CERTIFICATION OF SOURCE OF TITLE

JAMES CITY COUNTY PARCEL ID #3841710008 THE PROPERTY SHOWN ON THIS PLAT AS LOT 8, SECTION 1, MILL CREEK LANDING WAS CONVEYED BY MICHAEL L. HEIKES AND LYNN E. PELCO TO MICHAEL L. HEIKES BY DEED DATED MARCH 24, 1997 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY

OF JAMES CITY, VIRGINIA ON MAY 21, 1997 IN INSTRUMENT NO. 970008163.

JAMES CITY COUNTY PARCEL ID #3841720001A

THE PROPERTY SHOWN ON THIS PLAT AS TAX PARCEL ID #3841720001A WAS CONVEYED BY JAMES CITY COUNTY SERVICE AUTHORITY TO MICHAEL L. HEIKES BY DEED DATED MARCH 6, 2002 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND THE COUNTY OF JAMES CITY, VIRGINIA ON MARCH 13, 2002 IN INSTRUMENT NO. 020006693.

OWNERS CERTIFICATE

THE BOUNDARY LINE ADJUSTMENT AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNER AND OR TRUSTEE.

CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA, CITY/COUNTY OF JAMES CIN TO-WIT:

ANN I. WEAVER ___ 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 25th DAY OF FEBRUARY, 2022.

MY COMMISSION EXPIRES 12/31/23

NOTARY PUBLIC

NOTARY REGISTRATION NUMBER: 183166

CERTIFICATE OF APPROYAL AND ADJUSTMENT

THIS PROPERTY LINE VACATION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

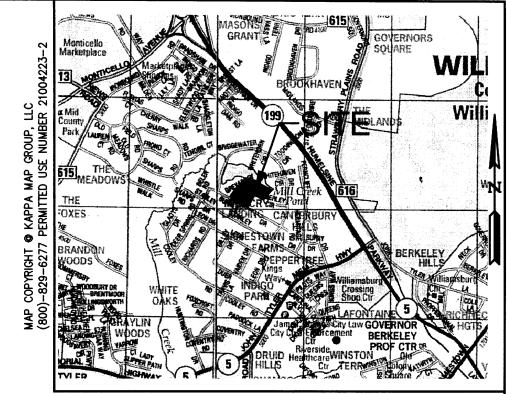
SUBDIVISION AGENT OF JAMES CITY COUNT

Ву

GENERAL NOTES:

- 1. THIS PLAT IS BASED UPON A CURRENT FIELD SURVEY, DEEDS AND PLATS OF RECORD. THIS PLAT WAS PREPARED WITHOUT THE BENEFIT OF A TITLE REPORT AND IS SUBJECT TO EASEMENTS, SERVITUDES AND COVENANTS OF RECORD.
- 2. ALL NEW UTILITIES ARE TO BE PLACED UNDERGROUND.
- 3. ANY EXISTING UNUSED WELL SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
- 4. UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL BE PRIVATE.
- 5. THIS PROPERTY LIES IN ZONE X, AREAS SUBJECT TO 0.2% ANNUAL CHANCE OF FLOOD; AND ZONE X, AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN PER F.I.R.M. #51095C0138D, EFFECTIVE DATE
- 6. NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SEC. 19-34 THROUGH 19-36 OF THE SUBDIVISION ORDINANCE.

AREA TABULATION		
ORIGINAL 3608 GREYABBEY CIRCLE PID: 3841710008	42,486.4 S.F.	0.975 AC.
ORIGINAL 4921 BURNLEY DRIVE PID: 3841720001A	15,0000.0 S.F.	0.344 AC.
NEW 3608 GREYABBEY CIRCLE	28,683.6 S.F.	0.658 AC.
NEW 4921 BURNLEY DRIVE	28,802.7 S.F.	0.661 AC.



VICINITY MAP

SCALE 1"=2000'

IRF = IRON ROD FOUND IPF = IRON PIPE FOUND CMF = CONCRETE MONUMENT FOUND IRS = IRON ROD SETINSTR. # = INSTRUMENT NUMBER S.F. = SQUARE FEET AC. = ACRESD.B. = DEED BOOK P.B. = PLAT BOOKPG. = PAGEPED = PEDESTAL

N/F = NOW OR FORMERLY

PROPERTY INFORMATION:

- PARCEL ID 3841710008 PROPERTY ADDRESS: 3608 GREYABBEY CIRCLE ZONED R-1, LIMITED RESIDENTIAL DISTRICT
- PARCEL ID 3841720001A PROPERTY ADDRESS: 4921 BURNLEY DRIVE ZONED R-1, LIMITED RESIDENTIAL DISTRICT

SURVEYOR'S CERTIFICATE

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

SAMUEL J. BIKKERS, L.S. #002304

STATE OF VIRGINIA CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 11th DAY OF Warch, 2022, THE PLAT SHOWN

HEREON WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW

MONA A. FOLEY, CLERK

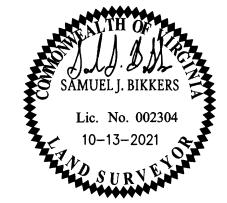
REF: JCC CASE NO. S-21-0080

PLAT OF SURVEY SHOWING BOUNDARY LINE EXTINGUISHMENT AND ADJUSTMENT BETWEEN #3608 GREYABBEY CIRCLE AND #4921 BURNLEY DRIVE

PREPARED FOR: MICHAEL L. HEIKES

Project Contacts: SJB/AP Project Number: W 10724-00 Date: 10-13-2021 Sheet Number 1 OF 2

