



VICINITY MAP
SCALE: 1" = 2000'

GENERAL NOTES:

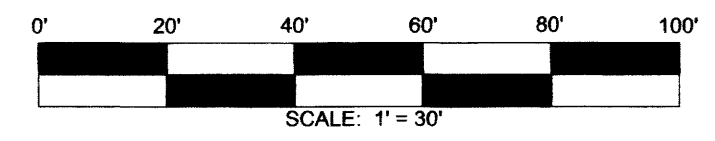
- PROPERTY IS ZONED R13 (HIGH DENSITY SINGLE FAMILY)
- TAX MAP NUMBER: 17-00-00-136A & 17C-01-0A-007
- GPIN NUMBER: N11A-1340-2848 & N11A-1197-2877
- ADDRESS: 400 CHURCH ROAD & 104 CABOT DRIVE
- BUILDING SETBACKS FRONT - 30'
REAR - 25'
SIDES - 10' MIN. TOTAL BOTH SIDES = 25'
- PROPERTY IS LOCATED IN FLOOD ZONE "X", PER COMMUNITY PANEL 51199C0106D. PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, EFFECTIVE DATE: JANUARY 16, 2015.
- COUNTY OF YORK PRIMARY GEODETIC CONTROL NETWORK MONUMENT NUMBER 042 IS LOCATED AT THE INTERSECTION OF ROUTE NO. 238, OLD WILLIAMSBURG ROAD AND ROUTE NO. 660, BAPTIST ROAD.
NORTHING = 3613951.988
EASTING = 12051247.375
ELEVATION = 77.48'
- EACH LOT IS SERVED WITH PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS (NNWW) AND PUBLIC SEWER PROVIDED BY YORK COUNTY.
- PROPERTY IS LOCATED WITHIN A DESIGNATED CHESAPEAKE BAY PRESERVATION AREA - RESOURCE PROTECTION AREA, RESOURCE MANAGEMENT AREA.
THE PROPERTY IS LOCATED WITHIN A WATERSHED PROTECTION AREA
ANY AND ALL CONSTRUCTION ACTIVITIES SHALL BE SUBJECT TO THE REQUIREMENTS OF THE CHESAPEAKE BAY PRESERVATION AREA DESIGNATION AND MANAGEMENT REGULATIONS (9VAC-10-20-100) AND CHAPTER 23.2 OF THE YORK COUNTY, VIRGINIA CODE.
- THE LAND PROPOSED TO BE CONVEYED OR EXCHANGED BY DEED RECORDED CONTEMPORANEOUSLY HERewith SHALL NOT FOR ANY PURPOSES BE OR BECOME SEPARATE OR INDEPENDENT LOTS, TRACTS OR PARCELS BUT FOR ALL PURPOSES SHALL BECOME AND BE CONSIDERED A PART OF THE ADJACENT LOT ALREADY OWNED BY THE YORK COUNTY BOARD OF SUPERVISORS AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.
- TM#17-00-00-136A FORMER AREA = 9,221.50 S.F. OR 0.21 ACRES
NEW AREA = 11,415.35 S.F. OR 0.26 ACRES
TM#17C-01-0A-007 FORMER AREA = 23,507.18 S.F. OR 0.54 ACRES
NEW AREA = 21,313.33 S.F. OR 0.49 ACRES
AREA FROM TM#17C-01-0A-007 TO TM#17-00-00-136A = 2,193.85 S.F. OR 0.05 ACRES

