

160011520

# BOUNDARY LINE ADJUSTMENT

OF PLAT ENTITLED  
FAMILY SUBDIVISION  
ON PROPERTY IN THE NAME OF  
FANNIE L. TRULL  
PLAT BOOK 55, PAGE 39

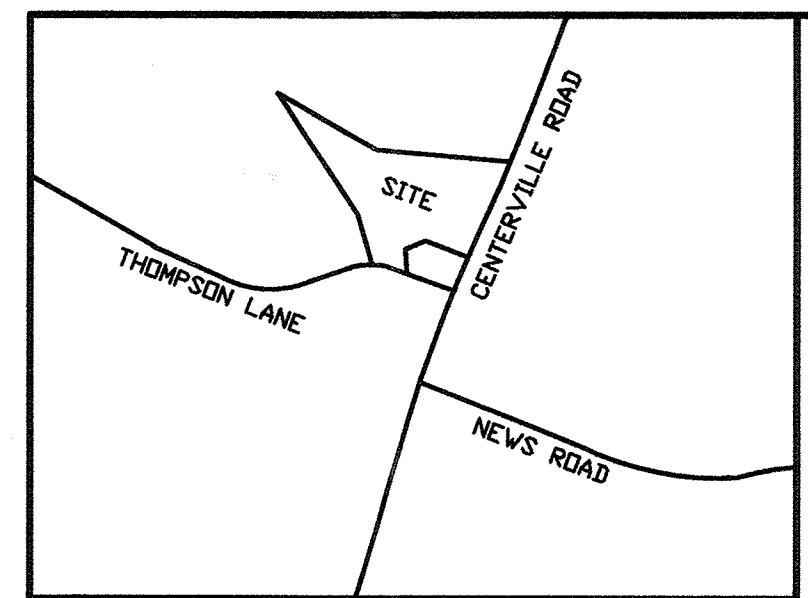
JAMES CITY COUNTY, VIRGINIA



JANUARY 31, 2015 SCALE: 1"=50'

PREPARED BY:  
**PARKER SURVEYING, INC.**

6858 MICHAEL LANE  
HAYES, VIRGINIA 23072  
PHONE: 804-684-0600



VICINITY MAP SCALE: 1"=2000'

VINCENT B. & CYNTHIA A. KELLY  
160 THOMPSON LANE  
INST.# 060022327  
MAP #3620100025  
LRSN 6773

### OWNER'S CERTIFICATE

THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES.

LOT #1 & 2  
MAP #3620100026  
SIGNATURE: Fannie L. Trull  
DATE: 6-20-16  
NAME PRINTED: Fannie L. Trull

STATE OF VIRGINIA, JAMES CITY COUNTY TO WIT:  
I, Catherine Holzscheid, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.  
GIVE UNDER MY HAND THIS 20 DAY OF June, 2016.  
MY COMMISSION EXPIRES: August 31, 2017  
REG. NO. 7545782

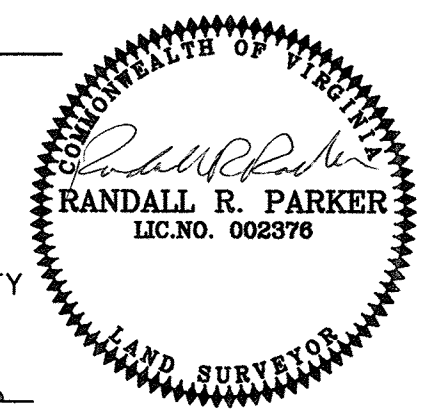
LOT #3  
MAP #3620100026B  
SIGNATURE: James W. Trull  
DATE: 6-20-16  
NAME PRINTED: James W. Trull

STATE OF VIRGINIA, JAMES CITY COUNTY TO WIT:  
I, Catherine Holzscheid, A NOTARY PUBLIC IN AND FOR THE JURISDICTION AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY JURISDICTION AFORESAID.  
GIVE UNDER MY HAND THIS 20 DAY OF June, 2016.  
MY COMMISSION EXPIRES: August 31, 2017  
REG. NO. 7545782

### SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT, TO THE BEST OF MY KNOWLEDGE OR BELIEF THIS PLAT COMPLIES WITH ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF LOTS WITHIN THE COUNTY.

