

NAME OF CLAIMANT

Number of Acres: 195 #123 - Menefee- Ben Estate----

Location: Head of Frazier Hollow, entirely within the Park area.

Roads: It is 1 1/2 miles by rough steep roads to the State Highway at Turnbridge and thence 11 miles to Luray, the nearest shipping point.

Soil: The soil is a rich sandy loam of good depth in most parts. Some portions are rocky, but others are very free from rock. Slopes vary from steep to gentle. The exposure is mostly to the north.

History of Tract and condition of timber: The bark was removed many years ago and there have been repeated cuttings for timber. There has been little fire and very good young timber is growing on all the wooded area. The cleared land has been abandoned and is rapidly growing up to brush. TIMBER-----There is an open stand of trees from 10 to 24" DBH. The timber is of fairly good quality. One-half is Red Oak and the balance White Pine and Poplar. On 69 A. the estimate is 131 M.

Improvements: One 5 room shingle roof vacant house, in fair condition. One barn and sheds---fruit cellar, Granary, Spring house, all vacant, and in fair condition.

Acreage and value of types:

Types	Acreage		Value per acre	Total Value
Ridge:				
Slope: --	123	@	\$3.00	\$369.00
Cove: --	37	@	4.00	148.00
Grazing Land: --	33	@	8.70	287.00
Fields Restocking:				\$804.00
Cultivated Land: --	2	@	35.00	70.00
Orchard:	195			\$874.00

Minerals:

Value of Land: \$804.00

Value of Improvements: \$ 330.00 330.00

Value of Orchard: \$ 70.00

Value of Minerals: \$

Value of Fruit: \$

Value of Timber: \$ 393.00 393.00

\$1597.00

Value of Wood: \$

Value per acre for tract: \$8.19

Incidental damages arising from the taking of this tract: \$ NONE

*Geo. H. Penz* CLERK



Claim of

Newton F. Menefee, Agt.  
In the Circuit Court of Kayah County, Virginia, No. 149, At Law.  
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. Olifton Co for et al & 37,400 acres

more or less, of land in Kayah County, Virginia, Defendants.  
The undersigned, in answer to the petition of the State Commission on Conservation and Development of the State of Virginia, and in response to the notice of condemnation awarded upon the filing of said petition and published in accordance with the order of the Circuit Court of Kayah County, Virginia, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is Newton F. Menefee  
My Post Office Address is Woodville, Va.

I claim a right, title, estate or interest in a tract or parcel of land within the area sought to be condemned, containing about 203 acres, on which there are the following buildings and improvements: House, barn & other out buildings & a few acres in fruit about 18 to 20 yrs old  
This land is located about 12 miles from Washington Virginia, in the Madison Magisterial District of said County.

I claim the following right, title, estate or interest in the tract or parcel of land described above: (In this space claimant should say whether he is sole owner or joint owner, and if joint owner give names of the joint owners. If claimant is not sole or joint owner, he should set out exactly what right, title, estate or interest he has in or to the tract or parcel of land described above.)

1/3 int Newton F. Menefee 1/3 int to B. W. Menefee  
2/3 int Eunnie J. Menefee

The land owners adjacent to the above described tract or parcel of land are as follows:  
North Ellis Miller  
South Stephen Clark & Joe Huf Jr  
East Dakley Bowen  
West Jim Frazier

I acquired my right, title, estate or interest to this property about the year 1927 in the following manner: from my father B. F. Menefee

I claim that the total value of this tract or parcel of land with the improvements thereon is \$ 3000.00. I claim that the total value of my right, title, estate or interest, in and to this tract or parcel of land with the improvements thereon is \$ 2000.00.

I am the owner of 0 acres of land adjoining the above described tract or parcel of land but lying outside the Park area, which I claim will be damaged by the proposed condemnation of lands within the Park area, to the extent of \$ 0.

(In the space below should be set out any additional statements or information as to this claim which claimant desires to make; and if practicable he should also insert here a description of the tract or parcel of land by metes and bounds).

Remarks: \_\_\_\_\_

(Continue remarks if necessary on the back).

Witness my signature (or my name and mark attached hereto) this 5 day of June, 1930.

