

VICINITY MAP SCALE: 1"=2000'

COUNTY OF YORK
PRIMARY GEODETIC CONTROL NETWORK MONUMENT NO. 113R
LOCATION: SEE VICINITY MAP
COORDINATE VALUE(U.S. SURVEY FEET): X-12,089,213.561
Y- 3,575,484.683
ELEVATION OF STATION: 10.61' (N.G.V.D.)(1929)

THIS BOUNDARY LINE ADJUSTMENT LIES WITHIN THE RESOURCE MANAGEMENT AREA (RMA).

UTILITY NOTES:

WATER: EACH LOT WITHIN THIS BOUNDARY LINE ADJUSTMENT IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.
SEWER: EACH LOT WITHIN THIS BOUNDARY LINE ADJUSTMENT IS SERVED BY PUBLIC SEWER PROVIDED BY YORK COUNTY.

OWNER'S CONSENT

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S), PROPRIETORS, COMMISSIONERS, AND TRUSTEES, IF ANY.

PARCEL "A", "B", "C1" AND "D"

Ruth Howard Wycbe 10/5/17
RUTH HOWARD WYCHE DATE

OWNER'S NOTARY (FOR RUTH HOWARD WYCHE)

STATE OF VIRGINIA
CITY/COUNTY Newport News TO WIT:
I, Kathryn A. Updike, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FORGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.
GIVE UNDER MY HAND THIS 5TH DAY OF October, 2016. 2017
MY COMMISSION EXPIRES: July 31, 2020

Kathryn A. Updike 208856
NOTARY PUBLIC REG. NO.

SURVEYOR'S CERTIFICATE

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

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS IN THE NAME OF:

PARCEL "A", "B" AND "D" - (TAX MAP #30F-04-00-000A); (TAX MAP #30F-04-00-000B); (TAX MAP #30F-04-00-000D); (TAX MAP #30F-04-00-000C1) - RUTH HOWARD WYCHE, AND WAS ACQUIRED FROM EDITH A. SEAY, A WIDOW, PARTY OF THE FIRST PART AND RACHEL BROWN GRIFFIN, A WIDOW, PARTY OF THE SECOND PART BY DEED DATED JULY 9, 1979, AND RECORDED IN DEED BOOK 332, PAGE 207-210 ON AUGUST 29, 1979.

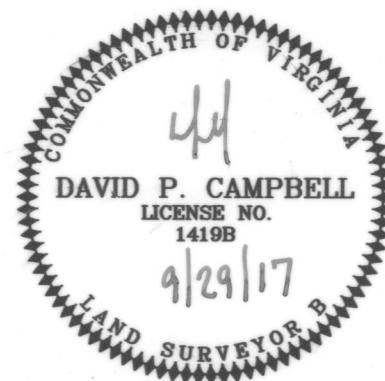
PARCEL "C1" - (TAX MAP #30F-04-00-000C1) - RUTH H. WYCHE, AND WAS ACQUIRED FROM MARK A. SMITH, SPECIAL COMMISSIONER, PARTY OF THE FIRST PART, ON BEHALF OF HEIRS, DEVISES, AND SUCCESSORS IN TITLE OF GRACIE BROWN HOWARD, RACHEL BROWN GRIFFIN, JOHN BROWN, AND WILLIAM BROWN, RUTH H. WYCHE, VERANDALL S. TUCKER, WANDA G. TUCKER, VINCENT A. TUCKER, MILDRED BROWN JOHNSON, LORENZO R. BROWN, HARRY COE, JR., PHILLIP LEE BROWN III, SHAWN J. BROWN, JANINE RICHARDS, JOSEPH RENE BROWN, BEATRICE BROWN JONES, MAEBELL BROWN FREEMAN, PARTIES OF THE SECOND PART AND RUTH H. WYCHE, PARTY OF THE THIRSD PART, BY DEED DATED AUGUST 3, 2017, AND RECORDED AS INSTRUMENT NO. 170015753 ON AUGUST 18, 2017.

THE ABOVE DEEDS ARE RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA.

I CERTIFY THAT THE IRON RODS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE MAY 31, 2018.

David P. Campbell
DAVID P. CAMPBELL 1419B

9/29/17
DATE



NOTES

THE LAND BEING CONVEYED OR EXCHANGED SHALL NOT FOR ANY PURPOSE BE OR BECOME SEPARATE OR INDEPENDENT LOTS, TRACTS OR PARCELS BUT FOR ALL PURPOSES SHALL BECOME AND BE CONSIDERED A PART OF THE ADJACENT PARCELS IDENTIFIED AS TM #30F-04-00-000A (GPIN: U04d-3252-0344), TM #30F-04-00-000B (GPIN: U04d-2975-0350), AND TM #30F-04-00-000D (GPIN: U04d-3115-0346) ALREADY OWNED BY RUTH HOWARD WYCHE AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.

ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9VAC-10-20-10) AND CHAPTER 23.2 OF THE YORK COUNTY CODE.

THESE LOTS WERE LEGALLY CREATED PRIOR TO OCTOBER 1, 1989.