- THE LIMITS OF THE NATURAL RESOURCES AS SHOWN HEREON HAVE NOT BEEN FIELD VERIFIED. PRIOR TO ANY DEVELOPMENT OR LAND DISTURBANCE, A SITE SPECIFIC AND FIELD VERIFIED NATURAL RESOURCE INVENTORY IS REQUIRED TO ESTABLISH THE LIMITS OF THE CHESAPEAKE BAY PRESERVATION AREAS.
- THESE LOTS WERE LEGALLY CREATED PRIOR TO OCTOBER 1, 1989
- THE 100-FOOT RESOURCE PROTECTION AREA (RPA) BUFFER IS TO REMAIN UNDISTURBED AND VEGETATED, EXCEPT FOR SUCH MODIFICATIONS AS MAY BE AUTHORIZED BY SECTION 23.2-9(D), YORK COUNTY CODE, FOR REASONABLE SIGHT-LINES, ACCESS PATHS, SHORELINE EROSION CONTROL BEST MANAGEMENT PRACTICES, REMOVAL OF DEAD OR DISEASED TREES OR SHRUBBERY, AND OTHER LISTED MODIFICATIONS.
- DEVELOPMENT IN THE RPA IS LIMITED TO WATER DEPENDENT FACILITIES OR REDEVELOPMENT OR AS IS OTHERWISE ALLOWED PURSUANT TO THE TERMS OF SECTION NO.S 23.2-9(F), 23.2-10 OR 23.2-11, YORK COUNTY CODE, OR IS OTHERWISE APPROVED AS A WAIVER UNDER APPLICABLE CODE PROVISIONS.

BOUNDARY LINE ADJUSTMENT
OF PROPERTIES STANDING IN THE NAME OF
THE YORK COUNTY BOARD OF SUPERVISORS
AND
EVELINA E. WRIGHT

LOCATED: NELSON DISTRICT, YORK COUNTY, VIRGINIA
DATE: NOVEMBER 8, 2016 SCALE: 1" = 30'

MITCHELL LAND SURVEYING, LLC
LAND SURVEYING AND LAND PLANNING
P.O. BOX 565
SHACKLEFORDS, VIRGINIA 23156
(804) 241-5385



NOTE: ALL IMPROVEMENTS & UTILITIES SHOWN HEREON ARE ALL EXISTING AT THE TIME OF SURVEY

LEGEND

- PROPERTY LINE
- ADJACENT/DEPARTING PROPERTY LINE
- PROPERTY LINE (VOIDED)
- EASEMENT
- BUILDING SETBACK (B.S.L.)
- 100' RPA
- OVERHEAD LINE (OHL)
- DITCH/STREAM
- FENCE
- CONCRETE MONUMENT SET (CMS)
- IRON ROD SET (IRS), PK NAIL SET (PKNS)
- IRON ROD FOUND (IRF), IRON PIPE FOUND (IPF)
- UTILITY POLE (PP)
- MANHOLE (MH)
- TELEPHONE JUNCTION BOX (TJB)
- VERIZON BOX
- VALVE
- RIPRAP (RR)
- GUY ANCHOR (DG)
- WATER METER (WM)
- CLEANOUT (CO)

OWNER'S CERTIFICATE:
THE PLATTING OF THE LAND SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES, IF ANY.

EVELINA E. WRIGHT (TAX MAP 17C-01-0A-007)
Evelina E. Wright SIGNATURE
12-2-16 DATE

CERTIFICATE OF NOTARIZATION FOR OWNER - EVELINA E. WRIGHT
STATE OF VIRGINIA TO WIT:
I, John B. August, Jr., A NOTARY PUBLIC IN AND FOR THE COUNTY OF York VIRGINIA, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY PRESENCE AND STATE AFORESAID. GIVEN UNDER MY HAND THIS 2 DAY OF December, 2016.

NOTARY SIGNATURE: *John B. August, Jr.*
MY COMMISSION EXPIRES: 3-31-2020
REGISTRATION NO.: 229750

TRUSTEE'S CONSENT FOR EVELINA E. WRIGHT
JOHN SARCENT, JR., TRUSTEE DATE: 12/16/16
BENEFICIARY: 1ST ADVANTAGE FEDERAL CREDIT UNION
DEED OF TRUST DATED: AUGUST 8, 2016
RECORDED AS INSTRUMENT NO. 160014164

CERTIFICATE OF NOTARIZATION FOR TRUSTEE - JOHN SARCENT, JR.
STATE OF VIRGINIA TO WIT:
I, John B. August, Jr., A NOTARY PUBLIC IN AND FOR THE COUNTY OF York VIRGINIA, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY PRESENCE AND STATE AFORESAID. GIVEN UNDER MY HAND THIS 6th DAY OF December, 2016.