STATE OF VIRGINIA, COUNTY OF Kayah, To-wit:

The undersigned hereby certifies that Newton F. Menefee the above named claimant personally appeared before him and made oath that the matters and things appearing in his above answer are true to the best of his knowledge and belief, this 5 day of June, 1930.

Elizabeth H. Kellogg  
Clerk of the Court, or Special Investigator or Notary Public, or Justice of the Peace.



Claim of  
B. Y. Manley, Sr.

Notary Public or Justice of the Peace  
Clerk of the Court or Special Investigator of  
this \_\_\_\_\_ day of \_\_\_\_\_ 1930  
and things appearing in his above answer are true to the best of his knowledge and belief  
the above named claimant personally appeared before him and made oath that the matters  
The undersigned hereby certifies that  
STATE OF VIRGINIA, COUNTY OF \_\_\_\_\_  
of \_\_\_\_\_ 1930.  
Witness my signature (or my name and mark attached hereto) this \_\_\_\_\_ day  
(Continue remarks if necessary on the back).

Remarks:  
description of the tract or parcel of land by metes and bounds.  
this claim which claimant desires to make; and if practicable he should also insert here a  
(In the space below should be set out any additional statements or information as to  
posed condemnation of land in the Park area, to the extent of 2  
parcel of land but lying within the Park area, which I claim will be damaged by the pro-  
I am the owner of \_\_\_\_\_ acres of land adjoining the above described tract or  
in and to this tract \_\_\_\_\_ with the improvements thereon is \$ \_\_\_\_\_  
on \$ \_\_\_\_\_ the total value of my right, title, estate or interest,  
I claim that the \_\_\_\_\_ tract or parcel of land with the improvements there-  
following manner:  
I acquired my right, title, estate or interest in this property about the year \_\_\_\_\_ in the  
West \_\_\_\_\_  
East \_\_\_\_\_  
South \_\_\_\_\_  
North \_\_\_\_\_

FILED IN  
CLERK'S OFFICE  
RAPPAHANNOCK COUNTY  
June 5th 1930  
W. H. D. Clerk

The land owners adjacent to the above described tract or parcel of land are as follows:  
\_\_\_\_\_ & \_\_\_\_\_  
\_\_\_\_\_ of land described above  
he should set out exactly what right, title, estate or interest he has in or to the tract or  
and if joint owner give names of the joint owners. If claimant is not sole or joint owner,  
described above: In this space claimant should say whether he is sole owner or joint owner,  
I claim the following right, title, estate or interest in the tract or parcel of land de-  
scribed above: \_\_\_\_\_  
Magisterial District of said County:  
This land is located about \_\_\_\_\_ miles from \_\_\_\_\_ Virginia, in  
\_\_\_\_\_  
buildings and improvements: \_\_\_\_\_  
to be condemned, containing about \_\_\_\_\_ acres, on which there are the following  
I claim a right, title, estate or interest in a tract or parcel of land within the area sought  
My Post Office Address is \_\_\_\_\_  
My name is \_\_\_\_\_  
as his answer to said petition and to said notice  
County of \_\_\_\_\_ Virginia, asks leave of the Court to file this  
upon the filing of said petition and published in accordance with the order of the Circuit  
development of the State of Virginia, and in response to the notice of condemnation awarded  
The undersigned in answer to the petition of the State Commission on Conservation and De-  
more or less, of land in \_\_\_\_\_ County, Virginia, Defendants.  
\_\_\_\_\_ as  
The State Commission on Conservation and Development of the State of Virginia, Peti-  
In the Circuit Court of \_\_\_\_\_ County Virginia, No. \_\_\_\_\_  
Claim of \_\_\_\_\_



Claim of Ben H. Menefee heirs  
In the Circuit Court of Page County, Virginia, No. 149 At Law.  
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. Difton Lee Fog & others and Churl  
Seven thousand and four hundred

more or less, of land in Page County, Virginia, Defendants.  
The undersigned, in answer to the petition of the State Commission on Conservation and Development of the State of Virginia, and in response to the notice of condemnation awarded upon the filing of said petition and published in accordance with the order of the Circuit Court of Page County, Virginia, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is B. H. Menefee  
My Post Office Address is Sperryville, Va.