THE LIMITS OF NATURAL RESOURCES ON THESE LOTS HAVE NOT BEEN INVENTORIED. ALL FUTURE DEVELOPMENT MUST MEET THE REQUIREMENTS OUTLINED IN CHAPTER 23.2 OF THE YORK COUNTY CODE (CHESAPEAKE BAY PRESERVATION AREAS), INCLUDING THE SUBMITTAL OF A NATURAL RESOURCE INVENTORY.

EASEMENT NOTES

DRAINAGE AND UTILITY EASEMENTS CONVEYED TO THE COUNTY BY RECORDATION OF THIS PLAT SHALL BE EXCLUSIVE TO THE COUNTY, UNLESS OTHERWISE NOTED. CONVEYANCE OF SUCH EASEMENTS TO THE COUNTY ALSO INCLUDE:(i) THE COUNTY'S RIGHT OF INGRESS AND EGRESS OVER OWNER'S LAND ADJACENT TO THE EASEMENT AS NECESSARY TO INSPECT, MAINTAIN AND OPERATE THE COUNTY'S FACILITIES WITHIN THE EASEMENT AND (ii) THE RIGHT OF THE COUNTY TO ASSIGN TO OTHERS FROM TIME TO TIME THE RIGHT TO LOCATE FACILITIES THEREIN SERVING THE PUBLIC, INCLUDING, BUT NOT LIMITED TO WATER, ELECTRIC, TELEPHONE, COMMUNICATIONS, AND GAS UTILITY FACILITIES.

THE RECORDATION OF THIS PLAT SHALL OPERATE TO TRANSFER TO THE COUNTY OF YORK ANY EASEMENT INDICATED ON THE PLAT FOR DRAINAGE AND / OR UTILITIES TO CREATE A PUBLIC RIGHT OF PASSAGE OVER THE SAME, UNLESS OTHERWISE NOTED ON THIS PLAT.

SITE SUMMARY

PARCEL "A"

OWNER: RUTH HOWARD WYCHE
ADDRESS: #1902 YORKTOWN ROAD
TAX I.D.: 30F-04-00-000A
G.P.I.N.: U04d-3252-0344
ZONING: RR (RURAL RESIDENTIAL)
LEGAL: PARCEL A, PLAT OF THE PROPERTY OF RUTH H. WYCHE
REFERENCE: D.B. 332, PG. 210
F.I.R.M. ZONE: X
F.I.R.M.: 51199C0156D, DATED: 1/16/15

PARCEL "B"

OWNER: RUTH HOWARD WYCHE
ADDRESS: #1810 YORKTOWN ROAD
TAX I.D.: 30F-04-00-000B
G.P.I.N.: U04d-2975-0350
ZONING: RR (RURAL RESIDENTIAL)
LEGAL: PARCEL B, PLAT OF THE PROPERTY OF RUTH H. WYCHE
REFERENCE: D.B. 332, PG. 210
F.I.R.M. ZONE: X
F.I.R.M.: 51199C0156D DATED: 1/16/15

PARCEL "D"

OWNER: RUTH HOWARD WYCHE
ADDRESS: #1816 YORKTOWN ROAD
TAX I.D.: 30F-04-00-000D
G.P.I.N.: U04d-3115-0346
ZONING: RR (RURAL RESIDENTIAL)
LEGAL: PARCEL D, PLAT OF THE PROPERTY OF RUTH H. WYCHE
REFERENCE: D.B. 332, PG. 210
F.I.R.M. ZONE: X
F.I.R.M.: 51199C0156D, DATED: 1/16/15

PARCEL "C1"

OWNER: RUTH HOWARD WYCHE
ADDRESS: #1810A YORKTOWN ROAD
TAX I.D.: 30F-04-00-000C1
G.P.I.N.: U04d-2989-0665
ZONING: RR (RURAL RESIDENTIAL)
LEGAL: PARCEL C1, PLAT SHOWING COURT ORDERED DIVISION OF PARCEL C, PLAT OF THE PROPERTY OF RUTH H. WYCHE
REFERENCE: INST. #170015753
F.I.R.M. ZONE: X
F.I.R.M.: 51199C0156D AND 51199C0143D DATED: 1/16/15

**BOUNDARY LINE ADJUSTMENT
BETWEEN FOUR PROPERTIES OWNED BY
RUTH HOWARD WYCHE**

BETHEL DISTRICT
YORK COUNTY, VIRGINIA

FEBRUARY 24, 2016 SCALE: 1"=60'

CAMPBELL LAND SURVEYING, INC.
P.O. BOX 855
YORKTOWN, VIRGINIA 23692
(757) 890-0837

SHEET 1 OF 2

**RR (RURAL RESIDENTIAL)
MINIMUM BUILDING SETBACKS**

FRONT: 50'
SIDE: 20'
REAR: 50'

2017 OCT 26 PM12:04

APPROVED

YORK COUNTY BOARD OF SUPERVISORS

BY: Susan Kassel
PLAT APPROVING AGENT

DATE: OCTOBER 26, 2017

STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THIS 26th DAY OF October 2017 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NUMBER 170026445 @ 12:03pm

KROSTEN N. NELSON, CLERK

TESTE: David P. Campbell
CLERK