

VICINITY MAP
SCALE: 1"= 2000'

SURVEYOR'S STATEMENT

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS AS SET FORTH IN THE SUBDIVISION ORDINANCE OF THE COUNTY OF YORK, VIRGINIA, HAVE BEEN COMPLIED WITH, INCLUDING A CLOSURE OF NOT LESS THAN 1"/20,000'. NOTE: NO FIELD WORK WAS PERFORMED FOR THIS SURVEY, CLOSURE STATEMENT IS BASED ON SURVEYOR'S CERTIFICATE BY OTHERS, SEE NOTE #4 ON THIS SHEET.

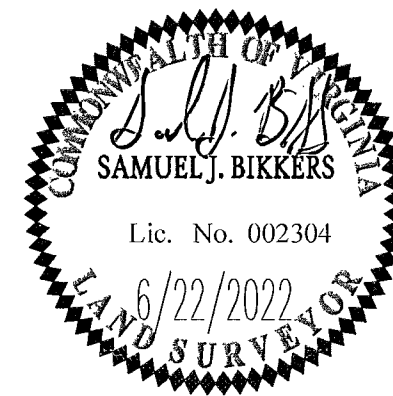
THIS IS TO CERTIFY THAT THE LAND EMBRACED IN THIS BOUNDARY LINE ADJUSTMENT IS AS FOLLOWS:

GPIN F14d-2948-1632 IS IN THE NAME OF "BOARD OF SUPERVISORS OF YORK COUNTY, VIRGINIA" AND WAS ACQUIRED FROM RESOLUTION R84-165(R) FROM "GEORGE WASHINGTON VENTURES, A VIRGINIA GENERAL PARTNERSHIP", BY DEED DATED AUGUST 3, 1989 RECORDED ON AUGUST 18, 1989 AS DEED BOOK 558, PAGE 70; ALSO WITH A 15' X 15' AREA CONVEYED TO THE "COUNTY OF YORK" FROM "RADHAKRISHNA, LLC" BY PLAT OF PROPERTY ACQUISITION DATED APRIL 10, 2003, RECORDED AS INSTRUMENT #030027369 AND DEED DATED NOVEMBER 16, 2006, RE-RECORDED JANUARY 10, 2007, AS INSTRUMENT #070002311, ALL AS BEING DULY RECORDED IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT IN THE COUNTY OF YORK, VIRGINIA;

GPIN F14d-2905-1756 IS IN THE NAME OF "CVI WILLIAMSBURG, LLC" AND WAS ACQUIRED FROM "500 MERRIMAC LLC", BY DEED DATED MAY 27, 2021 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT IN THE COUNTY OF YORK, VIRGINIA ON JUNE 1, 2021 AS INSTRUMENT #210010928;

I CERTIFY THAT IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE DECEMBER 21, 2022.

Samuel J. Bickers
SAMUEL J. BICKERS, L.S. #002304
6/22/2022
DATE



**BOUNDARY LINE ADJUSTMENT
PLAT
BETWEEN PROPERTIES IN THE
NAME OF CVI WILLIAMSBURG, LLC
AND THE BOARD OF
SUPERVISORS OF YORK COUNTY,
VIRGINIA**

BRUTON DISTRICT YORK COUNTY VIRGINIA
Date: 6/22/2022 Scale: N/A W07244-04 Proj. Contacts: SJB/DAB



5248 Oldo Towne Road, Suite 1
Williamsburg, Virginia 23188
Phone: (757) 253-0040
Fax: (757) 220-8894
www.aeeva.com

Hampton Roads | Central Virginia | Middle Peninsula

SHEET 1 OF 2

GENERAL NOTES

- OWNER AND PARCEL INFORMATION:
 GPIN: F14d-2948-1632
 PROPERTY ADDRESS: 500-A MERRIMAC TRAIL
 OWNER: BOARD OF SUPERVISORS OF YORK COUNTY, VIRGINIA
 OLD ACREAGE: 0.012 AC. (542 S.F.)
 NEW ACREAGE: 0.167 AC. (7,273 S.F.)

