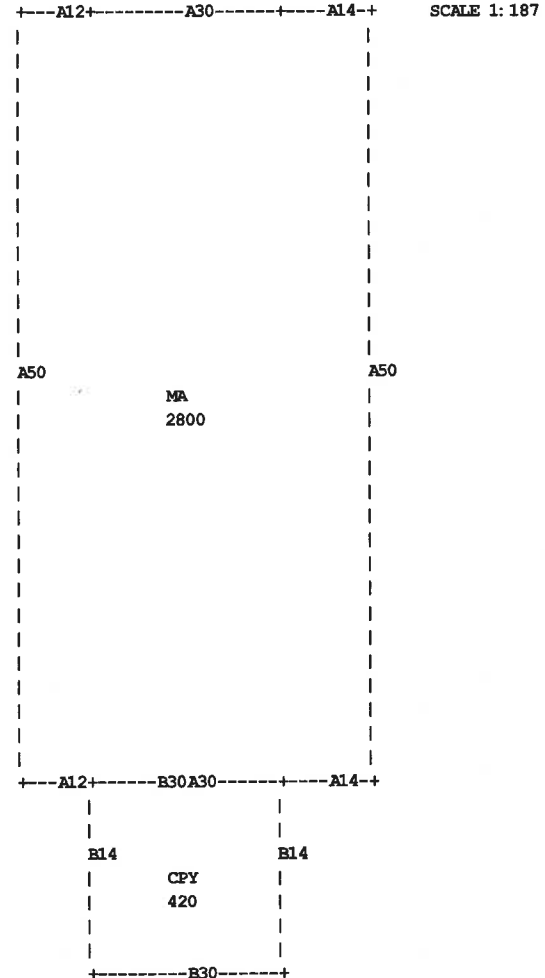


PUBLIC HEARING NOTICE

As legally required by Virginia Code § 15.2-1800(B), the Board of Supervisors of Pittsylvania County, Virginia, will hold a Public Hearing on Tuesday, October 15, 2024, at 7:00 p.m., 39 Bank Street, SE, Chatham, Virginia, 24531, to receive citizen input on the potential offering for sale of the old Climax Store site, publicly-owned property, located in the Callands-Gretna Magisterial District, containing 0.61 acre, at the intersection of Route 799 and Route 705, also designated as Tax Parcel 1499-94-1236. A full text and related documents/materials are available in the Office of the County Administrator, County Administration Building, 1 Center Street, Chatham, Virginia, 24531, on Monday through Friday, 8:00 a.m. to 5:00 p.m., and on the County's website, www.pittsylvaniacountyva.gov.

BOARD OF SUPERVISORS OF PITTSYLV Acct : 210754 Dst: 06 AC: Tx 0.6100 Map #: 1499-94-1236 Card 1 of 1
 Date : 11/28/23 Cls: E74 Ap 0.61 Desc : ST RD 799 .61 AC 070000A000073B
 1 CENTER ST Bk/Pg: LR23/05493 Zon: B-2 DB735-563 Printed 09/24/24
 CHATHAM, VA 24531 Mb/Lt: Nhd: 100 0% Lc : Util: WELL Updated: BWC
 Cons : 0 Rd : 01 PAVED Topo : Att:

