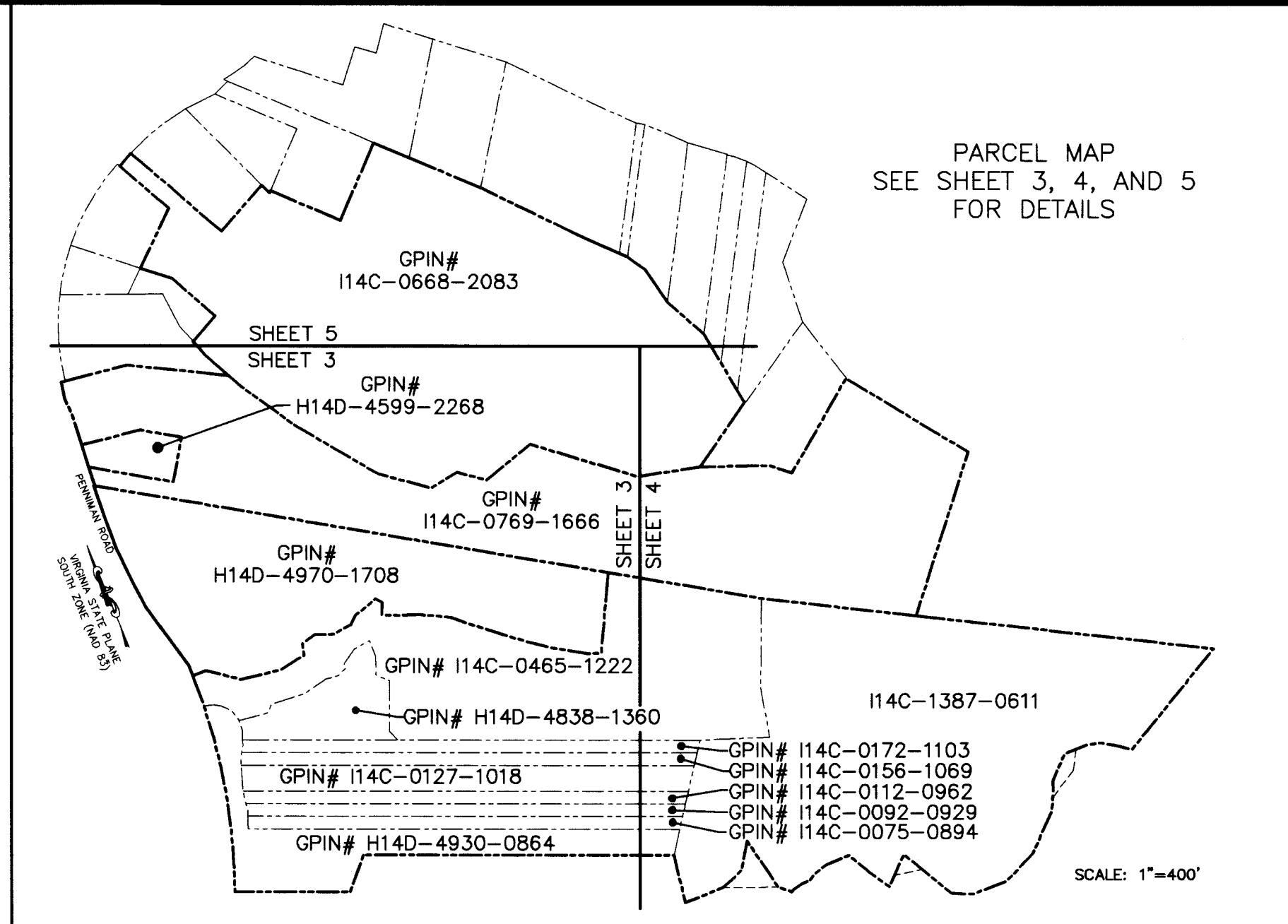


VICINITY MAP

1"=2000'

ADC PERMITTED USE NO. 20605142



PARCEL MAP  
SEE SHEET 3, 4, AND 5  
FOR DETAILS

BOUNDARY LINE ADJUSTMENT  
BETWEEN THE PROPERTIES OF  
KING'S CREEK PLANTATION, L.L.C.

