

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, UNLESS OTHERWISE NOTED ON THIS PLAT.
2. SIGHT EASEMENTS AT EACH STREET INTERSECTION, AS SHOWN ON THIS PLAT, ARE HEREBY CONVEYED TO YORK COUNTY, PURSUANT TO THE PROVISIONS OF SECTION 20.5-101, YORK COUNTY CODE. NO SIGN, PLANTING, STRUCTURES OR OTHER OBSTRUCTIONS WHICH OBSCURE OR IMPEDE SIGHT LINES BETWEEN THREE (3) FEET AND SIX (6) FEET IN HEIGHT SHALL BE ALLOWED WITHIN THESE SIGHT EASEMENT AREAS. THE COUNTY SHALL HAVE THE RIGHT AT ANY TIME TO ENTER INTO SIGHT EASEMENT AREAS TO REMOVE ANY OBJECT, MATERIAL OR OTHER OBSTRUCTION THAT HINDERS CLEAR SIGHT ACROSS THE AREA.
3. NONE OF THE AREA CONTAINED IN THIS SUBDIVISION IS WITHIN A RESOURCE PROTECTION AREA OR RESOURCE MANAGEMENT AREA.
4. TAX MAP PARCEL NO. 8-(8)-1
5. PROPOSED 20' X 40' SIGHT EASEMENT HEREBY CONVEYED TO THE COUNTY OF YORK AND 20' X 40' DRAINAGE EASEMENT HEREBY CONVEYED TO THE VIRGINIA DEPARTMENT OF TRANSPORTATION.
6. PURSUANT TO ORDER OF THE U.S. BANKRUPTCY COURT DATED MARCH 17, 1995, ANBOMA, INC. RECEIVED APPROVAL TO SUBDIVIDE AND GRANT UTILITY EASEMENTS OVER THE PROPERTY SHOWN HEREON. REFERENCE IS HEREBY MADE TO SAID ORDER, RECORDED IN THE LAND RECORDS CONTEMPORANEOUSLY WITH THIS PLAT, FOR A MORE COMPLETE DESCRIPTION OF SAID APPROVAL.

LEGEND

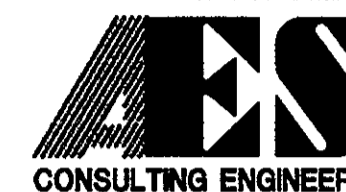
- INDICATES PROPOSED UTILITY EASEMENT HEREBY CONVEYED AS INDICATED.
- INDICATES PORTION EXISTING DRAINAGE & UTILITY EASEMENT TO BE VACATED
- INDICATES PROPOSED VARIABLE WIDTH INGRESS/EGRESS EASEMENT TO BE DEDICATED TO THE APPROPRIATE ADJACENT PARCELS B, C, D, AND II.
- INDICATES IRON ROD FOUND OR AS NOTED
- INDICATES IRON ROD TO BE SET
- B.S.L. INDICATES BUILDING SETBACK LINE

# RESUBDIVISION OF PARCEL I ANBOMA, INC.

OWNED BY: ANBOMA, INC., A VIRGINIA CORPORATION

BRUTON DISTRICT YORK COUNTY VIRGINIA

DATE: 03-02-95 SCALE: 1"= 50' DRAWN: MLP

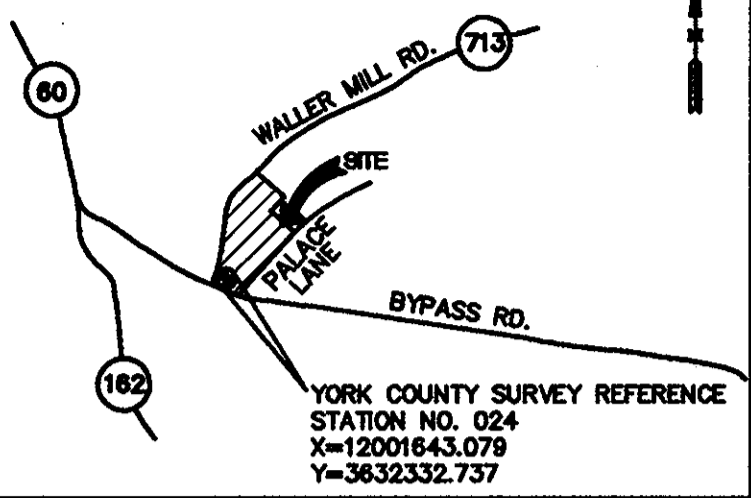


5248 Olde Towne Road, Suite 1 Williamsburg, Virginia 23188 (804) 263-0040 Fax (804) 220-8994

JOB NO. 6942-S

REVISED PER CO.COMMENTS - 4/12/95

SEE NOTE 5



## VICINITY MAP

SCALE: 1"= 2000'

