



VICINITY MAP SCALE 1" = 2000'

A 3 1/4" DISK IN CONCRETE, APPROXIMATELY 6" BELOW THE GROUND SURFACE, STAMPED "STATION NO. 016". THE DISK IS LOCATED IN THE GRASS MEDIAN BETWEEN THE EASTBOUND AND THE WESTBOUND LANES OF ROUTE 60 (RICHMOND ROAD), AT THE INTERSECTION WITH NEIGHBORS DRIVE, 47.0' NORTHEAST OF THE CENTER LINE OF THE EASTBOUND LANES, 38.0' SOUTHWEST OF THE CENTER LINE OF THE WESTBOUND LANES, ON THE CENTER LINE (PROJECTED) OF NEIGHBORS DRIVE COORDINATES-U.S. SURVEY FEET: 11994241.513 (E), 3647841.247 (N) ELEVATION = 86.83'

016

FAMILY SUBDIVISION OF THE PROPERTY OF YONGOK L. MCKIN

BRUTON MAGISTERIAL DISTRICT YORK COUNTY, VIRGINIA SHEET 1 OF 2 SCALE: AS NOTED DATE: 11/1/2011

ALISTAIR J. RAMSAY L.S., P.C. 7319 MARTIN STREET SUITE 6 GLOUCESTER, VIRGINIA 23061 804-824-9374

THE PROPERTY EMBRACED WITHIN THE LIMITS OF THIS SURVEY APPEARS TO LIE WITHIN ZONE X AREAS OUTSIDE THE 500 YEAR FLOOD PLAIN ACCORDING TO THE FLOOD INSURANCE RATE MAP FOR YORK COUNTY, VIRGINIA REFERENCE PANEL NO. 51199C0055C DATED 6/16/2009.

THE EXISTENCE OF: VEGETATED, AND/OR TIDAL WETLANDS, AND/OR HAZARDOUS WASTES WAS NEITHER INVESTIGATED NOR CONFIRMED DURING THE PERFORMANCE OF THIS SURVEY.

NOTES:

- 1. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT, AND AS SUCH MAY NOT REFLECT ALL TITLE MATTERS AFFECTING THE SUBJECT PROPERTY.
2. NOT ALL PHYSICAL IMPROVEMENTS WERE LOCATED AS PART OF THIS SURVEY.
3. FLOOD ZONE SCALED FROM FEMA MAP.
4. REFERENCE: C.P.B. 10 PG. 473, C.P.B. 10 PG. 265, C.P.B. 8 PG. 143, S.H.P.B. 8 PG. 88 S.H.P.B. 6 PG. 141, C.P.B. 9 PG. 503, C.P.B. 11 PG. 125, C.P.B. 12 PGS. 310 & 311, INSTRUMENT NO. 050025774, P.D.B. 370 PG. 687, P.D.B. 535 PG. 521, P.D.B. 180 PG. 155, INSTRUMENT NO. 030031718
5. WATER & SEWER: EACH PARCEL SHALL BE SERVED BY INDIVIDUAL ON-SITE WATER AND SEWER SYSTEMS APPROVED BY THE HEALTH DEPARTMENT.
6. EACH LOT OR PARCEL SHALL FRONT A PUBLIC ROAD OR SHALL FRONT UPON A PRIVATE DRIVEWAY OR ROAD WHICH IS IN A PERMANENT EASEMENT OF R/W NOT LESS THAN 20' IN WIDTH. SUCH R/W SHALL INCLUDE A DRIVEWAY WITHIN IT CONSISTING OF, AT A MINIMUM, AN ALL-WEATHER SURFACE OF ROCK, STONE OR GRAVEL, WITH A MINIMUM DEPTH OF 3 INCHES AND A MINIMUM WIDTH OF 10'. THE R/W SHALL BE MAINTAINED BY THE ADJACENT PROPERTY OWNERS IN A CONDITION PASSABLE BY EMERGENCY VEHICLES AT ALL TIMES.
7. PROPERTY IS ZONED (RR)--RURAL RESIDENTIAL.
8. THE LOT CREATED PURSUANT TO THE FAMILY SUBDIVISION PROVISIONS OF THE SUBDIVISION ORDINANCE SHALL BE TITLED IN THE NAME OF THE IMMEDIATE FAMILY MEMBER FOR WHOM THE SUBDIVISION IS MADE FOR A PERIOD OF NO LESS THAN THREE (3) YEARS UNLESS SUCH LOT IS SUBJECT TO AN INVOLUNTARY TRANSFER SUCH AS FORECLOSURE, DEATH, JUDICIAL SALE, CONDEMNATION OR BANKRUPTCY.
9. PORTIONS OF THIS PROPERTY ARE WITHIN LANDS DESIGNATED BY YORK COUNTY AS CHESAPEAKE BAY PRESERVATION AREAS (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.

OWNER'S CERTIFICATE

THE PLATTING OR DEDICATION OF THE LAND SHOWN HEREON (FAMILY SUBDIVISION OF THE PROPERTY OF YONGOK L. MCKIN) IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES IF ANY.

Signature of Yongok L. McKin, dated 11/2/11

CERTIFICATE OF NOTARIZATION FOR OWNER (YONGOK L. MCKIN)

STATE OF: Virginia
CITY/COUNTY OF: James City County
I, (PRINT) Jessica L. Madzima A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE JURISDICTION AFORESAID. GIVEN UNDER MY NAME THIS 9th DAY OF November, 2011 MY COMMISSION EXPIRES August 31, 2015 REG. NO. 7124333
Signature of Jessica L. Madzima (SIGNATURE)

SURVEYOR'S CERTIFICATE

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL OF 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 BOUNDARY SURVEY CLOSURE OF NOT LESS THAN 1' / 20,000'.

THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS SUBDIVISION IS IN THE NAME OF YONGOK L. MCKIN, DIVORCED, AND WAS ACQUIRED FROM MICHAEL A. MCKIN, DIVORCED, BY DEED OF ASSUMPTION DATED AUGUST 27, 2004, AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA AS INSTRUMENT NO. 040019805.

I CERTIFY THAT THE MONUMENTS AND IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE 12/31/2011.

Signature of Alistair J. Ramsay L.S., dated 11/2/11



AOSE CERTIFICATE

THIS SUBDIVISION IS APPROVED FOR INDIVIDUAL ONSITE SEWAGE SYSTEMS IN ACCORDANCE WITH THE PROVISIONS OF THE CODE OF VIRGINIA, THE SEWAGE HANDLING AND DISPOSAL REGULATIONS (12 VAC 5-610-10 ET SEQ., THE "REGULATIONS"), AND THE YORK COUNTY ORDINANCE THAT AUTHORIZES THE LOCAL HEALTH DEPARTMENT TO ACCEPT PRIVATE EVALUATIONS FOR COMPLIANCE WITH COUNTY ORDINANCES.

THIS SUBDIVISION WAS SUBMITTED TO THE LOCAL HEALTH DEPARTMENT FOR REVIEW PURSUANT TO § 32.1-163.5 OF THE CODE OF VIRGINIA WHICH REQUIRES THE HEALTH DEPARTMENT TO ACCEPT PRIVATE SOIL EVALUATIONS AND DESIGNS FROM AN AUTHORIZED ONSITE SOIL EVALUATOR (AOSE) OR A PROFESSIONAL ENGINEER WORKING COLLABORATIVELY WITH AN AOSE FOR RESIDENTIAL DEVELOPMENT. THE DEPARTMENT IS NOT REQUIRED TO PERFORM A FIELD CHECK OF SUCH EVALUATIONS. THIS SUBDIVISION WAS CERTIFIED AS BEING IN COMPLIANCE WITH THE BOARD OF HEALTH'S REGULATIONS BY:

Signature of William Meagher, AOS# 1050, dated 11-04-2011, PHONE (804)-725-7348

THIS SUBDIVISION APPROVAL IS ISSUED IN COMPLIANCE WITH THAT CERTIFICATION.

PURSUANT TO § 360 OF THE REGULATIONS, THIS APPROVAL IS NOT AN ASSURANCE THAT SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMITS WILL BE ISSUED ON ANY LOT IN THE SUBDIVISION UNLESS THAT LOT IS SPECIFICALLY IDENTIFIED AS HAVING AN APPROVED SITE FOR AN ONSITE SEWAGE DISPOSAL SYSTEM, AND UNLESS ALL CONDITIONS AND CIRCUMSTANCES ARE PRESENT AT THE TIME OF APPLICATION FOR A PERMIT AS ARE PRESENT AT THE TIME OF THIS APPROVAL.

PURSUANT TO § 20.5-74(b)(2) OF THE YORK COUNTY SUBDIVISION ORDINANCE WHICH STATES, "ANY PROPOSED LOT NOT SUITABLE FOR THE INSTALLATION OF PRIVATE SEWAGE DISPOSAL SYSTEMS SHALL EITHER BE COMBINED WITH LOTS THAT ARE SUITABLE, OR DEDICATED TO COMMON OPEN SPACE OR RECREATION USE, SO THAT ONLY BUILDABLE LOTS ARE CREATED", THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THE CERTIFICATION FROM THE AOSE THAT ALL PROPOSED LOTS ARE IN COMPLIANCE WITH THIS ORDINANCE.

THIS SUBDIVISION APPROVAL IS ALSO ISSUED IN RELIANCE UPON THE CERTIFICATION THAT APPROVED LOTS ARE SUITABLE FOR "TRADITIONAL SYSTEMS", UNLESS OTHERWISE STATED HOWEVER ACTUAL SYSTEM DESIGNS MAY BE DIFFERENT AT THE TIME CONSTRUCTION PERMITS ARE ISSUED.

THE APPROVED ONSITE SEWAGE SYSTEM SITES ARE SHOWN ON THIS PLAT. IF SAID SITES ARE NOT SHOWN ON THIS PLAT, THOSE SITES ARE SHOWN ON A SEPARATE PLAT ON FILE WITH THE PENINSULA HEALTH DISTRICT, WILLIAMSBURG AREA OFFICE, 1126 PROFESSIONAL DR., WILLIAMSBURG, VA 23185.

Signature of Donna Bredt EHS, dated 11/21/11

TRUSTEE'S CONSENT:

Signature of Adrian G. Duplantier Jr., Raymond H. Suttle, dated 11/2/11

BENEFICIARY: 1st ADVANTAGE FEDERAL CREDIT UNION DEED OF TRUST DATED: JANUARY 12, 1999 RECORDED AS INSTRUMENT NO.: DEED BOOK 1066 PAGE 717

CERTIFICATE OF NOTARIZATION FOR TRUSTEE

STATE OF: Virginia
CITY/COUNTY OF: York
I, (PRINT) Wanda J. Ambrose A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE JURISDICTION AFORESAID. GIVEN UNDER MY NAME THIS 14th DAY OF November, 2011 MY COMMISSION EXPIRES 12/31/12 REG. NO. 11112
Signature of Wanda J. Ambrose (SIGNATURE)

Signature of Donna Bredt EHS, dated 11/21/11

APPROVED:

YORK COUNTY BOARD OF SUPERVISORS
BY: Signature of Al Madzima, PLAT APPROVING AGENT
DATE: 11/28/11

STATE OF VIRGINIA, COUNTY OF YORK IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THIS 30th DAY OF November 2011. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT NO. 110018388 @ 3:03pm

TESTE: Lynn S. Mendiber, CLERK
BY: Signature of Lynn S. Mendiber