 GPIN: F14d-2905-1756
 PROPERTY ADDRESS: 500 MERRIMAC TRAIL
 OWNER: CVI WILLIAMSBURG, LLC
 OWNER ADDRESS: 301 S. 11TH ST. STE. 2000 RICHMOND, VA 23219
 OLD ACREAGE: 6.408 AC. (279,151 S.F.)
 NEW ACREAGE: 6.254 AC. (272,420 S.F.)
- PROPERTIES ARE ZONED GB (GENERAL BUSINESS) & PD (PLANNED DEVELOPMENT).
- UNDERGROUND UTILITIES EXIST BUT ARE NOT SHOWN AS PART OF THIS SURVEY.
- THIS SURVEY IS BASED ON RECORDED PLAT ENTITLED "PROPERTY LINE VACATION PLAT OF PARCEL A, B, C AND TM 10-00-00-021 (INST. #210010928) (P.B. 10, PG. 153)" BY MIDATLANTIC SURVEYING AND LAND DESIGN (MAS-LD) WITH DATE OF 11/17/21 RECORDED IN INSTRUMENT 220001074 IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT IN THE COUNTY OF YORK, VIRGINIA.
- 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.
- THE SUBJECT PROPERTY LIES WITHIN A RESOURCE MANAGEMENT AREA (RMA).
- THE LIMITS OF NATURAL RESOURCES ON THESE PROPERTIES HAVE NOT BEEN INVENTORIED. ALL FUTURE DEVELOPMENT MUST MEET THE REQUIREMENTS OUTLINED IN YORK COUNTY CODE CHAPTER 23.2-CHESAPEAKE BAY PRESERVATION AREA ORDINANCE, AND YORK COUNTY ZONING ORDINANCE SECTION 24.1-376-WATERSHED MANAGEMENT AND PROTECTION OVERLAY DISTRICT.
- ALL NEW UTILITIES SHALL BE PLACED UNDERGROUND. ANY ABOVE GROUND UTILITIES THAT ARE TO BE RELOCATED SHALL BE RELOCATED UNDERGROUND.
- THE ADJUSTED AREA SHOWN HEREON APPEARS TO LIE WITHIN FLOOD ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANCE FLOODPLAIN) BY GRAPHICAL REPICTION SHOWN ON FEMA FIRM MAP NUMBER 51199C0043D, WITH MAP REVISED DATE OF JANUARY 16, 2015.
- THE LAND PROPOSED TO BE ACQUIRED, CONVEYED OR EXCHANGED BY DEED RECORDED CONTEMPORANEOUSLY HEREWITH SHALL NOT FOR ANY PURPOSES BE OR BECOME A SEPARATE OR INDEPENDENT LOT, TRACT, OR PARCEL. THIS CHANGE SHALL BE CONSIDERED A NEW PORTION OR REMAINDER OF THE ADJACENT LOT, TRACT OR PARCEL ALREADY OWNED BY THE BOARD OF SUPERVISORS OF YORK COUNTY, VIRGINIA AT THE TIME OF THIS CONVEYANCE OR EXCHANGE.
- THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT. THIS PROPERTY IS SUBJECT TO EASEMENTS, SERVITUDES, COVENANTS, AND ENCUMBRANCES OF RECORD.