Randall R. Parker 5-31-16  
RANDALL R. PARKER, C.L.S. # 002376 DATE



### CERTIFICATE OF APPROVAL

THE SUBDIVISION OF LAND IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING COUNTY ORDINANCES AND MAY BE ADMITTED TO RECORD.

[Signature] 6/20/16  
SUBDIVISION AGENT OF JAMES CITY COUNTY DATE  
VIRGINIA HEALTH DEPARTMENT DATE  
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

### GENERAL NOTES

- JCC CASE NO. S-0010-2016
- LOT 2 IS BEING ELIMINATED
- PROPERTY IS ZONED A-1
- BOUNDARY INFORMATION TAKEN FROM PLAT BY HIS LAND SURVEYING, P.B. 55, PG. 39. THIS SURVEY WAS PERFORMED WITHOUT THE BENEFIT OF A FURNISHED TITLE REPORT AND DOES NOT REFLECT ALL ENCUMBRANCES, COVENANTS OR EASEMENTS OF RECORD THAT COULD AFFECT PROPERTY SHOWN. THIS PLAT REPRESENTS A CURRENT FIELD SURVEY.
- ON-SITE SEWAGE DISPOSAL SYSTEMS SHALL BE PUMPED OUT AT LEAST ONCE EVERY FIVE YEARS PER SECTION 23-9(b)(6) OF THE JAMES CITY COUNTY CODE.
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 AND 19-36 OF THE COUNTY CODE. SUBSEQUENT TO COMPLETION OF ALL IMPROVEMENTS, BUT PRIOR TO FINAL RELEASE OF SURETY FOR A SUBDIVISION OR ANY PART THEREOF, THE SUBDIVIDER SHALL PROVIDE TO THE AGENT A SURVEYOR'S CERTIFICATE THAT THE MONUMENTS AS SHOWN ON THE RECORD PLAT HAVE BEEN INSTALLED, WERE PROPERLY SET, ARE PROPERLY ALIGNED, AND ARE UNDAMAGED. THE PROVISION OF THE CERTIFICATION SHALL BE WITHIN SIX MONTHS OF PLAT APPROVAL, UNLESS OTHERWISE ARRANGED IN ADVANCE, IN WRITING, WITH THE AGENT.

### SOURCE OF TITLE

- LOT #1: MAP # 3620100026 & # 3620100026A WAS CONVEYED BY DEED BOOK 123, PAGE 673 DATED OCTOBER 16, 1969 BY GEORGE D. THOMPSON AND MARY E. THOMPSON, TO BOBBY TRULL AND FANNIE TRULL, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY
- LOT #3: MAP # 3620100026B WAS CONVEYED BY INSTRUMENT # 100025299, DATED NOVEMBER 19, 2010, BY FANNIE TRULL, TO JAMES W. TRULL, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY.

- LOTS ARE SERVED BY PUBLIC WATER
- LOTS ARE SERVED BY PRIVATE SEPTIC SYSTEMS
- REFERENCE: P.B.55, PG.39 & D.B.645, PG.353
- F.I.R.M. ZONE: X
- F.I.R.M. PANEL: 0116D
- F.I.R.M. COMM: 510201
- F.I.R.M. DATE: 12-16-15

1 Large/8 Small Plat(s) Recorded  
herewith as # 160011520

STATE OF VIRGINIA  
COUNTY OF JAMES CITY  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY, THIS 27 DAY OF June, 2016, THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS, AS INSTRUMENT NUMBER 160011520 @ 1:04 pm  
TESTE: MONA A. FOLEY, CLERK  
BY: Rebecca Carver, Dep. Clerk