

VICINITY MAP  
SCALE: 1"=2,000'

**YORK COUNTY CONTROL MONUMENTS**

- 080 - COORDINATES—U.S.SURVEY FEET—  
12,086,804.102(E), 3,602,837.683(N)  
ELEVATION= 4.62' (NGVD 1929 DATUM)
- 082 - COORDINATES—U.S.SURVEY FEET—  
12,085,344.032(E), 3,601,420.369(N)  
ELEVATION= 7.49' (NGVD 1929 DATUM)

**STREET INDEX**

- 1) SEAFORD ROAD, S.R. 622
- 2) BACK CREEK ROAD, S.R. 718
- 3) SHIRLEY ROAD, S.R. 626
- 4) PURGOLD ROAD, S.R. 625
- 5) CLAXTON CREEK ROAD, S.R. 652
- 6) LANDING ROAD, S.R. 627
- 7) SOMMERVILLE WAY, S.R. 1190
- 8) WOODS ROAD, S.R. 627

**NOTES**

1. THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. PROPERTY MAY BE SUBJECT TO EASEMENTS AND SERVITUDES OF RECORD.
2. PROPERTY SHOWN HEREON IS LOCATED IN ZONES AE (EL 7'), AE (EL 9') & VE (EL 9') AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 510182, MAP NUMBER 51199C0133D, EFFECTIVE DATE JANUARY 16, 2015.
3. THE PHYSICAL IMPROVEMENTS ARE NOT SHOWN ON THIS PROPERTY LINE VACATION PLAT.
4. THE PROPERTIES SHOWN HEREON WERE LEGALLY CREATED PRIOR TO OCTOBER 1, 1989.
5. THIS PROPERTY LIES WITHIN THE CHESAPEAKE BAY PRESERVATION AREAS, RESOURCE PROTECTION AREA (RPA) & RESOURCE MANAGEMENT AREA (RMA).
6. THE LIMITS OF NATURAL RESOURCES HEREON HAVE NOT BEEN VERIFIED. PRIOR TO ANY DEVELOPMENT OR LAND DISTURBANCE, A SITE SPECIFIC AND FIELD VERIFIED NATURAL RESOURCE INVENTORY IS REQUIRED TO ESTABLISH THE LIMITS OF THE CHESAPEAKE BAY PRESERVATIONS AREAS.
7. ZONING: RR
8. PARCEL 2 GPIN: U09b-2566-4204  
PARCEL 3 GPIN: U09b-2560-4052

**OWNER'S CONSENT**

THE PLATTING OF THE LAND HEREON SHOWN IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND TRUSTEES IF ANY.

*Bonnie A. Harbin* 3/22/22  
 BONNIE A. HARBIN DATE:  
*Wayne D. Harbin* 3/22/22  
 WAYNE D. HARBIN DATE:

NOTARY PUBLIC FOR BONNIE A. HARBIN

STATE OF Virginia  
 COUNTY/CITY OF York TO WIT:  
 I, Sharon Binder Thomas, A NOTARY PUBLIC IN  
 AND FOR THE County OF York DO HEREBY  
 CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE  
 NAMES ARE SIGNED TO THE FOREGOING WRITING  
 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN  
 MY JURISDICTION AFORESAID. GIVEN UNDER MY  
 HAND THIS 22 DAY OF March, 2022.

*Sharon Binder Thomas* 7/26/62  
 NOTARY PUBLIC REGISTRATION NO.  
 MY COMMISSION EXPIRES: 8/31/2023

NOTARY PUBLIC FOR WAYNE D. HARBIN

STATE OF Virginia  
 COUNTY/CITY OF York TO WIT:  
 I, Sharon Binder Thomas, A NOTARY PUBLIC IN  
 AND FOR THE County OF York DO HEREBY  
 CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE  
 NAMES ARE SIGNED TO THE FOREGOING WRITING  
 HAVE ACKNOWLEDGED THE SAME BEFORE ME IN  
 MY JURISDICTION AFORESAID. GIVEN UNDER MY  
 HAND THIS 22 DAY OF March, 2022.

*Sharon Binder Thomas* 7/26/62  
 NOTARY PUBLIC REGISTRATION NO.  
 MY COMMISSION EXPIRES: 8/31/2023

TO THE BEST OF MY KNOWLEDGE AND BELIEF, THE SURVEY AND PLAT SHOWN HEREON ARE CORRECT, INCLUDING A FIELD RUN BOUNDARY SURVEY WITH A CLOSURE OF NOT LESS THAN 1'/20,000'. THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS PROPERTY LINE VACATION PLAT IS IN THE NAMES OF:

**PARCEL 2**  
 BONNIE A. HARBIN AND WAYNE D. HARBIN, HUSBAND AND WIFE, AND WAS ACQUIRED FROM BONNIE A. HARBIN, BY DEED DATED JANUARY 30, 2012, AND DULY RECORDED ON JANUARY 31, 2012, IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT AS INSTRUMENT NO. 120001614.

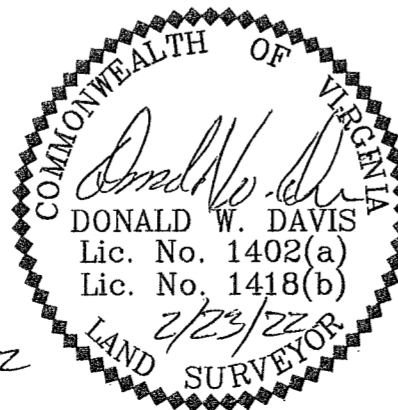
**PARCEL 3**  
 BONNIE A. HARBIN AND WAYNE D. HARBIN, HUSBAND AND WIFE, AND WAS ACQUIRED FROM BONNIE A. HARBIN, TRUSTEE OF THE BONNIE A. HARBIN TRUST DATED OCTOBER 1, 1998, BY DEED DATED FEBRUARY 24, 2022, AND DULY RECORDED ON FEBRUARY 25, 2022, IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT AS INSTRUMENT NUMBER 220003042.

I CERTIFY THAT MONUMENTS AND IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE AUGUST 23, 2022.

*Donald W. Davis* 2/23/22  
 DONALD W. DAVIS DATE  
 LAND SURVEYOR

Sharon Binder Thomas  
 Notary Public, Reg #7126962  
 Commonwealth of Virginia  
 My Commission Expires 8/31/2023

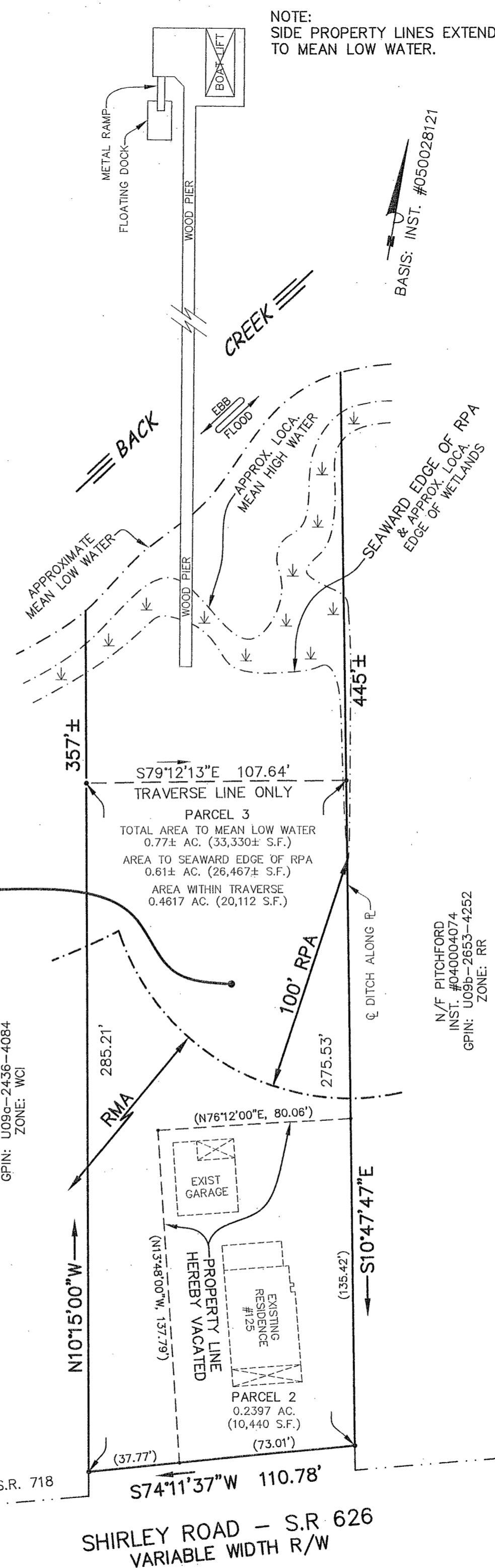
Sharon Binder Thomas  
 Notary Public, Reg #7126962  
 Commonwealth of Virginia  
 My Commission Expires 8/31/2023