OWNER'S CONSENT AND DEDICATION

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

Neil A. Morgan
YORK COUNTY BOARD OF SUPERVISORS
BY: NEIL A. MORGAN
TITLE: COUNTY ADMINISTRATOR
DATE: 10/5/22

CERTIFICATE OF NOTARIZATION FOR Neil A. Morgan

STATE OF VIRGINIA, CITY/COUNTY OF York
TO-WIT:

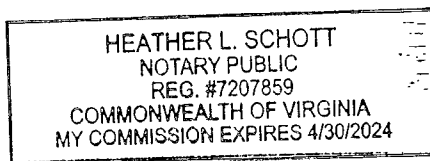
I, Heather L. Schott A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 5th DAY OF October, 2022

MY COMMISSION EXPIRES 4/30/2024

Heather L. Schott
NOTARY PUBLIC

NOTARY REGISTRATION NUMBER: 7207859



TRUSTEE'S CONSENT AND DEDICATION

C. Dixon Wallace, Jr.
ATLANTIC UNION CORPORATION, A VIRGINIA CORPORATION, TRUSTEE
DATE: 9/22/2022
BY: C. Dixon Wallace, Jr. TITLE: Vice President

DEED OF TRUST DATED AUGUST 20, 2021
RECORDED AS INSTRUMENT NO. 210017241
BENEFICIARY: ATLANTIC UNION BANK

CERTIFICATE OF NOTARIZATION FOR C. DIXON WALLACE, JR.

STATE OF VIRGINIA, CITY/COUNTY OF RICHMOND
TO-WIT:

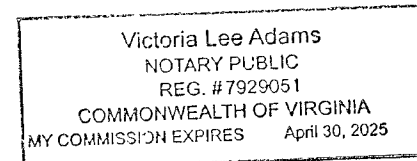
I, Victoria Lee Adams A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 22 DAY OF September, 2022

MY COMMISSION EXPIRES 4/30/2025

Victoria Lee Adams
NOTARY PUBLIC

NOTARY REGISTRATION NUMBER: 7929051



OWNER'S CONSENT AND DEDICATION

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

CVI WILLIAMSBURG, LLC,
A VIRGINIA LIMITED LIABILITY COMPANY

BY PRG MULTIFAMILY FUND I, LP,
A DELAWARE LIMITED PARTNERSHIP
ITS MANAGER

BY PRG MULTIFAMILY FUND I GP, LLC
A DELAWARE LIMITED LIABILITY COMPANY,
ITS GENERAL PARTNER

BY PRE CAPITAL MANAGEMENT, LLC
A DELAWARE LIMITED LIABILITY COMPANY,
ITS SOLE MEMBER

Samuel C. Foster
BY: SAMUEL C. FOSTER
TITLE: CHIEF EXECUTIVE OFFICER
DATE: 9-21-22

CERTIFICATE OF NOTARIZATION FOR Samuel C. Foster

STATE OF VIRGINIA, CITY/COUNTY OF Henrico
TO-WIT:

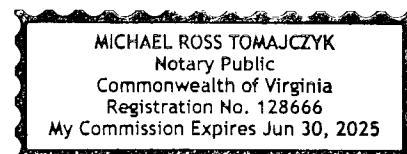
I, Michael R. Tomajczyk A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE ABOVE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 21 DAY OF September, 2022

MY COMMISSION EXPIRES 6/30/25

Michael R. Tomajczyk
NOTARY PUBLIC

NOTARY REGISTRATION NUMBER: 128666



AREA TABULATION

ORIGINAL GPIN F14d-2948-1632 542 S.F. 0.012 AC.±
AREA ADDED TO GPIN F14d-2948-1632 6,731 S.F. 0.155 AC.±
NEW GPIN F14d-2948-1632 7,273 S.F. 0.167 AC.±

ORIGINAL GPIN F14d-2905-1756 279,151 S.F. 6.408 AC.±
AREA REMOVED FROM GPIN F14d-2905-1756 6,731 S.F. 0.155 AC.±
REMAINING GPIN F14d-2905-1756 272,420 S.F. 6.254 AC.±

APPROVED:
BY YORK COUNTY BOARD OF SUPERVISORS
BY: Synthia for Susan Kessel PLAT APPROVING AGENT
DATE: 10/5/22

STATE OF VIRGINIA
COUNTY OF YORK
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THE 06 DAY OF October, 2022
THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 220017112

TESTE: Kristen W. Nelson CLERK
BY: Andrew Webster