I claim a right, title, estate or interest in a tract or parcel of land within the area sought to be condemned, containing about 202 1/2 acres, on which there are the following buildings and improvements: 2 1/2 Room dwelling house, 1 roomy house, barn 30 x 30 square, new house, meat house, spring house

This land is located about 1 1/2 miles from Washington Virginia, in the Redmont Magisterial District of said County.

I claim the following right, title, estate or interest in the tract or parcel of land described above: (In this space claimant should say whether he is sole owner or joint owner, and if joint owner give names of the joint owners. If claimant is not sole or joint owner, he should set out exactly what right, title, estate or interest he has in or to the tract or parcel of land described above).

I own 1/3 interest in the property  
Newton Menefee 1/3 int. Emma S. Menefee 1/3 int.

The land owners adjacent to the above described tract or parcel of land are as follows:  
North Ellis Miller  
South Daskley Borner - Joe Hull & son  
East Andrew Clark  
West " " Ellis Miller

I acquired my right, title, estate or interest to this property about the year 1924 in the following manner: Inherited from my father

I claim that the total value of this tract or parcel of land with the improvements thereon is \$ 6000.00 I claim that the total value of my right, title, estate or interest, in and to this tract or parcel of land with the improvements thereon is \$ 2000.00

I am the owner of 0 acres of land adjoining the above described tract or parcel of land but lying outside the Park area, which I claim will be damaged by the proposed condemnation of lands within the Park area, to the extent of \$ 0  
(In the space below should be set out any additional statements or information as to this claim which claimant desires to make; and if practicable he should also insert here a description of the tract or parcel of land by metes and bounds).

Remarks: There are 65 apple trees about 30 yns. dia. - 109 acres of this tract is in good saw timber - About 50 acres in 80'

(Continue remarks if necessary on the back).

Witness my signature (or my name and mark attached hereto) this 27 day of May, 1930.

STATE OF VIRGINIA, COUNTY OF Page, To-wit:

The undersigned hereby certifies that B. H. Menefee the above named claimant personally appeared before him and made oath that the matters and things appearing in his above answer are true to the best of his knowledge and belief, this 27 day of May, 1930.

Charles A. DeBerg  
Clerk of the Court, or Special Investigator or Notary Public, or Justice of the Peace.



this \_\_\_\_\_ day of \_\_\_\_\_ 1830  
and things appearing in his above answer are true to the best of his knowledge and belief,  
the above named claimant personally appeared before him and made oath that the matters  
The undersigned hereby certifies that

STATE OF VIRGINIA, COUNTY OF \_\_\_\_\_ To-wit:  
of \_\_\_\_\_ 1830

Witness my signature (or my name and mark attached hereto) this \_\_\_\_\_ day  
(Continue remarks if necessary on the back)

Remarks: *in a tract of land...*

description of the tract or parcel of land by metes and bounds  
this claim which claimant desires to make; and if practicable he should also insert here a  
(In the space below should be set out any additional statements or information as to  
posed condemnation of lands within the Park area, to the extent of 2

parcel of land lying outside the Park area, which I claim will be damaged by the pro-  
I am the owner of \_\_\_\_\_ acres of land adjoining the above described tract or  
in and to the tract or parcel of land with the improvements thereon is \$ \_\_\_\_\_  
on is \$ \_\_\_\_\_ I claim that the total value of my right, title, estate or interest

I claim that the total value of this tract or parcel of land with the improvements there-  
\_\_\_\_\_

\_\_\_\_\_ the  
\_\_\_\_\_ my right, title, estate or interest to this property about the year \_\_\_\_\_ in the  
West \_\_\_\_\_

