

110007522

BOUNDARY LINE EXTINGUISHMENT

OF THE PROPERTIES STANDING IN THE NAME OF
DAVID W. ADKINS

JAMES CITY COUNTY IDENTIFICATION
JCC-5-0016-2011

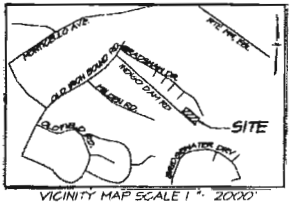
PROPERTIES ARE
PARCEL ID # 3841000017
ADDRESS 144 INDIGO DAM ROAD
PARCEL ID # 3841000019
ADDRESS 154 INDIGO DAM ROAD
WILLIAMSBURG, VA.

PROPERTIES ARE LOCATED
IN THE BERKELEY DISTRICT
JAMES CITY COUNTY, VIRGINIA

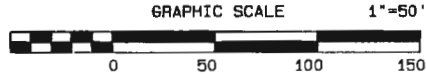
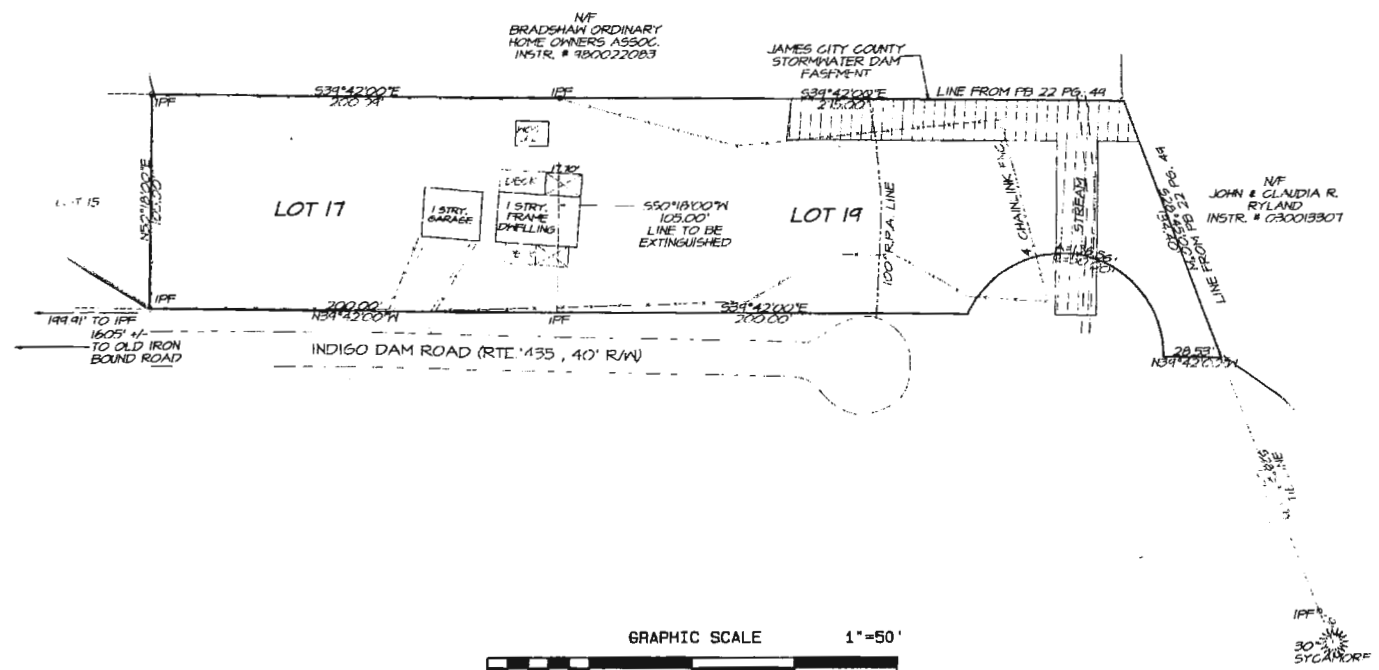
PREPARED BY
ANGLE & DISTANCE
LAND SURVEYS, INC.
PO BOX 834
YONAS, VA 23060
(757) 541-6334
DATE 3-25-2011

AREA CALCULATION
AREA OF LOT 17 BEFORE LINE EXTINGUISHMENT = 0.40 ACRES
AREA OF LOT 19 BEFORE LINE EXTINGUISHMENT = 0.60 ACRES
COMBINED AREA AFTER LINE EXTINGUISHMENT = 1.00 ACRES

