

OWNER'S NOTE

THE PLATTING OR DEDICATION OF THE FOLLOWING DESCRIBED LAND, BFG SAGE YORKTOWN PROPCO, LLC, #210009336, LOCATED WINTER PARK, FLORIDA, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER AND TRUSTEE.

SIGN Robert A. Bourne DATE: 4/12/24
 BFG SAGE YORKTOWN PROPCO, LLC
 A DELAWARE LIMITED COMPANY
 BY: ROBERT A. BOURNE
 TITLE: AUTHORIZED REPRESENTATIVE

NOTARY'S NOTE
 STATE OF FLORIDA
 COUNTY OF ORANGE, TO WIT:

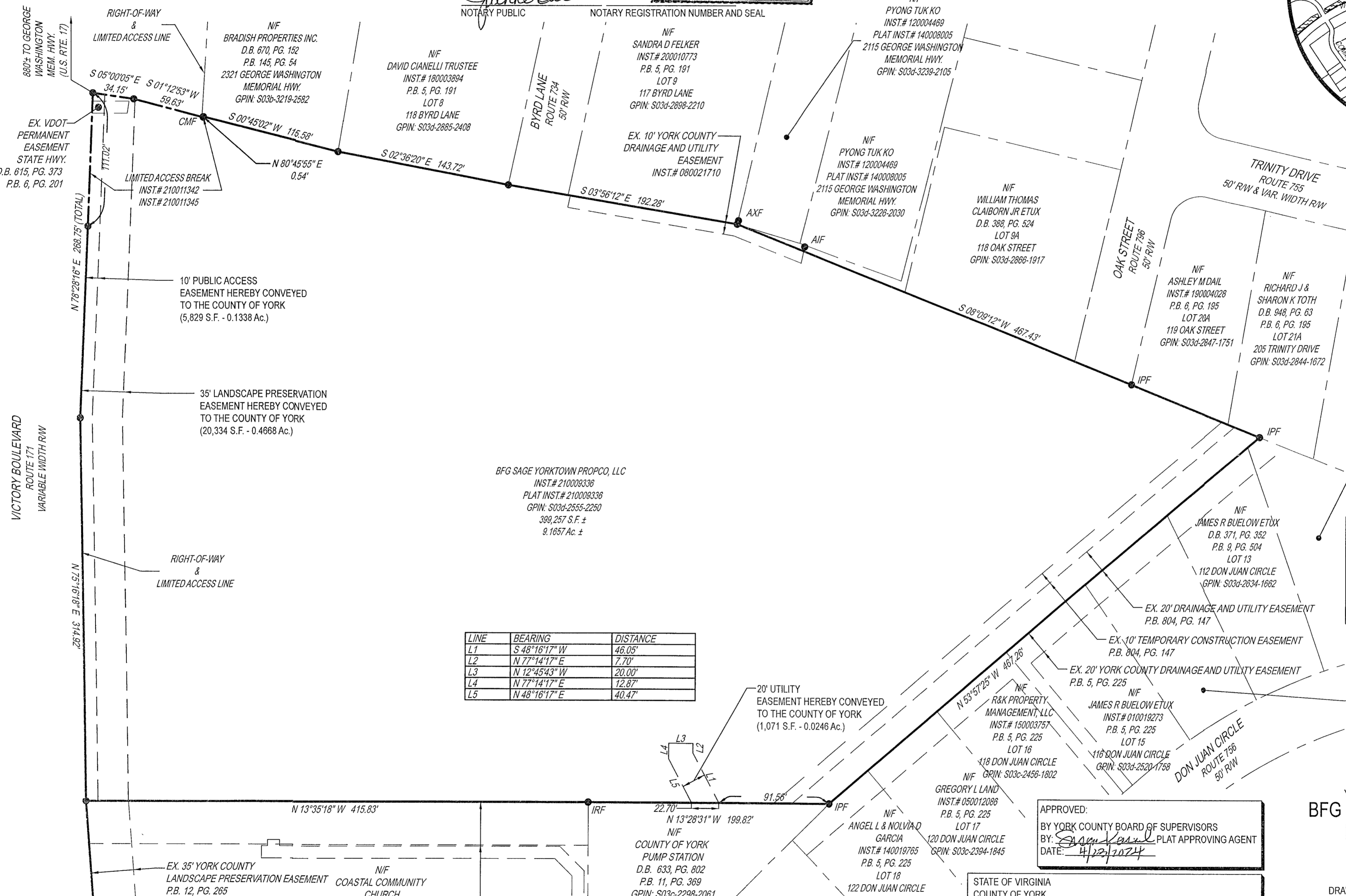
I, Joanne Ball A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT ROBERT A. BOURNE, AS AUTHORIZED REPRESENTATIVE OF BFG SAGE YORKTOWN PROPCO, LLC, A DELAWARE LIMITED LIABILITY COMPANY, WHOSE NAME IS SIGNED HEREON, HAS ACKNOWLEDGE THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID.

