

THE VACATION OF THE PROPERTY LINES AS SHOWN HEREON, IS WITHIN THE FREE
CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S).

OWNER: RICH ROAD, LLC, A VIRGINIA LIMITED LIABILITY COMPANY (INSTRUMENT
#240005718)

SIGNED: GREGORY E. NIGRO, DATE: 3/20/25

STATE OF: North Carolina

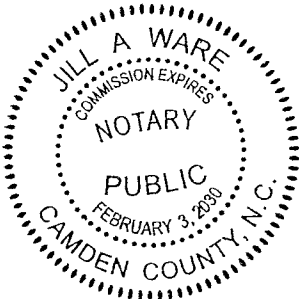
CITY/COUNTY OF: Camden, TO WIT:

I, Jill A. Ware, A NOTARY PUBLIC IN AND FOR THE
CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT GREGORY E. NIGRO,
OWNER OF RICH ROAD, LLC, A VIRGINIA LIMITED LIABILITY COMPANY, WHOSE NAME IS
SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN MY
CITY/COUNTY AND STATE FORESAID.

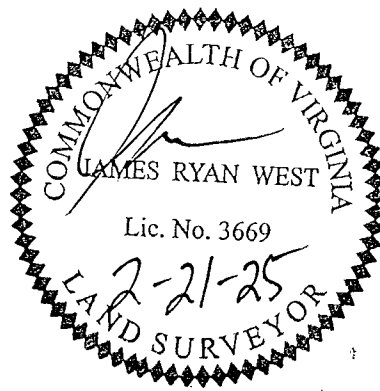
GIVEN MY HAND THIS 20 DAY OF March, 2025

SIGNED: Jill A. Ware
NOTARY PUBLIC

MY COMMISSION EXPIRES: 2-3-30
NOTARY REGISTRATION # 201504100028



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 LESS THAN 1'/20,000'.
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS
PROPERTY LINE VACATION PLAT IS IN THE NAME OF RICH ROAD,
LLC, A VIRGINIA LIMITED LIABILITY COMPANY AND WAS AQUIRED
FORM ASHE INVESTMENT PROPERTIES, LLC, A VIRGINIA LIMITED
LIAILTY COMPANY BY DEED DATED 4/25/2024 AND DULY
RECORDED ON 5/1/2024 IN THE CLERKS OFFICE FOR THE
COUNTY OF YORK, VIRGINIA AS INSTRUMENT #240005718.



STATE OF VIRGINIA
COUNTY OF YORK

IN THE CLERK'S OFFICE FOR THE COUNTY OF YORK-POQUOSON THE 25th DAY OF
March, 2025, THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW
DIRECTS AS INSTRUMENT NO. 250004163.

TEST: Kristen N. Nelson

BY: Christine Warner-Corley Jr.

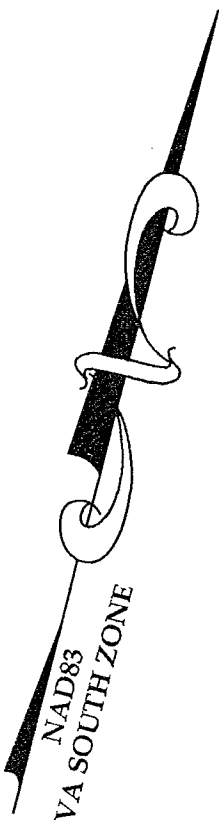
APPROVED:
YORK COUNTY BOARD OF SUPERVISORS

BY: Juan Kausel

DATE 3/24/2025

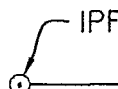
NOTES:

- IMPROVEMENTS EXIST THAT ARE NOT
SHOW.
- THIS MAP WAS PREPARED WITHOUT
THE BENEFIT OF A CURRENT TITLE
REPORT.
- FIELD WORK FOR THIS SURVEY WAS
COMPLETED ON 1/14/2023.



LEGEND

- ⊙ IRF IRON ROD FOUND
- ⊙ IRS IRON ROD SET
- ⊙ IPF IRON PIPE FOUND



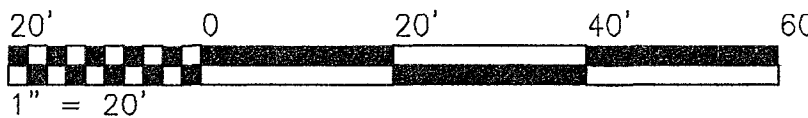
PROPERTY LINE VACATION PLAT
BETWEEN
PARCEL 13 AND 14 OF THE
RICH ACRES SUBDIVISION
PB 5, PG 73
BETHEL DISTRICT
YORK COUNTY VIRGINIA



619 W CARY ST. RICHMOND, VA 23220
804-277-4231 www.nyfelerassociates.com

SHEET NO.: 1 OF 1

DATE: 2/21/2025 SCALE: 1" = 20'
JOB NUMBER: 23004 DRAWN BY: JRW



2815 GEO. WASHINGTON MEM. HWY.
ALEX, L.L.C.
INST.# 040019582
GPIN S03B-3079-4965
ZONED: GB (GENERAL BUSINESS)

PARCEL 13
2809 GEO. WASHINGTON MEM. HWY.
RICH ROAD, LLC
INST.# 240005718
GPIN S03B-3119-4898
CONTAINING +/- 0.291 ACRES

PARCEL 13B
+/- 0.511 ACRES
ZONED: GB (GENERAL BUSINESS)

PARCEL 14
2805 GEO. WASHINGTON MEM. HWY.
RICH ROAD, LLC
INST.# 240005718
GPIN S03B-3140-4826
CONTAINING +/- 0.220 ACRES

RICH ROAD
PUBLIC RIGHT-OF-WAY
(49.50 BY SURVEY;
50.00 PER P.B. 5, PG. 73
& HWY. PB. 2, PG. 335A)

RIGHT-OF-WAY DEDICATION AREA
D.B. 193, PG. 695
HWY. P.B. 2, PG. 335A

IPF

IRF

IRS

IRS

IRS

IRF

135.00
N15° 30' 16"W

75.00
N15° 30' 16"W

75.00
S15° 30' 16"E

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