### OWNER'S CONSENT AND DEDICATION

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

*Angelo H. Mageras*  
ANGELO H. MAGERAS, PRESIDENT  
ANBOMA, INC., A VIRGINIA CORPORATION

*APR 13 1995*  
DATE

*Angelo H. Mageras*  
ANGELO H. MAGERAS, PRESIDENT  
DENIGE, INC., A VIRGINIA CORPORATION

*APR 13 1995*  
DATE

### NOTARY: STATE OF VIRGINIA AT LARGE

I, Paul L. Wilson, A NOTARY PUBLIC IN AND FOR THE STATE OF VIRGINIA DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.

GIVEN UNDER MY HAND THIS 13 DAY OF April, 1995.

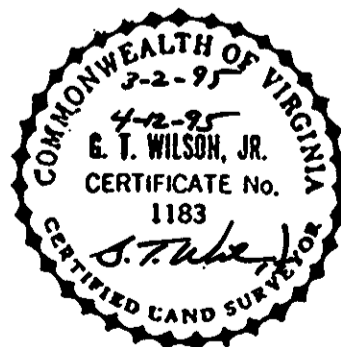
MY COMMISSION EXPIRES 5-31, 1995

### SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE SUBDIVISION ORDINANCE OF THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1' / 20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF ANBOMA, INC. AND WAS ACQUIRED FROM WILLIAM J. & GLADYS C. DEKKER BY DEED DATED JUNE 30, 1986, RECORDED IN DEED BOOK 446, PAGE 668, BEING DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK. I HEREBY CERTIFY THAT MONUMENTS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JUNE 13, 1995.

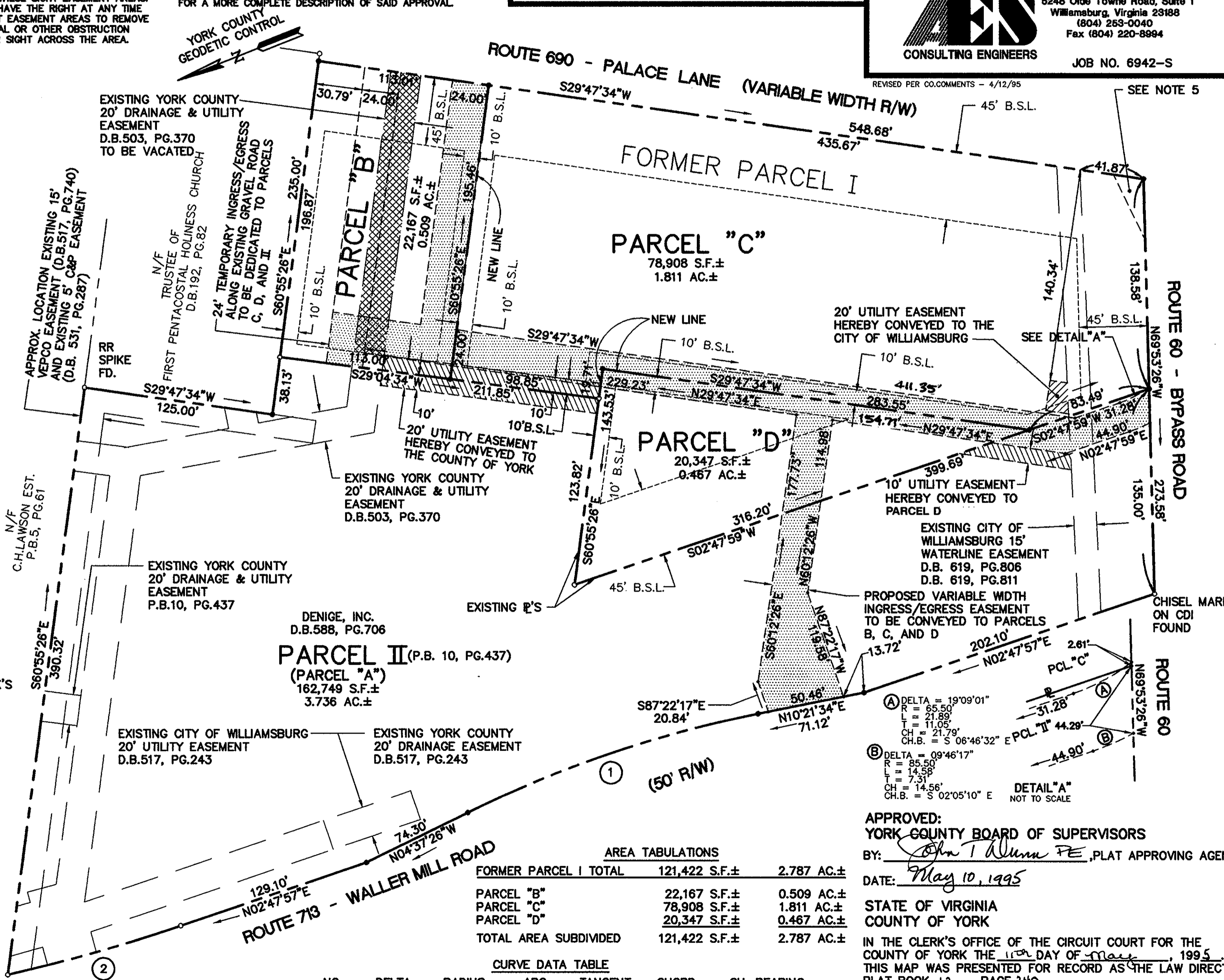
*G.T. Wilson, Jr.*  
G.T. WILSON, JR., C.L.S.