BRUTON DISTRICT, YORK COUNTY, VIRGINIA  
DATE: 1/04/10 SCALE: 1"=200'  
REVISED: 3/01/10  
SHEET 1 OF 6



Engineers • Planners • Surveyors  
Landscape Architects • Environmental Consultants  
ONE COLUMBUS CENTER SUITE 1100  
VIRGINIA BEACH, VIRGINIA 23462  
(757) 473-2000 FAX: (757) 497-7933

AREA TABULATION

TOTAL AREA SUBDIVIDED =	75.3634 AC.
TAX MAP NO. 11-00-00-116 FORMER AREA	0.7137 AC.
ADJUSTMENT AREA	
FROM A PORTION OF TAX MAP NO. 11-22-00-001C	+5.5060 AC.
FROM A PORTION OF TAX MAP NO. 11-20-00-000E	+0.0284 AC.
NEW AREA PARCEL "A"	=6.2481 AC.
TAX MAP NO. 11-20-00-000D FORMER AREA	11.0000 AC.
ADJUSTMENT AREA	
FROM A PORTION OF TAX MAP NO. 11-22-00-001C	+0.5469 AC.
FROM A PORTION OF TAX MAP NO. 11-20-00-000E	+6.9892 AC.
FROM TAX MAP NO. 11-20-00-000C	+1.6288 AC.
FROM TAX MAP NO. 11-22-00-001A	+19.8578 AC.
FROM TAX MAP NO. 11-00-00-113A	+1.1580 AC.
FROM TAX MAP NO. 11-00-00-112A	+1.1546 AC.
FROM TAX MAP NO. 11-20-00-000A	+2.2835 AC.
FROM TAX MAP NO. 11-00-00-109A	+1.1239 AC.
FROM TAX MAP NO. 11-00-00-108A	+1.1093 AC.
FROM TAX MAP NO. 11-00-00-107A	+1.1006 AC.
FROM TAX MAP NO. 11-00-00-102	+3.7131 AC.
NEW AREA PARCEL "B"	=51.6657 AC.
TAX MAP NO. 11-22-00-001C FORMER AREA	19.9985 AC.
ADJUSTMENT AREA	
A PORTION TO TAX MAP NO. 11-00-00-116	-5.5060 AC.
A PORTION TO TAX MAP NO. 11-20-00-000D	-0.5469 AC.
FROM A PORTION OF TAX MAP NO. 11-20-00-000E	+3.5040 AC.
NEW AREA PARCEL "C"	=17.4496 AC.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT 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 CLOSURE OF NOT LESS THAN 1'/20,000'. THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS AS FOLLOWS:

TAX MAP NO. 11-00-00-113A AND 11-00-00-112A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM EVERETTE H. NEWMAN, III, MARRIED, AND JOHN L. GIBSON, II, MARRIED, BY DEED DATED MARCH 31, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1007 PAGE 494.

TAX MAP NO. 11-20-00-000A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM ROGER D. HOWELL AND LINDA P. HOWELL, TRUSTEES UNDER THE DECLARATION OF TRUST DATED JANUARY 29, 1997, IDENTIFIED AS THE HOWELL TRUST, BY DEED DATED MARCH 18, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1004 PAGE 744.

TAX MAP NO. 11-00-00-109A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM DOUGLAS JACKSON AND ELVIA D. JACKSON, HUSBAND AND WIFE, BY DEED DATED JULY 10, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1027 PAGE 948.

TAX MAP NO. 11-00-00-108A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM GLADYS MAY PARSON (SOMETIMES PARSONS) PATTON, UNMARRIED, BY DEED DATED JULY 10, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1027 PAGE 954.

TAX MAP NO. 11-00-00-107A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM QUEEN PARSON PIGGOTT AND MERVIN PIGGOTT, HUSBAND AND WIFE, BY DEED DATED JULY 10, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1027 PAGE 951.

TAX MAP NO. 11-00-00-102

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM COMMONWEALTH OF VIRGINIA, BY DEED DATED JANUARY 25, 1999, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1091 PAGE 823.

TAX MAP NO. 11-20-00-000C, 11-20-00-000D, AND 11-20-00-000E.

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM SUE WARBURTON REDD AND MARTHA WARBURTON McMURRAN, BY DEED DATED MARCH 25, 1998, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1004 PAGE 747.

TAX MAP NO. 11-22-00-001C

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM BUSCH PROPERTIES, INC., A DELAWARE CORPORATION, BY DEED DATED JUNE 17, 2002, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA AS INSTRUMENT NO. 020011940.