*DIE
GTS
01/16/11
JCC*



RECORD MERIDIAN
PB 22 PAGE 48



GENERAL NOTES

THE PROPERTIES SHOWN HERE CONVEYED BY DEED RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY AT DB 203 PAGE 851.
BOUNDARY INFORMATION TAKEN FROM PLAT BY S.V. CAMP ASSOC. PB 22 PG. 48, APRIL 24, 1965.
PROPERTY ZONED R2
R2 SETBACKS
FRONT = 50' FROM C. OF ROAD
REAR = 35'
SIDE = 10'
THIS BOUNDARY LINE EXTINGUISHMENT PLAT WILL HAVE NO ADVERSE EFFECTS ON ANY EXISTING WELL OR SEPTIC SYSTEMS. PROPERTY SHOWN IS SERVICED BY PUBLIC WATER AND SEWER SYSTEMS.
ALL NEWLY LOCATED UTILITIES SHALL BE PLACED UNDERGROUND, PURSUANT TO SECTION 14-33 OF THE SUBDIVISION ORDINANCE.
PARCELS SHOWN DO NOT APPEAR TO BE LOCATED IN ANY SPECIAL FLOOD HAZARD ZONES ACCORDING TO F.I.R.M. MAP # 51043C.0100C, EFFECTIVE DATE SEPT. 28th, 2007.
WETLAND AND LANDS WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-76(f) OF THE JAMES CITY COUNTY CODE (refer to 14-24(g) of the subdivision ordinance).
THIS SURVEY REPRESENTS A CURRENT FIELD SURVEY. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A FURNISHED TITLE REPORT AND DOES NOT REFLECT ALL EASEMENTS, SERVITUDES, AND COVENANTS ON RECORD. NO SUB-SURFACE INVESTIGATION WAS PERFORMED FOR THIS SURVEY.

SURVEYORS NOTES

THERE SEEMS TO BE A TYPOGRAPHICAL ERROR ON THE RECORD DEED DESCRIPTION (DB 203 PAGE 851) REGARDING THE DISTANCES PARCELLA TO INDIGO DAM ROAD ON PARCEL # 1, AND PARCEL # 2 THE FIELD EVIDENCE RECOVERED AND LOCATED IS CONSISTANT WITH RECORD PLATS SHOWN IN PB 22 AT PAGES 34 AND 48. SURVEY PERFORMED BY S.V. CAMP.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA BOARD OF ARCHITECTS, ENGINEERS, LAND SURVEYORS AND CERTIFIED LANDSCAPE ARCHITECTS.
Edward C. Carr II 3-28-11
EDWARD C. CARR II L.S.# 2505

CERTIFICATE OF NOTARIZATION

(FOR TRUSTEE OF DAVID W. ADKINS)
THE STATE OF VIRGINIA
CITY/COUNTY OF James City
I, James A. Stanislaus, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITINGS HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.
GIVEN UNDER MY HAND THIS 24th DAY OF March, 2011.
James A. Stanislaus MY COMMISSION EXPIRES March 31, 2013



OWNERS CONSENT

THE BOUNDARY LINE EXTINGUISHMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES, AND OR POWER OF ATTORNEY.
3/29/11 *David W. Adkins* by
DATE DAVID W. ADKINS
3/29/11 *Carol H. Newman (POA)*
DATE POWER OF ATTORNEY

CERTIFICATE OF APPROVAL

THIS BOUNDARY LINE ADJUSTMENT PLAT AS SHOWN HERE ON IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS OF JAMES CITY COUNTY AND MAY BE COMMITTED TO RECORD.
THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD AS THE CLERK'S OFFICE.
Edward C. Carr II 3/29/11
DATE
SUBDIVISION # 110007522 OF JAMES CITY COUNTY
John C. Carr PE 3/26/11
DATE
VIRGINIA DEPARTMENT OF TRANSPORTATION
VIRGINIA DEPARTMENT OF HEALTH



1 (Large/Small Plat(s)) Recorded herewith as # 110007522.

STATE OF VIRGINIA
COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 1st DAY OF April, 2011
THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK _____, PAGE 3:39 pm
AND OR INSTRUMENT NUMBER 110007522
TESTE: *Betty H. Woolridge* CLERK
BY: *Robert Hamble* CLERK