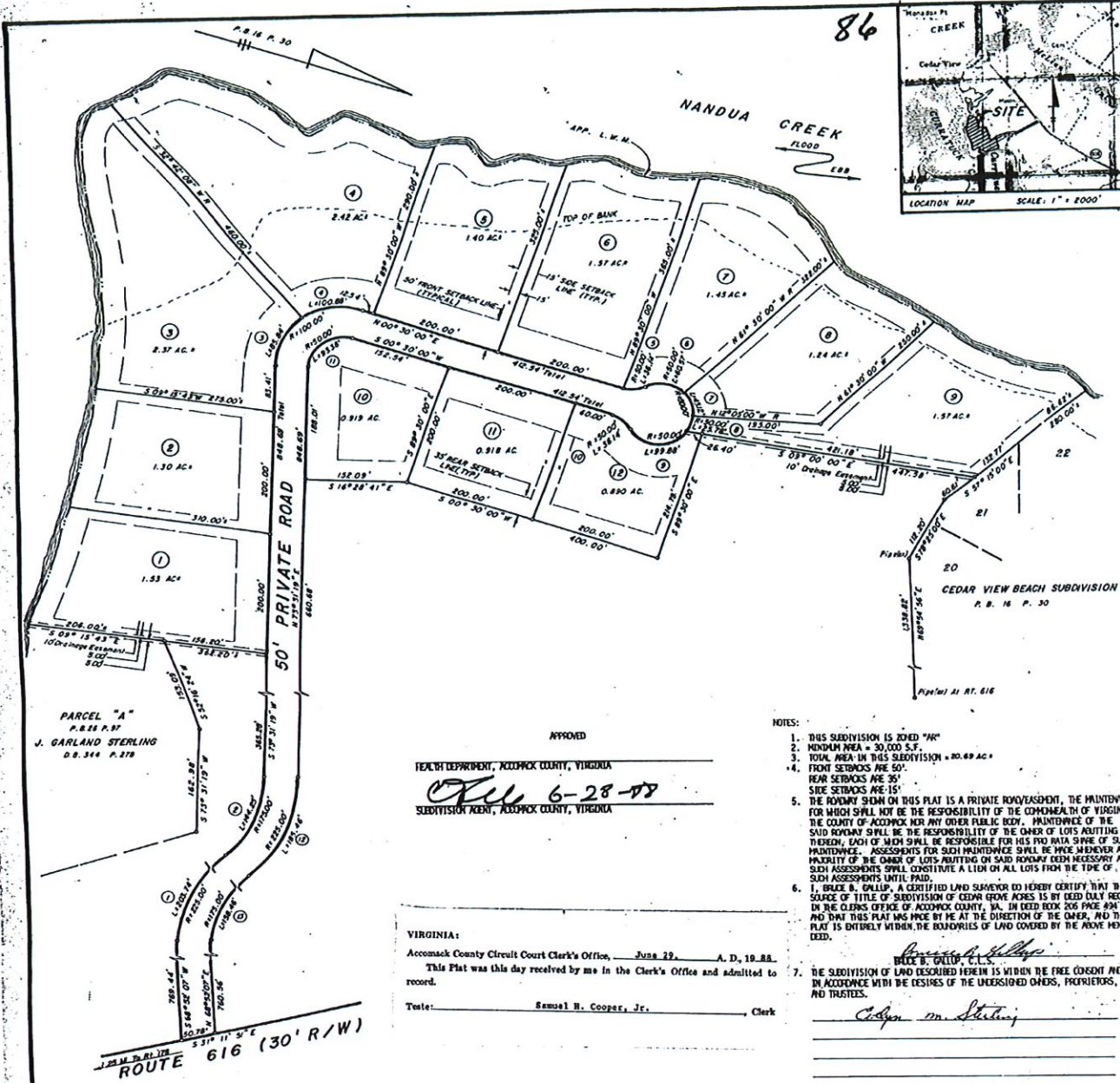
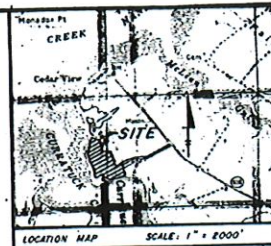