TAX MAP NO. 11-22-00-001A

IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM BUSCH PROPERTIES, INC., A DELAWARE CORPORATION, BY DEED DATED JULY 12, 1999, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA IN DEED BOOK 1108 PAGE 301.

TAX MAP NO. 11-00-00-116

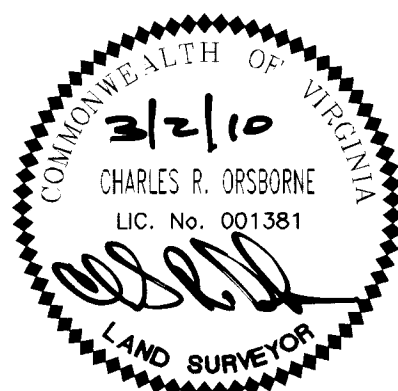
IS IN THE NAME OF KING'S CREEK PLANTATION, L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM KING'S CREEK HOLDING CO., L.L.C., A VIRGINIA LIMITED LIABILITY COMPANY BY DEED DATED DECEMBER 18, 2007, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA AS INSTRUMENT NO. 080000691.

I CERTIFY THAT IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE SEPTEMBER 31, 2010.

NOTES:

- THESE PROPERTIES ARE ZONED EO (ECONOMIC OPPORTUNITY) ACCORDING TO YORK COUNTY ZONING MAP.
- MERIDIAN IS BASED UPON YORK COUNTY DATUM REFERENCE MONUMENT NO. 037-RESET COORDINATES FOR MON. 037-RESET IN U.S. SURVEY FEET:  
(NORTHING) 3626414.349  
(EASTING) 12024453.965  
ELEV. =84.00
- BUILDING SETBACKS:  
a. MIN. FRONT YARD - 45'  
b. MIN. SIDE YARD - 10'  
c. MIN. REAR YARD - 10'
- WATER & SEWER: EACH LOT WITHIN THIS SUBDIVISION WILL BE SERVED BY PUBLIC WATER & PUBLIC SEWER BOTH PROVIDED BY YORK COUNTY.
- WETLANDS SHOWN WERE FIELD DELINEATED BY LANDMARK DESIGN GROUP, INC. IN 1998 AND 2004.
- THE LIMITS OF NATURAL RESOURCES EXCEPT AS NOTED ON THESE PROPERTIES HAVE NOT BEEN INVENTORIED OR FIELD VERIFIED. ALL FUTURE CONSTRUCTION OR LAND DEVELOPMENT SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9 VAC-10-20-10) AND CHAPTER 23.2 OF THE YORK COUNTY CODE AS WELL AS SECTION 24.1-376 (PROTECTION AREA OVERLAY DISTRICT) OF THE YORK COUNTY ZONING ORDINANCE.
- THE PROPERTIES EMBRACED WITHIN THE LIMITS OF THIS SURVEY APPEAR TO LIE WITHIN ZONE X AND ZONE X500 ACCORDING TO FEDERAL EMERGENCY MANAGEMENT AGENCY - NATIONAL FLOOD INSURANCE PROGRAM COMMUNITY PANEL NUMBER 51199C0070C DATED: 6-16-09.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT AND THEREFORE MAY NOT DEPICT ALL TITLE MATTERS AFFECTING THE PROPERTY SHOWN HEREON.
- THE LAND PROPOSED TO BE CONVEYED OR EXCHANGED BY DEED RECORDED CONTEMPORANEOUSLY HEREWITH SHALL NOT FOR ANY PURPOSE BE OR BECOME A SEPARATE OR INDEPENDENT LOT, TRACT OR PARCEL BUT FOR ALL PURPOSES SHALL BECOME AND BE CONSIDERED A PART OF THE ADJACENT LOT, TRACT OR PARCEL ALREADY OWNED BY KING'S CREEK PLANTATION, L.L.C. AT THE TIME OF THIS CONVEYANCE.

3/2/10 CHARLES R. ORSBORNE



APPROVED:

YORK COUNTY BOARD OF SUPERVISORS

BY:

PLAT APPROVING AGENT

3/3/10

DATE:

STATE OF VIRGINIA, COUNTY OF YORK  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 4th DAY OF  
Aug. 2010, THIS MAP WAS PRESENTED AND  
ADMITTED TO RECORD AS THE LAW DIRECTS AS  
INSTRUMENT NO. 100012571 2:22 PM

TESTE: CLERK

BY: