	87.68
E	11 46'03"	45.00'	9.24'	4.64'	N 84 49'05"E	9.23'
F	35 53'45"	35.00'	21.93'	11.34'	N72 45'14"E	21.57
G	90°00'00"	20.00	31.42	20.00	N 43°42'49"W	28.28
H	05°25'13"	956.22	90.46	45.26	S 88°34'34"W	90.43
I	05°23'40"	996.22	93.80	46.93	S 88°33'48"W	93.76
J	90°33'31"	25.00	39.51	25.24	S 45°58'53"W	35.53
K	90°00'00"	82.00	128.81	82.00	S 45°42'07"W	115.97
L	67°58'32"	35.00	41.52	23.60	S 56°42'51"W	39.13
M	247°58'32"	45.00	194.76	66.75	N 33°17'09"W	74.62
N	90°00'00"	42.00	65.97	42.00	N 45°42'07"E	59.40
O	84°22'58"	25.00	36.82	22.66	N 41°29'22"W	33.58
P	01°06'30"	996.22	19.27	9.64	N 83°07'36"W	19.27
Q	11°33'41"	956.22	192.96	96.80	S 88°21'12"E	192.63
R	05°25'13"	996.22	94.24	47.16	N 88°34'34"E	94.21
S	90°00'00"	20.00	31.42	20.00	N 46°17'11"E	28.28
T	13 43'16"	82.00'	19.64'	9.87'	N 83 50'29"E	19.59'
U	19 17'08"	82.00'	27.60'	13.93'	N 67 20'17"E	27.47'
V	32 04'45"	35.00'	19.60'	10.06'	S 38 45'59"W	19.34'
W	79 50'58"	45.00'	62.71'	37.66'	S 62 39'01"W	57.76'
X	12°32'10"	82.00	17.94	9.01	N 06°58'12"E	17.91
Y	23°36'49"	82.00	33.80	17.14	N 25°02'42"E	33.56
Z	20°50'37"	82.00	29.83	15.08	N 47°16'24"E	29.67
AA	24 16'05"	45.00'	19.06'	9.68'	N 65 17'25"W	18.92'
BB	45 34'53"	45.00'	35.80'	18.91'	N 30 21'54"W	34.86'
CC	31 00'32"	45.00'	24.35'	12.48'	N 07 55'49"E	24.06'
DD	30 29'09"	45.00'	23.94'	12.26'	N 38 40'40"E	23.66'
EE	25 00'49"	45.00'	19.65'	9.98'	N 66 25'39"E	19.49'

- 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 TO CREATE A PUBLIC RIGHT-OF-PASSAGE OVER THE SAME.
 2. THIS SUBDIVISION COMPLIES WITH RESOLUTION R89-81, ADOPTED APRIL 6, 1989, APPROVING THE AREA PLAN UNDER THE PD-MRC CLASSIFICATION FOR AREA 2, AND RESOLUTION R90-128, ADOPTED JUNE 7, 1990, APPROVING A CHANGE IN THE CONDOMINIUM FORM OF OWNERSHIP TO AN INDIVIDUAL LOT, FEE SIMPLE FORM OF OWNERSHIP.
 3. PURSUANT TO RESOLUTION R89-81, THE MINIMUM DISTANCE BETWEEN ANY TWO ATTACHED SINGLE-FAMILY BUILDING GROUPS SHALL BE 15 FEET.

APPROVED
YORK COUNTY BOARD OF SUPERVISORS
BY: J. Mark Carter PLAT APPROVING AGENT
DATE: November 13, 1990

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 14th DAY OF November, 1990
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK 11, PAGE 261.
TESTE: _____ CLERK
BY: Catharine Bending D.C.



VICINITY MAP SCALE: 1"=2000'

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

H. R. Ashe 9-28-90
H.R. ASHE DATE

H. R. Ashe 9-28-90
H.R. ASHE, PRESIDENT DATE

217 ASSOCIATES, LTD.
H.R. ASHE, PRESIDENT

I, H. Tabb Smith
A NOTARY PUBLIC IN AND FOR THE STATE 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 JURISDICTION AFORESAID.

GIVEN UNDER MY HAND THIS 28th DAY OF Sept., 1990

H. Tabb Smith
NOTARY PUBLIC

MY COMMISSION EXPIRES 2-15-92

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 WAS ACQUIRED AS FOLLOWS:

PARCEL	OWNER	ACQUIRED FROM	DATE	DEED REF.	DEDICATED AREA
3	H.R. ASHE	R.G. MOORE BLDG. CORP.	DEC. 16, 1986	463/660	0.084 ACRES
7A	217 ASSOC., LTD.	COVEN. INC.	DEC. 19, 1984	409/323	6.785 ACRES

THE ABOVE DEEDS ARE RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA.

I CERTIFY THAT THE MONUMENTS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE 12 AUGUST, 1991.



Louis M. Penci
LOUIS M. PENCI, C.L.S. #1328B

WATER:
EACH LOT WITHIN THIS SUBDIVISION IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.

SEWER:
EACH LOT WITHIN THE SUBDIVISION IS SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.

AREA TABULATIONS
AREA PRIVATE R/W = 35,091.02 SQ.FT./ 0.805 ACRES
AREA LOTS = 68,370.96 SQ.FT./ 1.570 ACRES
AREA FUTURE DEVELOPMENT = 125,251.96 SQ.FT./ 2.875 ACRES
AREA TOTAL = 287,510.91 SQ.FT./ 6.600 ACRES