En: 1 Bv Meth: 0 Item Size Rate Value
 Use : 0202 RETAIL Bldg area 2800 24.00 67200
 MH Code: Fuel: Heat STOVE
 Yr Blt : 1935 A/C NO CE
 Yr Rmd : Baths
 Cond : 05 POOR Attc Ufin
 Style : Attc Fin
 Nbr Sty: 1.0 Fp
 Foundtr: 01 CINDER BLOCK
 Wl Strc: 02 CINDER BLOCK
 Ext : CINDER BL CONCRETE
 Roof: 02 METAL
 Bsmt: 0 Fin: 0
 Attc: 0 Fin: 0
 Rms: 3 Brms: 0
 Bths: F 0 H 0
 Fpr 0 Chmy: 0
 Flr: PINE
 Int: 05 WOOD CEILED
 Des: COUNTY DUMPSTER SITE Bldg SubTl 67,200
 Rem RATE INCLUDES CANOPY & WELL Grd Fctr 0
 Replc 67,200
 Gr: Phys -80 -53,760
 (A): (A): 6155 CLIMAX RD (R): Func 0 0
 6155 CLIMAX RD (R): (A): 6155 Econ 101 -50 -6,720
 CLIMAX RD (R): 6155 CLIMAX RD % Comp 100 0
 Nhd
 Bldg Val 6,700
 Appr: TD Date: 09/12/22
 Info: E Time: 3:42



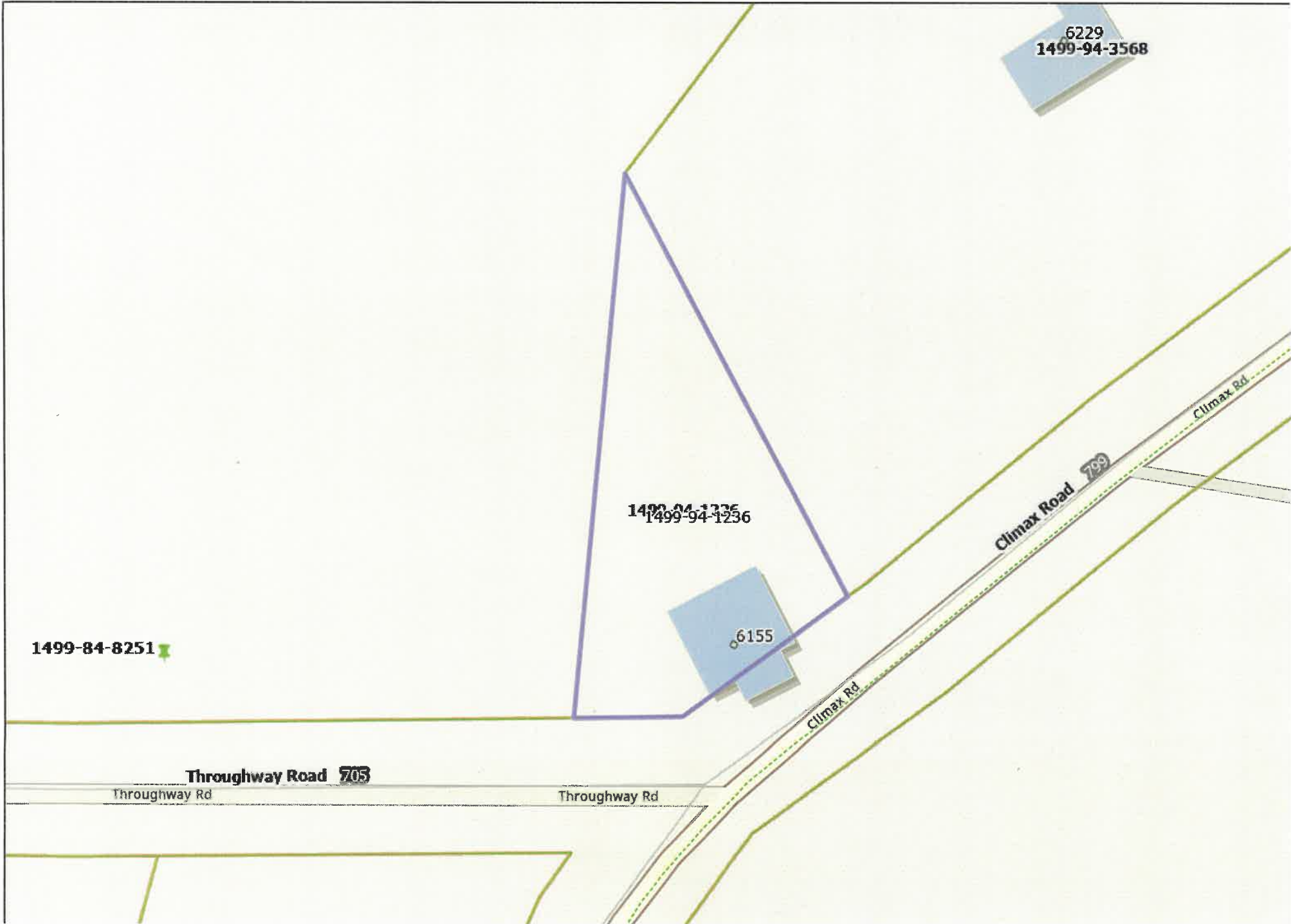
SCodeArea Sty
 1MA 2800 1.0DR12/DR30/DR14/DU50/DL14/DL30/DL12/DD50/
 2CPY 420 MR12/DD14/DR30/DU14/DL30/