Rev. Date Description





5248 Olde Towne Road, Suite 1 Williamsburg, Virginia 23188 Phone: (757) 253-0040 ax: (757) 220-8994 www.aesva.com

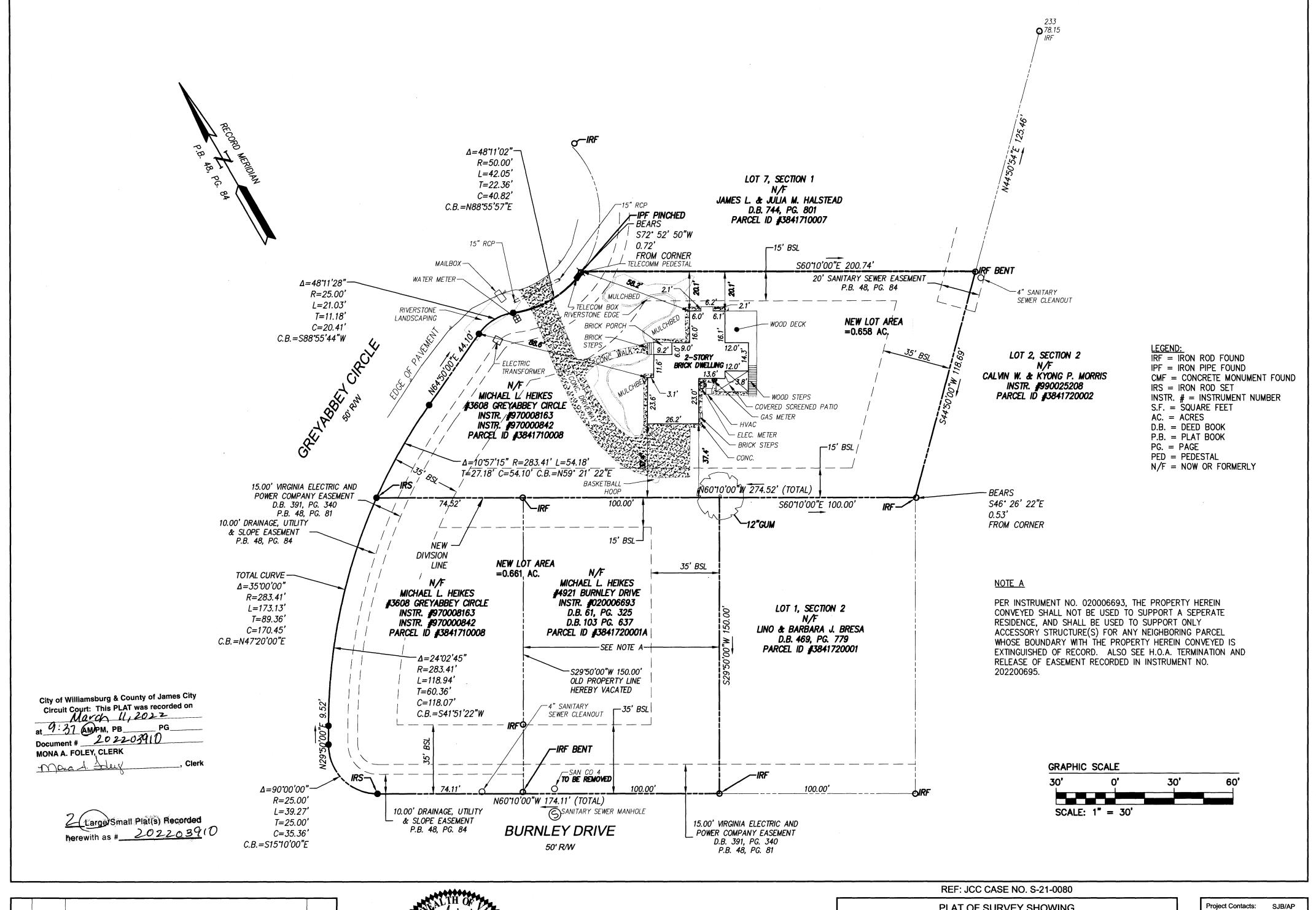
Hampton Roads | Central Virginia Middle Peninsula

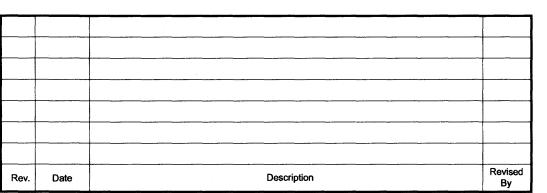
JAMESTOWN DISTRICT

Large Small Plat(s) Recorded

herewith as # 202203910

JAMES CITY COUNTY









5248 Olde Towne Road, Suite 1 Williamsburg, Virginia 23188 Phone: (757) 253-0040 Fax: (757) 220-8994 www.aesva.com

Hampton Roads | Central Virginia | Middle Peninsula

PLAT OF SURVEY SHOWING
BOUNDARY LINE EXTINGUISHMENT AND ADJUSTMENT BETWEEN
#3608 GREYABBEY CIRCLE AND #4921 BURNLEY DRIVE

PREPARED FOR: MICHAEL L. HEIKES

JAMES CITY COUNTY

JAMESTOWN DISTRICT

	l Coaic.
CHAEL L. HEIKES	1" = 40'
	Sheet

2 OF 2

Project Number:

W 10724-00

10-13-2021

Date:

Number