East \_\_\_\_\_  
South \_\_\_\_\_  
North \_\_\_\_\_

The land or lands adjacent to the above described tract or parcel of land are as follows:  
\_\_\_\_\_

parcel of land described above).  
he should set out exactly what right, title, estate or interest he has in or to the tract or  
and if joint owner give names of the joint owners. If claimant is not sole or joint owner,  
scribed above: (In this space claimant should say whether he is sole owner or joint owner,  
I claim the following right, title, estate or interest in the tract or parcel of land de-

the \_\_\_\_\_ Magisterial District of said County.  
This land is located about \_\_\_\_\_ miles from \_\_\_\_\_ Virginia in  
\_\_\_\_\_

buildings and improvements:  
to be condemned, containing about \_\_\_\_\_ acres, on which there are the following

I claim a right, title, estate or interest in a tract or parcel of land within the area sought  
My Post Office Address is \_\_\_\_\_  
My name is \_\_\_\_\_

as his answer to said petition and to said notice.  
Court of \_\_\_\_\_ County, Virginia, asks leave of the Court to file this  
upon the filing of said petition and published in accordance with the order of the Circuit

development of the State of Virginia and in response to the notice of condemnation awarded  
The undersigned, in answer to the petition of the State Commission on Conservation and De-  
more or less, of land in \_\_\_\_\_ County, Virginia, Defendants.

tioner, vs \_\_\_\_\_  
The State Commission on Conservation and Development of the State of Virginia, Petitioner,  
in the Circuit Court of \_\_\_\_\_ County, Virginia, No. \_\_\_\_\_ at Law.

Claim of \_\_\_\_\_  
\_\_\_\_\_

*Claim of  
B. H. Mendenhall*

*Filed  
May 27, 1930*

*Handwritten notes and signatures covering the page, including 'B. H. Mendenhall' and 'Filed May 27, 1930'.*



#123 - Ben Menefee Estate.

\*Acreage claimed: 203 A. Assessed: 203 A. Deed 203 A.  
Value Claimed: \$6000.00 " \$608.00 " \$ Not given  
Location: Head of Frazier Hollow, entirely within Park area.  
Incumbrances, counter claims or laps: None known.

Roads: It is 1 1/2 miles by rough steep roads to the State Highway at Turnbridge and thence 11 miles to Luray, the nearest shipping point.

Soil: The soil is a rich sandy loam of good depth in most parts. Some portions are rocky, but others are very free from rock. Slopes vary from steep to gentle. The exposure is mostly to the north.

History of tract and condition of timber: The bark was removed many years ago and there have been repeated cuttings for timber. There has been little fire and very good young timber is growing on all the wooded area. The cleared land has been abandoned and is rapidly growing up to brush.  
Timber: There is an open stand of trees from 10 to 24" DBH. The timber is of fairly good quality. One-half is Red Oak and the balance White Pine and Poplar. On 69 A. the estimate is 131 M. valued at \$3. per M., a total of----- \$393.

\*Note:- From the boundary description of this and adjoining tracts it seems clear that no overlap exists, but it was necessary to shorten one or two of the lines of this tract in order to make a complete map of the entire area.

Improvements:  
The improvements consist of the following:  
House, log, weatherboarded, 17x24', 1 1/2 story, with 10x14 frame kitchen, porch, shingle roof, fair condition- Vacant-- \$100.00  
House, log, old, dilapidated- - No value  
Barn, log, 14x14x14, 10' sheds all around, shingle roof--- 50.00  
Meat house, frame- 11 x 11, shingle roof 10.00  
Granary, frame, 15 x 16, shingle roof- 15.00  
Apple cellar, 10x10, shingle roof, 10.00  
Spring house, frame-8x10, shingle roof- 10.00  
Total- - - \$195.00

Orchard:- Grave yard  
The orchard consists of 70 apple trees, 20 to 30 years old, neglected and in poor condition. There are 2 acres valued at \$35. per acre---- 70.00

(Forward)



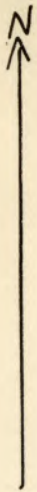
#123 - Ben Menefee Estate - continued

Acreage and value of land by types:

<u>Types:</u>	<u>Acreage:</u>	<u>Value Per A.</u>	<u>Total Value</u>
Slope	103	\$3.00	\$309.00
Cove	37	5.00	185.00
F r	27	8.00	216.00
F g	6	15.00	90.00
Orchard	2	35.00	
	<u>175</u>		<u>\$800.00</u>