86



PARCEL "A"
P.B. 28 P. 27
J. GARLAND STERLING
D.B. 344 P. 278

APPROVED
HEALTH DEPARTMENT, ACCOMACK COUNTY, VIRGINIA
June 6-28-88
SUBDIVISION AGENT, ACCOMACK COUNTY, VIRGINIA

VIRGINIA:
Accomack County Circuit Court Clerk's Office, June 29, A. D. 1988.
This Plat was this day received by me in the Clerk's Office and admitted to record.
Teller: Samuel H. Cooper, Jr. Clerk

- NOTES:
1. THIS SUBDIVISION IS ZONED "AR"
 2. MINIMUM AREA = 30,000 S.F.
 3. TOTAL AREA IN THIS SUBDIVISION = 80.69 AC.
 4. FRONT SETBACKS ARE 50'.
 5. REAR SETBACKS ARE 35'.
 6. SIDE SETBACKS ARE 15'.
 7. THE ROADWAY SHOWN ON THIS PLAT IS A PRIVATE ROAD/VEHICLE, THE MAINTENANCE FOR WHICH SHALL NOT BE THE RESPONSIBILITY OF THE COMMONWEALTH OF VIRGINIA, THE COUNTY OF ACCOMACK NOR ANY OTHER PUBLIC BODY. MAINTENANCE OF THE SAID ROADWAY SHALL BE THE RESPONSIBILITY OF THE OWNER OF LOTS ADJACENT THEREON. EACH OF WHOM SHALL BE RESPONSIBLE FOR HIS PRO RATA SHARE OF SUCH MAINTENANCE. ASSESSMENTS FOR SUCH MAINTENANCE SHALL BE MADE WHENEVER A MAJORITY OF THE OWNER OF LOTS ADJACENT ON SAID ROADWAY DEEM NECESSARY AND SUCH ASSESSMENTS SHALL CONSTITUTE A LIEN ON ALL LOTS FROM THE TIME OF SUCH ASSESSMENTS UNTIL PAID.
 8. I, BRUCE B. GALLUP, A CERTIFIED LAND SURVEYOR DO HEREBY CERTIFY THAT THE SOURCE OF TITLE OF THIS SUBDIVISION OF CEDAR GROVE ACRES IS BY DEED DULY RECORDED IN THE CLERK'S OFFICE OF ACCOMACK COUNTY, VA. IN DEED BOOK 206 PAGE 434 AND THAT THIS PLAT WAS MADE BY ME AT THE DIRECTION OF THE OWNER, AND THIS PLAT IS ENTIRELY WITHIN THE BOUNDARIES OF LAND COVERED BY THE ABOVE MENTION DEED.

Bruce B. Gallup
BRUCE B. GALLUP, C.L.S.

7. THE SUBDIVISION OF LAND DESCRIBED HEREIN IS WITHIN THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES.
John M. Sterling

CURVE TABLE

DELTA	RADIUS	ARC LENGTH	TANGENT	DISTANCE	BEARING
51°52'53"	225.00'	203.74'	109.45'	196.85'	N85°11'27"W
47°13'41"	175.00'	144.25'	76.51'	140.20'	N82°51'50"W
49°10'49"	100.00'	85.84'	45.76'	83.22'	N81°53'17"W
57°47'52"	100.00'	100.88'	55.20'	96.65'	N28°23'56"W
41°24'35"	50.00'	36.14'	18.90'	35.35'	N20°12'15"W
69°24'30"	50.00'	60.57'	34.63'	56.93'	N06°12'22"W
49°25'00"	50.00'	43.12'	23.01'	41.80'	N53°12'30"E
28°32'17"	50.00'	25.78'	13.18'	25.49'	S07°18'51"E
114°27'22"	50.00'	99.88'	77.67'	84.08'	S15°19'04"E
41°24'35"	50.00'	36.14'	18.90'	35.35'	S21°12'14"W
104°58'11"	50.00'	93.35'	47.54'	80.37'	S52°59'21"E
47°13'41"	175.00'	144.25'	76.51'	140.20'	S02°51'50"E
51°52'53"	225.00'	203.74'	109.45'	196.85'	S05°11'27"E

SUBDIVISION OF
CEDAR GROVE ACRES

D.B. 206 P. 434
P.B. 4 P. 30
NEAR GRADDOCKVILLE
LEE DISTRICT
ACCOMACK COUNTY, VA.
SCALE: 1" = 100' 24 MAY 1988



BRUCE B. GALLUP, C.L.S.
Land Surveyor
EASTERN SHORE OF VIRGINIA
(804) 432-4418

EX. A-B-3
P.B. 16 P. 1-7