

Rappahannock County

NAME OF CLAIMANT

#103 - Estes, James A.

Number of Acres: 192½

Location: On headwaters of Piney Run.

Roads: Twenty two miles to Luray, nearest shipping point over five miles of rough country road and seventeen miles over Lee Highway.

Soil: Clay loam and sandy clay loam of good fertility; relatively free of rocks and boulders on a portion of the area. Large rock outcrops along Piney Run on western portion.

History of Tract and condition of timber: This tract is composed of an average stand of mixed oaks and white pine, but is now being removed and manufactured. Estes' Mill is in continuous operation and it is evidently his intention to remove all the timber from the tract.

Improvements:

One dwelling:	Frame, 14x32x14', plank sides, vertical shingle roof, partly ceiled, four rooms, porch in front, 8x10' -----	\$125.00
One sawshed:	24x100', composition roof, no sides -----	
One stable:	16x18x12', log, slab roof --	
One corn crib:	6x10x6', slab roof --	
One stave shed:	12x16', slab roof, no sides	--
One cook shanty:	Plank sides, stripped, four rooms, shingle roof, not ceiled, almost new	--

Acreage and value of types:

Types	Acreage		Value per acre	Total Value
Ridge:				
Slope:	157½	⊙	\$3.00	\$472.50
Cove:	32	⊙	5.00	160.00
Grazing Land:	3	⊙	10.00	30.00
Fields Restocking:				\$662.50
Cultivated Land:				
Orchard:				
Minerals:				
Value of Land:	\$ 662.50			300.00
				\$962.50
Value of Improvements:	\$300.00			
Value of Orchard:	\$			
Value of Minerals:	\$			
Value of Fruit:	\$			
Value of Timber:	\$			
Value of Wood:	\$			
Value per acre for tract:	\$ 5.00			

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

Geo. N. Pen CLERK.

103-103I

Claim of Jas. A. Estes
In the Circuit Court of Rappahannock County, Virginia, No. 149, At Law.
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. Clifton Aylor and others, and Thirty-seven
Thousand, Four Hundred Acres

more or less, of land in Rappahannock 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 Rappahannock County, Virginia, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is Jas. A. Estes
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 253 acres, on which there are the following buildings and improvements: 2 houses, farm & log mill shed Corn house

This land is located about 7 miles from Sperryville Virginia, in the Leedmont 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).
Sole owner

The land owners adjacent to the above described tract or parcel of land are as follows:
North Bernard Bolen
South Charlie Brown
East Anthony Bailey
West Dr. Kelly

I acquired my right, title, estate or interest to this property about the year 1905 in the following manner: Seed

I claim that the total value of this tract or parcel of land with the improvements thereon is \$ 4000.00. 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 \$ 4000.00

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 20 day of May, 1930.

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

The undersigned hereby certifies that Jas. A. Estes 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 20 day of May, 1930.

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

103-1031

Jan. A. Carter

Claim of _____
In the Circuit Court of _____
The State Commission on Conservation and Development of the State of Virginia, Petitioner, vs. _____

_____ and _____
more or less of land in _____
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 _____, asks leave of the Court to file this as his answer to said petition and to said notice.

My name is _____
My Post Office Address is _____
I claim a right, title, estate or interest in a tract or parcel of land within the area sought to be condemned, containing about _____ acres, on which there are the following buildings and improvements: _____

This land is located about _____ miles from _____
the _____ Magisterial District of said County, Virginia, in _____
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.) _____

The land owners adjacent to the above described tract or parcel of land are as follows:
North _____
South _____

I acquired my right, title, estate or interest in this property about the year _____ in the following manner: _____

I claim that the total value of this tract or parcel of land with the improvements thereon is \$ _____
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 \$ _____
I am the owner of _____ 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 \$ _____
(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 _____ day of _____, 1930.

STATE OF VIRGINIA, COUNTY OF _____
The undersigned hereby certifies that 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 _____ day of _____, 1930.
Notary Public, or Justice of the Peace.

Jan. A. Carter
John A. Carter

County: Rappahannock
District: Piedmont

#103 - Estes, James A.

X

<u>Acreage Claimed:</u> 263	Assessed: 252.5	Deed:
<u>Value Claimed:</u> \$4000.00	Assessed: \$252.00	Deed: -
	<u>Area:</u> 178 Acres	

Location: On headwaters of Piney Run.

Incumbrances, counter claims or laps: Approximately thirty acres of land claimed by James A. Estes in this tract is lapped by that portion of the Overall survey assigned to Julia C. Overall Heirs for which a separate report has been prepared.

Soil: Clay loam and sandy clay loam of good fertility; relatively free of rocks and boulders on a portion of the area. Large rock outcrops along Piney Run on western portion.

Roads: Twenty two miles to Luray, nearest shipping point over five miles of rough country road and seventeen miles over Lee Highway.

History of tract and condition of timber: This tract is composed of an average stand of mixed oaks and white pine, but is now being removed and manufactured. Estes' Mill is in continuous operation and it is evidently his intention to remove all the timber from the tract.