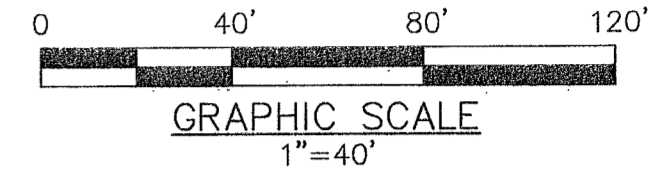
**PARCEL 2A**  
 TOTAL AREA TO MEAN LOW WATER  
 1.00± AC. (43,770± S.F.)  
 AREA TO SEAWARD EDGE OF RPA  
 0.85± AC. (36,907± S.F.)  
 AREA WITHIN TRAVERSE  
 0.7014 AC. (30,552 S.F.)

N/F TRUSTON TECHNOLOGIES, INC.  
 INST. #16003561  
 GPIN: U09b-2436-4084  
 ZONE: WCI

510± TO BACK CREEK ROAD - S.R. 718



PROPERTY LINE VACATION PLAT BETWEEN THE PROPERTIES OF  
**BONNIE A. HARBIN & WAYNE D. HARBIN**  
 GRAFTON MAGISTERIAL DISTRICT  
 COUNTY OF YORK, VIRGINIA  
 SCALE: 1"=40' DATE: FEBRUARY 23, 2022  
**DAVIS & ASSOCIATES, P.C.**  
 SURVEYORS - PLANNERS  
 #3630 GEORGE WASHINGTON  
 MEMORIAL HIGHWAY - SUITE G  
 YORKTOWN, VIRGINIA 23693  
 SHEET 1 OF 1



- SYMBOLS -**
- DENOTES IRON PIPE FOUND
  - DENOTES IRON ROD FOUND
  - DENOTES IRON ROD TO BE SET AT ALL PROPERTY LINE JUNCTURES
  - DENOTES CONCRETE MONUMENT FOUND
  - DENOTES CONCRETE MONUMENT TO BE SET
  - RMA RESOURCE MANAGEMENT AREA

**ZONING:**  
 THE PROPERTIES SHOWN HEREON ARE ZONED:  
 RR - RURAL RESIDENTIAL DISTRICT  
 THE MINIMUM SETBACKS ARE AS FOLLOWS:  
 FRONT: 50' (FEET)  
 SIDE: 20' (FEET)  
 REAR: 50' (FEET)  
 THIS PROPERTY IS A LEGAL NON-CONFORMING LOT AND IS SUBJECT TO SEC. 24.1-804 OF THE YORK COUNTY ZONING ORDINANCE.  
 MINIMUM LOT SIZE: 1 AC.  
 MINIMUM LOT WIDTH: 150' (FEET)  
 MAXIMUM BUILDING HEIGHT: 35' (FEET)  
 SEWER: PUBLIC SEWER PROVIDED BY YORK COUNTY  
 WATER: PUBLIC WATER PROVIDED BY NEWPORT NEWS WATERWORKS

**APPROVED**  
 YORK COUNTY BOARD OF SUPERVISORS  
 BY: *Juan Karsul*  
 PLAT APPROVING AGENT  
 DATE: MARCH 23, 2022

STATE OF VIRGINIA  
 COUNTY OF YORK  
 IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT THIS 23rd DAY OF March 2022, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # 220005009  
 TESTE: *Kristen N. Nelson*  
 CLERK  
 BY: *Carlene Webber*