

VICINITY MAP

SCALE: 1"=2,000'

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.

William S. Wells, Jr. 6-23-10
SEAFORD SCALLOP CO., INC., A VIRGINIA CORPORATION
WILLIAM S. WELLS, JR., PRESIDENT

NOTARY PUBLIC FOR SEAFORD SCALLOP CO., INC. WILLIAM S. WELLS, JR., PRESIDENT STATE OF VIRGINIA TO WIT:

I, Kathy Thambin, A NOTARY PUBLIC IN AND FOR THE County of York 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 23rd DAY OF June, 2010.

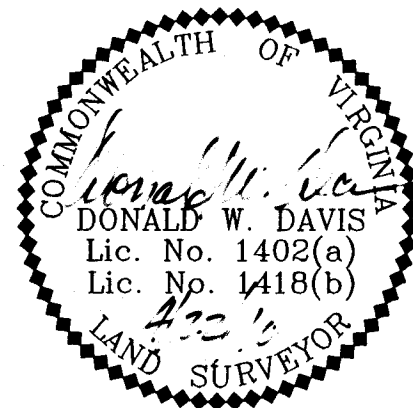
Kathy K. Thambin 302160
NOTARY PUBLIC REGISTRATION NO.
MY COMMISSION EXPIRES: Sept 2010

TO THE BEST OF MY KNOWLEDGE AND BELIEF, ALL THE REQUIREMENTS 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 SUBDIVISION IS IN THE NAME OF:

TAX MAP #25-00-00-027B: SEAFORD SCALLOP CO., INC., A VIRGINIA CORPORATION, AND WAS ACQUIRED FROM WILLIAM S. WELLS JR. BY DEED DATED AUGUST 8, 2002 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE YORK-POQUOSON CIRCUIT COURT AS INSTRUMENT #020017950.

I CERTIFY THAT MONUMENTS AND IRON RODS AS SHOWN ON THIS PLAT WILL BE SET ON OR BEFORE SEPTEMBER 31, 2010.

Donald W. Davis 4/22/10
DONALD W. DAVIS, L.S. DATE



PRIMARY U.S. GEODETIC CONTROL MONUMENTS

- 080 - COORDINATES-U.S.SURVEY FEET- 12,086,804.102(E), 3,602,837.683(N) ELEVATION= 4.62' (NGVD 1929)
082 - COORDINATES-U.S.SURVEY FEET- 12,085,344.032(E), 3,601,420.369(N) ELEVATION= 7.49' (NGVD 1929)

TRUSTEES FOR SEAFORD SCALLOP CO., INC.

[Signature] DATE: 6-28-10

[Signature] DATE: 6-28-10

TRUSTEES- VERNON H. PAGE & JOSEPH H. LATCHUM, JR., FOR FULTON BANK, N.A. BY DEED DATED DECEMBER 21, 2009 AND RECORDED AS INSTRUMENT #090030340

NOTARY PUBLIC FOR TRUSTEES (SEAFORD SCALLOP CO., INC.) STATE OF VIRGINIA TO WIT:

I, Jami Tucker, 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 28th DAY OF June, 2010.

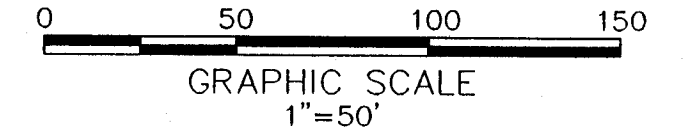
Jami U. Tucker 244928
NOTARY PUBLIC REGISTRATION NO.
MY COMMISSION EXPIRES: 10/31/2011

NOTES:

- 1. THE PROPERTY SHOWN HEREON IS LOCATED IN ZONES AE(9') & VE(10') AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY NUMBER 510182, MAP NUMBER 51199C0210C EFFECTIVE DATE: JUNE 16, 2009.
2. THE PROPERTIES SHOWN HEREON ARE ZONED: RR- RURAL RESIDENTIAL DISTRICT (CONDITIONAL-SEE NOTE 7.) THE MINIMUM SETBACKS ARE AS FOLLOWS: FRONT : 50'(FEET) SIDE : 20'(FEET) REAR : 50'(FEET)
3. THE TAX MAP PARCEL NUMBER FOR THE PROPERTY SHOWN HEREON IS: 25-00-00-027B.
4. THE GPIN NUMBER FOR THE PROPERTY SHOWN HEREON IS U09b-3826-4688.
5. UTILITY NOTES: WATER : EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC WATER PROVIDED BY THE CITY OF NEWPORT NEWS. SEWER : EACH LOT WITHIN THIS SUBDIVISION IS TO BE SERVED BY PUBLIC SEWER PROVIDED BY THE COUNTY OF YORK.
6. THE SUBJECT PROPERTY IS 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.
7. THE PROPERTY SHOWN HEREON IS SUBJECT TO ORDINANCE NO. 10-5, APPROVED BY THE YORK COUNTY BOARD OF SUPERVISORS ON MARCH 16, 2010, AND THE PROFFER STATEMENT, DATED FEBRUARY 3, 2010.
8. 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.
9. NO LAND IN THE SUBDIVISION SHALL BE DEVELOPED AND NO STRUCTURE SHALL BE LOCATED, RELOCATED, CONSTRUCTED, RECONSTRUCTED, ENLARGED OR STRUCTURALLY ALTERED WITHIN THE FLOODPLAIN MANAGEMENT AREA EXCEPT IN FULL COMPLIANCE WITH THE TERMS AND PROVISIONS OF SECTION 24.1-373 OF THE ZONING ORDINANCE.

SUBDIVISION OF THE PROPERTY OF SEAFORD SCALLOP CO., INC. GRAFTON MAGISTERIAL DISTRICT COUNTY OF YORK, VIRGINIA SCALE: 1"=50' DATE: APRIL 22, 2010 SHEET 1 OF 2

DAVIS & ASSOCIATES, P.C. LAND SURVEYORS AND PLANNERS 3630 GEORGE WASHINGTON MEMORIAL HIGHWAY YORKTOWN, VIRGINIA 23693 (757)867-8583



- SYMBOLS -

- 50' B DENOTES MINIMUM BUILDING SETBACK LINE
DENOTES IRON PIPE FOUND
DENOTES IRON ROD FOUND
DENOTES IRON ROD TO BE SET AT ALL PROPERTY LINE JUNCTURES
DENOTES CONCRETE MONUMENT FOUND
DENOTES CONCRETE MONUMENT TO BE SET
RPA DENOTES RESOURCE PROTECTION AREA
RMA DENOTES RESOURCE MANAGEMENT AREA

APPROVED

YORK COUNTY BOARD OF SUPERVISORS

BY: [Signature] PLAT APPROVING AGENT

DATE: 7/20/10

APPROVED:

[Signature] 7/20/10
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

STATE OF VIRGINIA COUNTY OF YORK IN THE CLERK'S OFFICE OF THE YORK - POQUOSON CIRCUIT COURT THIS 21st DAY OF July 2010, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS INSTRUMENT # 100011703

TESTE: Lynn S. Mendibur CLERK

BY: [Signature] P.C.

LOT AREA : 3.18± ACRES (138,920± S.F.) TOTAL TO MEAN LOW WATER
R/W AREA : 0.0754 ACRES (3,285 S.F.)
TOTAL SUBDIVIDED AREA: 3.26± ACRES (142,205± S.F.) TOTAL TO MEAN LOW WATER

With file 21 PM12-08