NOTARY SIGNATURE: *John B. August, Jr.*
MY COMMISSION EXPIRES: 3-31-2020
REGISTRATION NO.: 229750

TRUSTEE'S CONSENT FOR EVELINA E. WRIGHT
DANIEL F. BASNIGHT, TRUSTEE DATE: 12/7/16
BENEFICIARY: 1ST ADVANTAGE FEDERAL CREDIT UNION
DEED OF TRUST DATED: AUGUST 8, 2016
RECORDED AS INSTRUMENT NO. 160014164

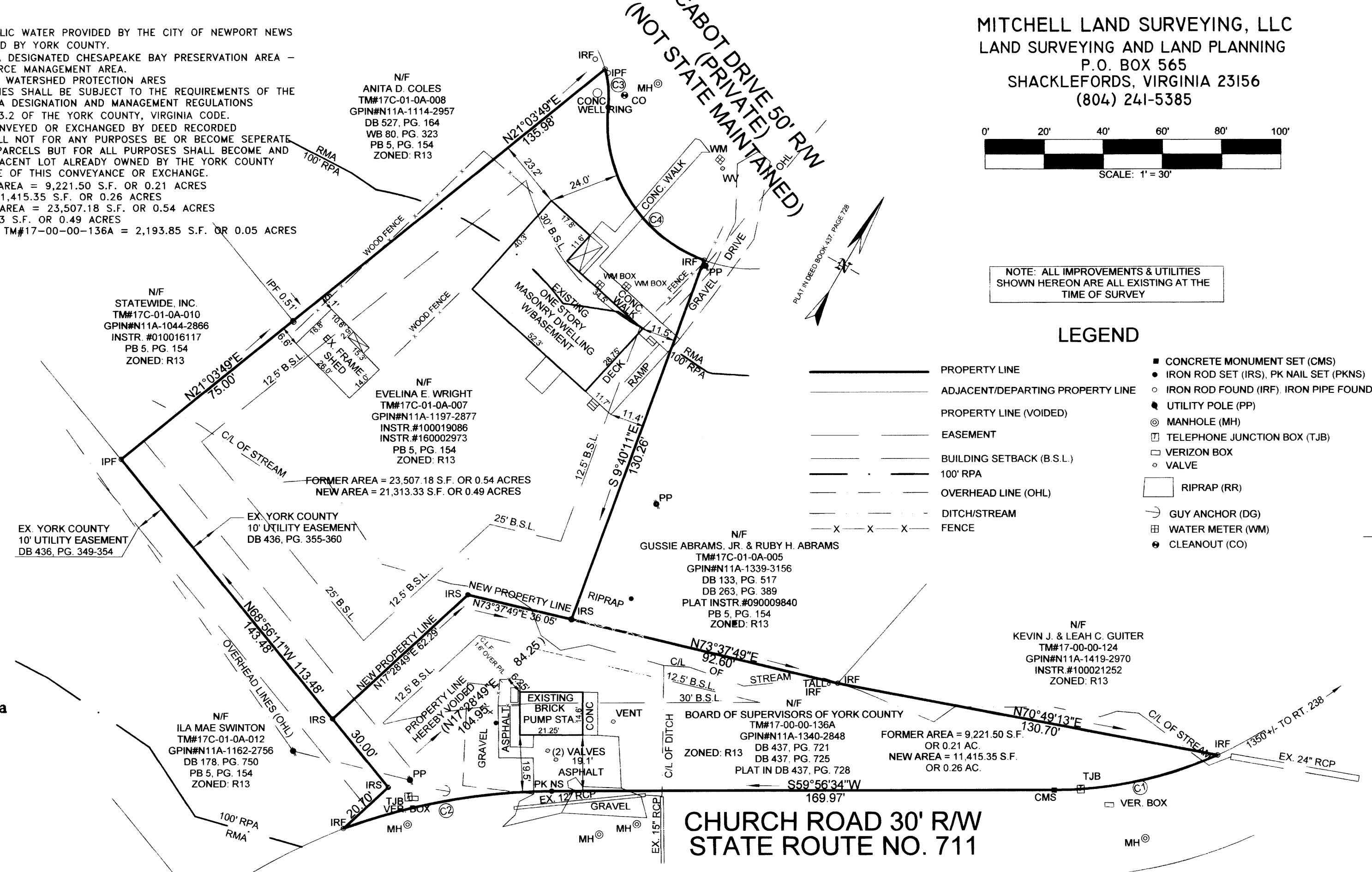
CERTIFICATE OF NOTARIZATION FOR TRUSTEE - DANIEL F. BASNIGHT
STATE OF VIRGINIA TO WIT:
I, John B. August, Jr., A NOTARY PUBLIC IN AND FOR THE COUNTY OF York VIRGINIA, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY PRESENCE AND STATE AFORESAID. GIVEN UNDER MY HAND THIS 7th DAY OF December, 2016.