GIVEN UNDER MY HAND THIS 12th DAY OF April, 2024

MY COMMISSION EXPIRES: Joanne Ball
 NOTARY PUBLIC
 JOANNE E. BALL
 MY COMMISSION # HH 487474
 EXPIRES: February 12, 2028



VICINITY MAP
 SCALE: 1"=2,000'



LEGEND

- IRF ● IRON ROD FOUND
- IPF ● IRON PIPE FOUND
- AIF ● ANGLE IRON FOUND
- AXF ● AXLE FOUND
- CMF ● CONC. MONUMENT FOUND

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

LINE	BEARING	DISTANCE
L1	S 48°16'17" W	46.05'
L2	N 77°14'17" E	7.70'
L3	N 12°45'43" W	20.00'
L4	N 77°14'17" E	12.87'
L5	N 48°16'17" E	40.47'

APPROVED:
 BY YORK COUNTY BOARD OF SUPERVISORS
 BY: Susan K. ... PLAT APPROVING AGENT
 DATE: 4/22/2024

STATE OF VIRGINIA
 COUNTY OF YORK
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF YORK-POQUOSON, THE 17th DAY OF May, 2024
 THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NO. 240006468
 TESTE: Kristen D. Nelson CLERK
 BY: Frank ...

- NOTES:**
- NO TITLE REPORT FURNISHED.
 - THE PROPERTY SHOWN HEREON LIES WITHIN ZONE 'X' AS SHOWN ON FEMA FIRM MAP FOR YORK COUNTY, VIRGINIA. MAP NUMBER: 51199C0152D, EFFECTIVE DATE: 01/16/2015.
 - NNWW PROJ. NO. 059-FY2021 - NNWW DRAWING NO. N-12726



CERTIFICATION
 I, BLAISE BURRY, A LICENSED SURVEYOR IN THE COMMONWEALTH OF VIRGINIA, DO HEREBY CERTIFY THAT THIS PLAT IS ACCURATE AND THAT IT COMPLIES WITH THE PROVISIONS OF THE CODE OF VIRGINIA OF 1950 AS AMENDED, SECTION 55.1-1920.A & B AND ANY IMPROVEMENTS NOTED THEREON ARE SUBSTANTIALLY COMPLETED.

Blaise Burry 03/29/2024
 BLAISE BURRY LS#: 001560

PLAT SHOWING
 YORK COUNTY EASEMENTS
BFG SAGE YORKTOWN PROPCO, LLC
 INST.# 210009336
 BETHEL DISTRICT
 YORK COUNTY, VIRGINIA
 DRAWN BY: SNT CHECKED BY: BB
 SCALE: 1"=60' Proj. No. 22-060



156 STRAWBERRY PLAINS ROAD, SUITE D
 WILLIAMSBURG, VIRGINIA 23188
 (757) 345-2866 - (757) 345-2877 (FAX)

