

VICINITY MAP
SCALE: 1" = 2000'

GENERAL NOTES:

- 1.) PROPERTY IS ZONED RR (RURAL RESIDENTIAL DISTRICT)(CREATED PRIOR TO SEPTEMBER 30, 1989)
- 2.) BUILDING SETBACKS FRONT - 50'
REAR - 50'
SIDES - 20'
- 3.) A PORTION OF THE PROPERTY IS IN ZONE "AE" SPECIAL FLOOD HAZARD AREAS INUNDATED BY 100-YEAR FLOOD, BASE FLOOD ELEVATION = 8.0'; A PORTION OF THE PROPERTY IS IN SHADED FLOOD ZONE "X"; AREAS OF 500-YEAR FLOOD; AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE. THE REMAINING PORTION OF THE PROPERTY IS IN FLOOD ZONE "X", AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOOD PLAIN. PER COMMUNITY PANELS 510182 0037 B AND 510182 0041 B. PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, EFFECTIVE DATE: DECEMBER 16, 1988.
- 4.) COUNTY OF YORK PRIMARY GEODETIC CONTROL NETWORK MONUMENT NUMBER 114 IS LOCATED 16 FEET EAST OF THE EDGE OF PAVEMENT OF ROUTE 606 (CALTHROP NECK ROAD), 44 FEET NORTH OF UTILITY POLE #WD-00.
NORTHING = 3577450.129
EASTING = 12089106.906
ELEVATION = 8.12'
- 5.) ADDRESS: 300 & 301 WILSON FARM LANE.
- 6.) PARCEL 2 TM# 30-00-00-213 GPIN# U04D-3492-1438
AREA FORMERLY = 664,922.85 S.F. OR 15.26 AC.
NEW AREA = 660,314.74 S.F. OR 15.15 AC.

TM# 30-00-00-213B GPIN# U04D-3605-0755
AREA FORMERLY = 37,055.05 S.F. OR 0.85 AC.
10' R/W DEDICATION = 1364.06 S.F. OR 0.03 AC.
NEW AREA = 40,299.10 S.F. OR 0.92 AC.
7. THE LAND PROPOSED TO BE CONVEYED OR EXCHANGED 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 WILTON S. WILSON AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.
8. THESE LOTS WERE LEGALLY CREATED PRIOR TO SEPTEMBER 30, 1989

UTILITY NOTES:

WATER: EACH LOT WITHIN THIS BOUNDARY LINE AT JUSTMENT IS SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS.

SEWER: EACH LOT WITHIN THIS BOUNDARY LINE AT JUSTMENT IS SERVED BY PRIVATE SEPTIC SYSTEM APPROVED BY THE VIRGINIA DEPARTMENT OF HEALTH.

PORTIONS OF THIS PROPERTY ARE WITHIN LANDS DESIGNATED BY YORK COUNTY AS CHESAPEAKE BAY PRESERVATION AREA; (CBPA). ALL CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES 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.

BOUNDARY LINE ADJUSTMENT

OF PROPERTY STANDING IN THE NAME OF
WILTON S. WILSON
BEING PARCEL 2 & TM# 30-00-00-213B
LOCATED: BETHEL MAGISTERIAL DISTRICT,
YORK COUNTY, VIRGINIA
DATE: APRIL 9, 2008
REVISED DATE: SEPTEMBER 17, 2008

MITCHELL-WILSON ASSOCIATES, P.C.
CIVIL ENGINEERS & LAND SURVEYORS
3560 KING WILLIAM AVENUE
P.O. BOX 1269
WEST POINT, VIRGINIA 23181
(804) 843-9744
SHEET 1 OF 2

OWNERS CERTIFICATE

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

Wilton S. Wilson 10.15.08
WILTON S. WILSON DATE

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
CITY-COUNTY OF York County, I, A NOTARY PUBLIC IN AND FOR THE CITY-COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN Wilton S. Wilson AFORESAID. GIVEN UNDER MY NAME THIS 15th DAY OF October, 2008. MY COMMISSION EXPIRES 12/31/10

Lynn M. Mitchell 240626
NOTARY REG#

CERTIFICATE OF SOURCE OF TITLE

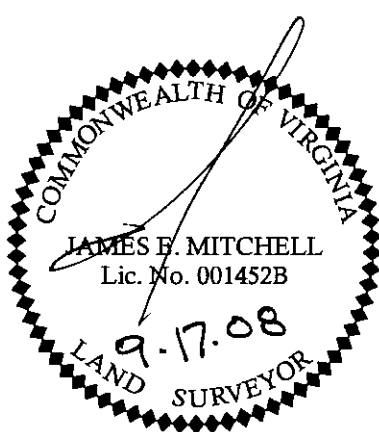
TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVING PLATS OF SUBDIVISION IN THE COUNTY OF YORK, VIRGINIA HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1":20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS IN THE NAME OF WILTON S. WILSON (MARRIED) AND WAS ACQUIRED FROM WILLIS ESTRIDGE WILSON BY WILL DATED FEBRUARY 24, 1966 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN WILL BOOK 32, PAGE 343.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS IN THE NAME OF W.S. WILSON (MARRIED) AND WAS ACQUIRED FROM W.E. WILSON AND LILLIAN C. WILSON BY DEED DATED NOVEMBER 23, 1953 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK, VIRGINIA, IN WILL BOOK 86, PAGE 100.

I CERTIFY THAT IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON/OR BEFORE APRIL 9, 2009.

James E. Mitchell 9-17-08
JAMES E. MITCHELL, LAND SURVEYOR DATE



APPROVED:

BY: Billy A. Williams 10/16/08
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

APPROVED
YORK COUNTY BOARD OF SUPERVISORS

BY: Al Maddalena
PLAT APPROVING AGENT

DATE: 2/12/09

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THE 13th DAY OF FEB, 2009,
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS,
AS INSTRUMENT NO. 090002498 11:25 A.M.

TESTE: Lynn S. Mendibaur
CLERK

BY: Valerie Lynn Rablwin D.C.

2009 FEB 13 AM 11:25