EnBmUse	Gr	LnXWd	MhCdDes	Rem	Ayb	CndUnits	Rate	PdFo	RsnEo	RsnIc	Value
2FVSTORAGE	x		MTL FR 16X32		POO					0	0

SnLnSeg Type	Ac	Frnt	Dpth	Sf	TFctrLtUp	Adj%Value	Remarks	Mkt Val L	Mkt Val B	Mkt Val T	Def Val	Net Val	Old Mkt L	Old Mkt B	Old Def	Old Net
1FV9200 COMMERCIAL/INO. 61						0	8,000	8,000	6,700	14,700	0	14,700	8,000	6,700	0	14,700



ArcGIS Web Map



CLR230005493

This Deed is exempt from recordation taxes and fees under Virginia Code §§ 58.1-811(A)(3), 58.1-811(C)(4), and 58.1-811(C)(5)

Deed prepared by:

J. Vaden Hunt, Esq.

1 Center Street

Chatham, Virginia 34531

VSB#65574

Tax Map ID: 1499-94-1236

Grantee:

1 Center Street

Post Office Box 426

Chatham, Virginia 24531

Title Insurance: Unknown

DEED

This Deed, dated this 13th day of November, 2023, by and between DUANE HUGH DAVIS, Grantor, and the BOARD OF SUPERVISORS OF PITTSYLVANIA COUNTY, VIRGINIA, a political subdivision of the Commonwealth of Virginia, Grantee.

WITNESSETH:

That for no monetary consideration, Grantor does hereby grant, give, and convey, with General Warranty and English Covenants of Title unto Grantee all of that certain lot, tract, or parcel of land, with improvements thereon and appurtenances thereunto belonging ("Property"), situate in Pittsylvania County, Virginia, and more particularly described as follows:

All that lot or parcel of real estate, together with all improvements thereon and appurtenances thereunto belonging, lying and being in Callands-Gretna Magisterial District, Pittsylvania County, Virginia, described as follows:

BEGINNING at iron located in the northerly margin of the right of way of State Road No. 703, common front corner with property hereby described and lands now or formerly belonging to R.P. Cundiff; thence N. 15° 47' E. 304.73 feet along a fence line as shown on the hereinafter referred to plat to iron; thence S. 22° 17' E. passing iron at 215.76 feet a total distance of 250.76 feet to nail in the northwest margin of the right of way of State Road 799; thence along the northwest margin of the right of way of State Road 799, S. 55° 30' W. 123.39 feet to nail at the intersection of said margin of said right of way of State Road 799 with the northerly margin of the right of way of State Road 705, and intersection; thence along the northern margin of the right of way of State Road 705, N. 83° 23' W. passing iron at 40 feet, a total distance of 76.90 feet to iron, the point and place of beginning, containing .613 acre as shown on "Plat of Survey Showing Store Lot of Property of William H. Brown Being Purchased by Leonard E. Haskins," surveyed January 9, 1984, by L. P. Crocker, Jr., C.L.S., a copy of which said plat is recorded in the Clerk's Office of the Circuit Court of Pittsylvania County, Virginia in Deed Book 735, at page 359, to which plat reference is hereby expressly made; and being in fact, the same Property conveyed to Duane Hugh Davis, by deed dated September 10, 2009 and recorded in the Clerk's Office at LR09-05672.

Return to: Pittsylvania County Board of Supervisors

With any all improvements thereon and appurtenances thereunto belonging, including but not limited to all easements and rights of way appurtenant to the property as shown upon the records in the Circuit Court of Pittsylvania County, Virginia

This conveyance is made subject to all easements, conditions, restrictions, and agreements of record as they may lawfully apply to the real estate conveyed or any part thereof.

Witness the following signatures and seals:

GRANTOR:

By: *Duane H. Davis*
DUANE HUGH DAVIS

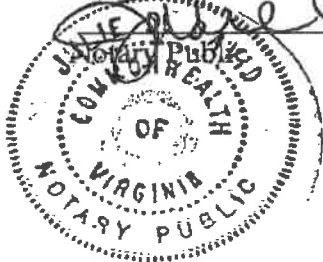
COMMONWEALTH OF VIRGINIA
COUNTY OF ~~PITTSYLVANIA~~, to-wit:

Franklin - 20

The foregoing Deed was acknowledged before me this 13th day of November, 2023, by Duane H. Davis.

My Commission expires:

4/30/25
Duane H. Davis
#138199



GRANTEE:

THE BOARD OF SUPERVISORS OF
PITTSYLVANIA COUNTY, VIRGINIA

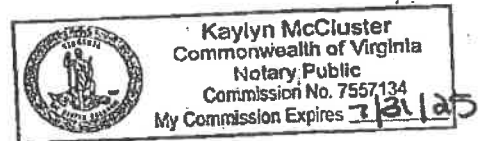
By: *Darrell W. Dalton*
Darrell W. Dalton, Chairman

COMMONWEALTH OF VIRGINIA
COUNTY OF PITTSYLVANIA, to-wit:

The foregoing Deed was acknowledged before me this 26th day of November, 2023, by Darrell W. Dalton, acting in his capacity as Chairman of the Board of Supervisors of Pittsylvania County, Virginia, on behalf of said Board.

My Commission expires:

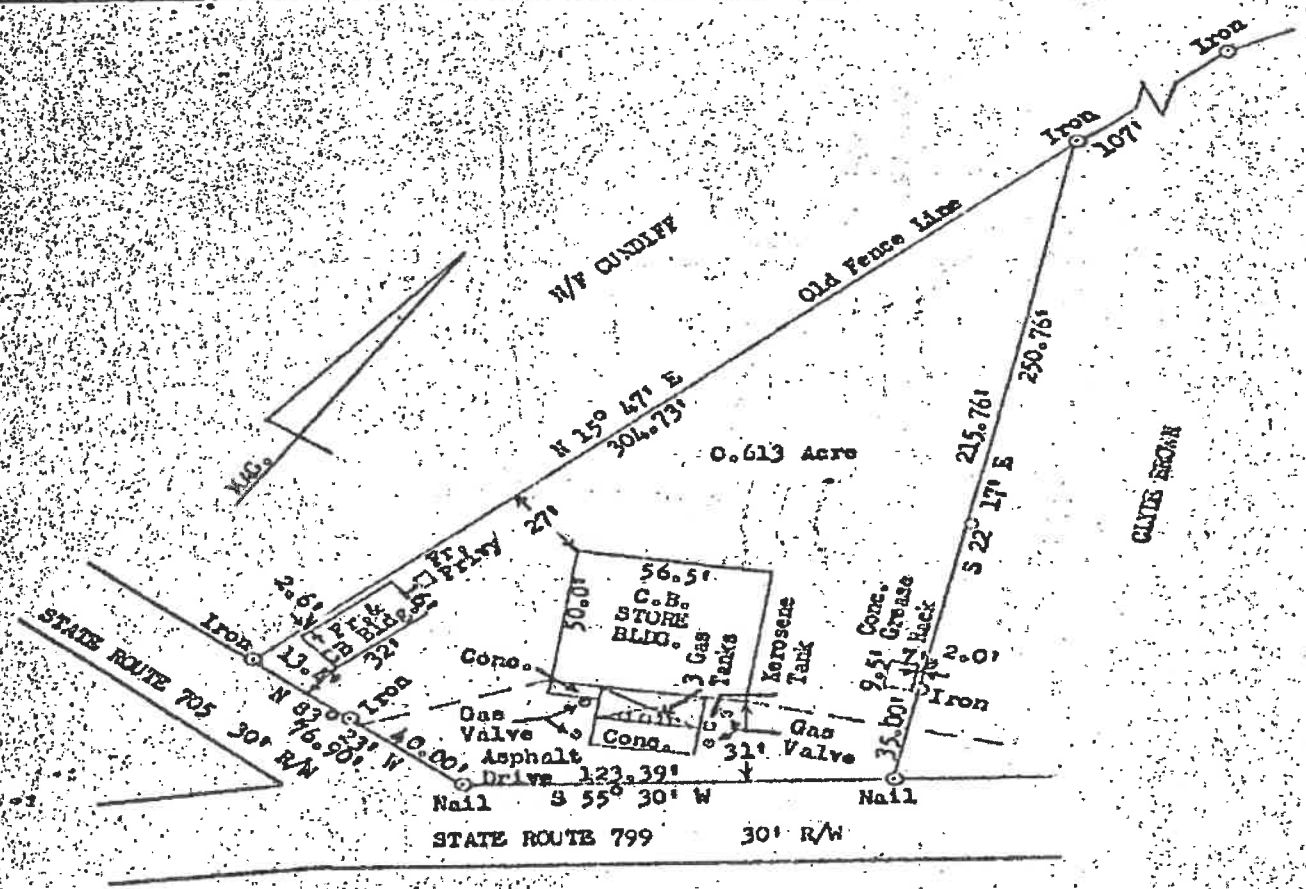
July 31, 2025
Kaylyn McCluster
Notary Public



APPROVED AS TO FORM

By: *J. Vaden Hunt*
J. Vaden Hunt, Esq.
Pittsylvania County Attorney

INSTRUMENT 230005493
RECORDED IN THE CLERK'S OFFICE OF
PITTSYLVANIA COUNTY CIRCUIT ON
NOVEMBER 28, 2023 AT 02:24 PM
MARK W. SCARCE, CLERK
RECORDED BY: JCR



This Lot is Located Free of Any Flood Plans.

THIS PLAT OF SURVEY IS CERTIFIED AS CORRECT.

L. P. Crocker, Jr.
STATE CERTIFIED SURVEYOR

L. P. CROCKER, JR. Certified Land Surveyor GRETNA, VIRGINIA			
PLAT OF SURVEY SHOWING STONE LOT - PROPERTY OF WILLIAM H. BROWN BEING PURCHASED BY LEONARD EUGENE HASKINS CALLANDS - GRETNA MAGISTERIAL DISTRICT PITTSYLVANIA COUNTY, VIRGINIA			
SURVEYED FOR YEATTS, OVERREY & YEATTS			
SCALE 1" = 50'	DATE 1-9-84	REVISIONS	FILE 40-A

VIRGINIA, IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF PITTSYLVANIA, ON THE 12 DAY OF January 1984 AT 12:15 THE FOREGOING Map UPON ITS CERTIFICATE OF ACKNOWLEDGMENT WAS ADMITTED TO RECORD, TAX UNDER SECTION 58.54 (a), and (b), HAVING BEEN PAID IN THE AMOUNT OF \$

TESTE: *S. W. Swanson* CLERK