CURRENTLY ZONED: CT - TOURIST COMMERCIAL

WATER: EACH LOT IS TO BE SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF WILLIAMSBURG.

SEWER: EACH LOT IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.

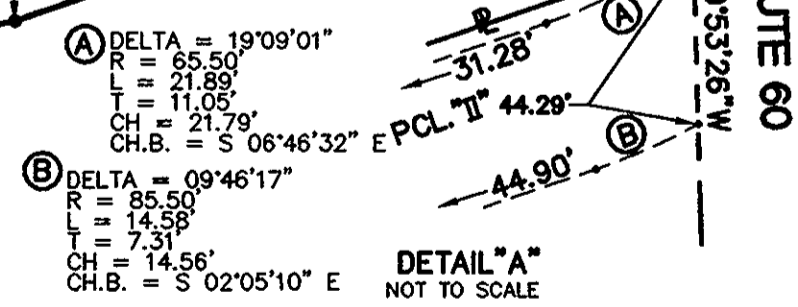


AREA TABULATIONS

FORMER PARCEL I TOTAL	121,422 S.F.±	2.787 AC.±
PARCEL "B"	22,167 S.F.±	0.509 AC.±
PARCEL "C"	78,908 S.F.±	1.811 AC.±
PARCEL "D"	20,347 S.F.±	0.467 AC.±
TOTAL AREA SUBDIVIDED	121,422 S.F.±	2.787 AC.±

CURVE DATA TABLE

NO.	DELTA	RADIUS	ARC	TANGENT	CHORD	CH. BEARING
1	14°59'00"	774.59'	202.56'	101.86'	201.99'	N 02°52'04" E
2	06°03'40"	1120.92'	118.58'	59.34'	118.52'	S 05°49'47" W



APPROVED: YORK COUNTY BOARD OF SUPERVISORS

BY: *John T. Wynn PE*, PLAT APPROVING AGENT  
DATE: *May 10, 1995*

STATE OF VIRGINIA COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK THE 10th DAY OF May, 1995. THIS MAP WAS PRESENTED FOR RECORD AS THE LAW DIRECTS. PLAT BOOK 12, PAGE 340.

TESTE: *Nancy B. Kane*, CLERK

BY: *Sybil S. Hughes P.C.*  
DB 845 PG 15

MARCA 04.12.95-13:06 6942SP01