<u>Improvements:</u>	<u>1 dwelling:</u> Frame, 14x32x14', plank sides, vertical shingle roof, partly ceiled, four rooms, porch in front, 8x10' ---	\$125.00
	<u>1 sawshed:</u> 24x100', composition roof, no sides --	75.00
	<u>1 stable:</u> 16x18x12', log, slab roof, --	20.00
	<u>1 corn crib:</u> 6x10x6', slab roof --	10.00
	<u>1 stave shed:</u> 12x16', slab roof, no sides -	--
	<u>1 cook shanty:</u> Plank sides, stripped, four rooms, shingle roof, not ceiled, almost new.	--
		<hr/> \$230.00

Value of land by types:

<u>Type</u>	<u>Acreage</u>	<u>Value per acre</u>	<u>Total Value</u>
Slope	143	\$3.00	\$429.00
Cove	32	4.00	128.00
Fg	3	10.00	30.00
	<hr/> 178		<hr/> \$587.00

#103 - Estes, James A.

-2-

Total value of land	\$587.00
Total value of improvements	<u>230.00</u>
Total value of tract	\$817.00
Average value per acre	\$4.58

X -- Includes the area in #103-I.

Virginia;

In the Circuit Court of Rappahannock County.

The State Commission on
Conservation and Development
of the State of Virginia,

vs.

Clifton Aylor et als., etc.

Your respondent, James A. Estes,
in obedience to an order entered in these proceedings on
the 30th day of August, 1932, says that the tract of land
owned by him is the same tract of land found by the Ap-
praisal Commissioners to be owned by him, as shown and de-
lineated on the map returned with the report of the Board
of Appraisal Commissioners, and the same tract of land
described in the Exceptions filed to said Report by your
respondent.

James A. Estes
By Counsel.

W. F. Russell p.d.

Jan. A. Estes

State Commission
Conservation and
Development of
the state of Va
of
to Lipton Key lot also etc

In the State of Virginia
The State Commission on
Conservation and Development
of the State of Virginia
Virginia;
In the Circuit Court of Rappahannock County.

FILED IN
CLERK'S OFFICE
RAPPAHANNOCK COUNTY

Sept-14-1932

Teste: Jan. M. Settle Clerk

referred.

W. H. ...
D. G.
D. G.

Virginia:

In the Circuit Court of Rappahannock County.

The State Commission Conservation and
Development of the State of Virginia-----Plaintiff.

vs/ Exceptions and Answer.

Clifton Aylor, et als. etc. -----Defendants.

To the Hon. J. H. Alexander, Judge of said court -

Your respondent, James A. Estes, excepts to the Commissioners report filed in the Clerk's Office of the Circuit Court of Rappahannock County, Virginia, on the 18th day of May, 1932, in the above entitled cause, for the following reasons, to-wit;

1st. By reason of the fact that said Commissioners or appraisers, only allowed the sum of \$224.00 to you respondent for the land an timber to be taken; that said land contains forty three acres;

2"- That said sum is absolutely inadequate, unfair and unjust, and is far less than the true value of said land;

3rd; Respondent shows that said land is assessed at the sum of \$12.00 per acre; that it is well known that the land in the County of Rappahannock, Virginia is assessed at about one third of its actual value; that it is true that this tract of land is assessed along with another tract of land which has an orchard upon the same, which orchard is not proposed to be taken, and that this forty three acres of land is not as valuable as said orchard; however respondent says that this forty three acres of land is worth at least the sum of \$_____;

4th. That if this land is taken, respondent will be left without any or very little wood land for his farm;

Respondent, shows that, the tract of land proposed to be taken in this proceeding will be found in record 149, tract NO. 103 A., filed in said Clerks Office as aforesaid;

Therefore, respondent and exceptant prays that he be not deprived of his property without just compensation, and that he be allowed at least the sum of \$____, which is the true value of said land; and respondent and exceptant further prays that that said commissioners or viewers be allowed to correct said mistake, or that other disinterested appraisers be appointed to re-appraise his said property, and he will ever pray etc.,

James A. Estes

Subscribed and sworn to before me this 14 day of July, 1932.

W. F. Hett
Clerk of the Court
Rappahannock Co Va.

[Handwritten notes and signatures in the left margin, including a vertical list of numbers and names.]

The State ~~Commissioner~~ Commissioner

Commodore and
Development of the

State of Pa.

12/14/1903 and

answers of

to City -

Deputy City of all

to -

FILED IN
CLERK'S OFFICE
HARRISBURG COUNTY

July 15th 1903

Wm. J. DeLoach

#103-102

Therefore, respondent and exceptant prays that he be not de-
prived of his property without just compensation, and that he
be allowed at least the sum of \$ _____, which is the true value

of said land; and respondent and exceptant further prays that
the Commission be allowed to correct said
answers or that the Commission be appointed
to do so and that the Commission will pay etc.

day of July, 1903.

Wm. J. DeLoach