

VICINITY MAP
SCALE: 1"=2000'

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.

JEANETTE J. KEENER
TRUSTEE OF THE FAMILY TRUST

Jeanette J. Keener Trustee 12-17-10
JEANETTE J. KEENER, TRUSTEE DATE

THE JLK FAMILY LLC
A VIRGINIA LIMITED LIABILITY COMPANY

Jeanette J. Keener Manager 12-17-10
JEANETTE J. KEENER, MANAGER DATE

STATE OF VIRGINIA TO WIT:

I, Virginia J. Potts a NOTARY PUBLIC IN AND FOR THE CITY OF Newport News 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 17 DAY OF December, 2010.

Virginia J. Potts
NOTARY PUBLIC

MY COMMISSION EXPIRES: 1-31-2013
REGISTRATION NO. 360933

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE ORDINANCE FOR APPROVAL OF PLATS 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:

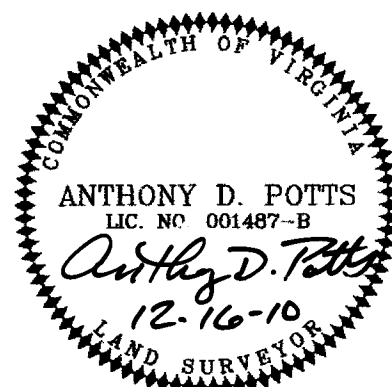
TAX MAP #36-00-00-022 IS IN THE NAME OF JEANETTE J. KEENER, TRUSTEE OF THE FAMILY TRUST, AND WAS ACQUIRED FROM JEANETTE J. KEENER, SOLE SUCCESSOR TRUSTEE OF THE CHARLES F. KEENER TRUST DATED DECEMBER 21, 1998, BY DEED DATED DECEMBER 8, 2004 AND DULY RECORDED AS INSTRUMENT NO. 060008028.

TAX MAP #36-01-00-000A IS IN THE NAME OF THE JLK FAMILY LLC, A VIRGINIA LIMITED LIABILITY COMPANY, AND WAS ACQUIRED FROM JEANETTE J. KEENER, BY DEED AND DEED OF CORRECTION DATED AUGUST 12, 2010 AND DULY RECORDED AS INSTRUMENT NO. 100013743.

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 MONUMENTS AND IRON PIPES OR RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JANUARY 1, 2011.

BY: *Anthony D. Potts* 12-16-10
ANTHONY D. POTTS, L.S. DATE



PRIMARY U.S. GEODETIC CONTROL MONUMENTS:

129 - A 3-1/4" DISK, APPROXIMATELY 2" BELOW THE GROUND SURFACE, STAMPED "STATION NO. 129," THE DISK IS LOCATED 20' EAST OF THE EDGE OF CONCRETE PAVEMENT OF THE NORTHBOUND LANES OF ROUTE 17 (GEORGE WASHINGTON MEMORIAL HIGHWAY), 19.5' NORTH OF THE CENTERLINE OF GORDON LANE (PRIVATE GRAVEL ROAD).

COORDINATES—U.S. SURVEY FEET—
X=12,078,902.396', Y=3,568,920.929', ELEV=36.00' (NGVD 29)

NOTES:

THIS PROPERTY IS LOCATED IN FIRM ZONE X (UNSHADED, AREA OUTSIDE 0.2% ANNUAL CHANCE FLOOD) AS SHOWN ON COMMUNITY PANEL NO. 510182 0280 C, MAP NO. 51199C0280C DATED JUNE 16, 2009, (INDEX DATED JUNE 16, 2009)

A PORTION OF THE PROPERTY IS WITHIN THE RESOURCE MANAGEMENT AREA.

TAX MAP PARCEL NO. 36-00-00-022
GPIN NO. S02A-2108-4988 &
TAX MAP PARCEL NO. 36-01-00-000A
GPIN NO. S02A-2195-3879

THE PROPERTY SHOWN HEREON IS ZONED EO (ECONOMIC OPPORTUNITY), HAVING A MINIMUM FRONT BUILDING SETBACK OF 45', A MINIMUM REAR BUILDING SETBACK OF 10', AND A MINIMUM SIDE SETBACK OF 10'.

NO TITLE REPORT PROVIDED.

ALL EASEMENTS MAY NOT BE SHOWN.

NO IMPROVEMENTS SHOWN.

THE PROPERTY LINES IN THE VICINITY OF THE BOUNDARY LINE TO BE ADJUSTED WAS FIELD SURVEYED ON MAY 3, 2010. THE REMAINDER OF THE PROPERTIES WERE COMPILED FROM EXISTING PLATS OF RECORD.

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

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 THE OWNERS 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 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 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 THE JLK FAMILY LLC AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.

THE SUBJECT LOTS WERE CREATED PRIOR TO OCTOBER 1, 1989. THE LIMITS OF NATURAL RESOURCES ON THESE PROPERTIES HAVE NOT BEEN INVENTORIED OR FIELD VERIFIED. ALL FUTURE CONSTRUCTION OR LAND DEVELOPMENT ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS SET FORTH IN CHAPTER 25.2 (CHESAPEAKE BAY PRESERVATION AREAS) OF THE YORK COUNTY CODE AND IN SECTION 24.1-376 (WATERSHED MANAGEMENT AND PROTECTION AREA OVERLAY DISTRICT) OF THE YORK COUNTY ZONING ORDINANCE.

COMPILED PLAT SHOWING
BOUNDARY LINE ADJUSTMENT
BETWEEN THE PROPERTIES OF
JEANETTE J. KEENER,
TRUSTEE OF THE FAMILY TRUST
AND THE JLK FAMILY LLC
BETHEL DISTRICT, YORK COUNTY, VIRGINIA
DECEMBER 16, 2010

ADPA A.D. POTTS & ASSOCIATES, INC.
11524 JEFFERSON AVENUE
NEWPORT NEWS, VIRGINIA 23601
PHONE: (757) 595-4610

0' 100' 200' 300'

SCALE: 1"=100'

SHEET 1 OF 3

LEGEND

- IPF IRON PIPE FOUND
- RBF REBAR FOUND
- RBS REBAR TO BE SET

AREA OF PARCELS59.6557 Ac.
AREA OF DEDICATED R/W0.0000 Ac.
TOTAL AREA OF BOUNDARY ADJUSTMENT.....59.6557 Ac.

APPROVED
YORK COUNTY BOARD OF SUPERVISORS
BY: *Al Maddalena*
PLAT APPROVING AGENT
DATE: 12/22/10

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT
FOR THE COUNTY OF YORK-POQUOSON, ON
THIS 28th DAY OF December, 2010
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD
AS THE LAW DIRECTS, AS INSTRUMENT 2:33pm
NUMBER 100021723
TESTE: *Lynn S. Mendibor*
CLERK
BY: *Anthony D. Potts*
DEPUTY CLERK
FILE NO. 10-1180