NOTARY SIGNATURE: *John B. August, Jr.*
MY COMMISSION EXPIRES: 3-31-2020
REGISTRATION NO.: 229750

YORK COUNTY BOARD OF SUPERVISORS (TAX MAP 17-00-00-136A)
BY: *Neil Morgan* DATE: 12/7/16
NEIL MORGAN, COUNTY ADMINISTRATOR

CERTIFICATE OF NOTARIZATION FOR OWNER - YORK COUNTY BOARD OF SUPERVISORS
STATE OF VIRGINIA TO WIT:
I, Heather L. Schott, A NOTARY PUBLIC IN AND FOR THE COUNTY OF York VIRGINIA, DO HEREBY CERTIFY THAT THE ABOVE NAMED PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY PRESENCE AND STATE AFORESAID. GIVEN UNDER MY HAND THIS 7th DAY OF December, 2016.

NOTARY SIGNATURE: *Heather L. Schott*
MY COMMISSION EXPIRES: 4/30/20
REGISTRATION NO.: 7a07b59



CURVE TABLE

#	DELTA	R=	LEN. =	TAN. =	CH =	CB
C1	24°09'08"	135.00'	56.91'	28.88'	56.49'	S47°52'00"W
C2	20°02'02"	205.90'	71.99'	36.37'	71.63'	S49°55'33"W
C3	21°07'53"	35.34'	13.03'	6.59'	12.96'	S34°30'07"E
C4	75°47'46"	50.00'	66.14'	38.92'	61.43'	S61°50'04"E

SURVEYOR'S CERTIFICATE AND 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".

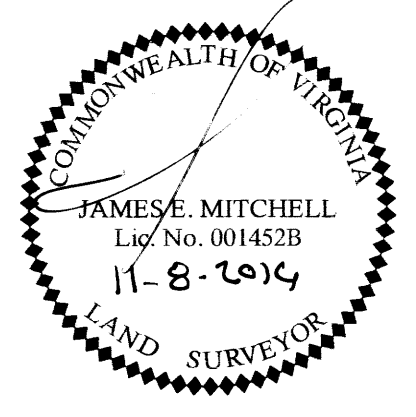
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS OWNED AS FOLLOWS:
TAX MAP 17C-01-0A-007 IS IN THE NAME OF EVELINA E. WRIGHT, AND WAS ACQUIRED FROM JAMES R. WRIGHT BY DEED OF GIFT DATED NOVEMBER 10, 2010 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA ON NOVEMBER 12, 2010 IN INSTRUMENT NUMBER 100019086, AND

FROM LINDA Y. W. STUBBS AND EVELINA E. WRIGHT BY DEED OF GIFT DATED FEBRUARY 7, 2016 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA ON FEBRUARY 18, 2016 IN INSTRUMENT NUMBER 160002973.

TAX MAP 17-00-00-136A IS IN THE NAME OF THE BOARD OF SUPERVISORS OF YORK COUNTY, AS GOVERNING BODY OF YORK COUNTY AND OF SANITARY DISTRICT NO. 2, YORK COUNTY, VIRGINIA, AND WAS ACQUIRED FROM HELEN GREEN, WIDOW, BY DEED DATED FEBRUARY 28, 1986 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF YORK-POQUOSON, VIRGINIA ON APRIL 4, 1986 IN DEED BOOK 437, PAGE 721.

I CERTIFY THAT IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE JUNE 2017.

JAMES E. MITCHELL, LAND SURVEYOR DATE: NOVEMBER 8, 2016



APPROVED
YORK COUNTY BOARD OF SUPERVISORS
BY: *James E. Mitchell*
PLAT APPROVING AGENT
DATE: 12/8/16

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON THE 8th DAY OF December, 2016 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # 160022445
TESTE: KRISTEN N. NELSON, CLERK 3:39 pm
BY: *Carol Phillips D.C.*