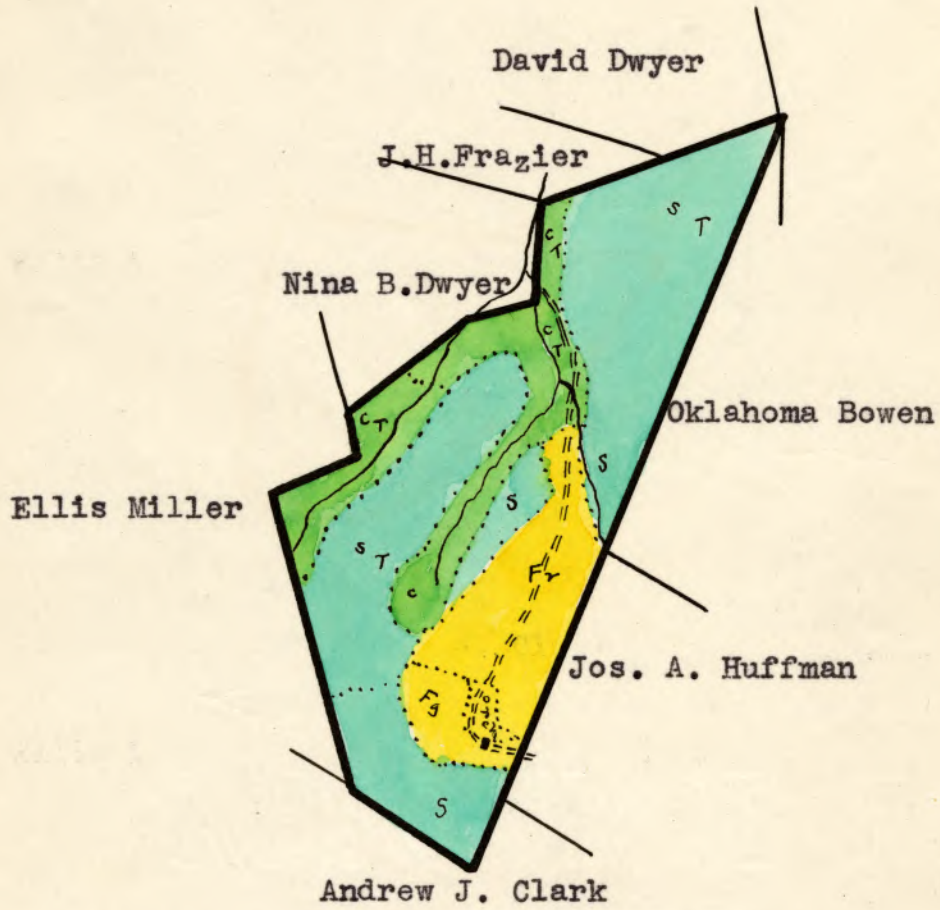
Total value of land -	\$800.00
" " " timber	393.00
" " " improvements	195.00
" " " orchard	70.00
" " " tract--	<u>\$1458.00</u>

Average value per acre-- \$8.33



County: Rappahannock  
District: Piedmont

#123 - Ben Menefee Estate



LEGEND:

- |                        |                   |
|------------------------|-------------------|
| Cove                   | Orchard           |
| Slope                  | Grazing Land      |
| Ridge                  | Tillable Land     |
|                        | Fields restocking |
| Scale - 1" = 20 chains |                   |

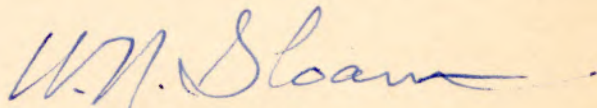


REPORT ON THE ACREAGE  
of the  
Ben Menefee Estate - Tract #123.

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The deed conveying this land to Benjamin F. Menefee describes it by bearings and distances. These bearings and distances, when plotted, close nicely.

The deed calls for 203 acres, but a careful computation of the acreage by the calls in the deed gives only 195 acres. The State's report calls for 175 acres. The remaining discrepancy maybe accounted for by the difference in surface and horizontal measurement.



W. N. Sloan,

Chief Engineer, Park Service.