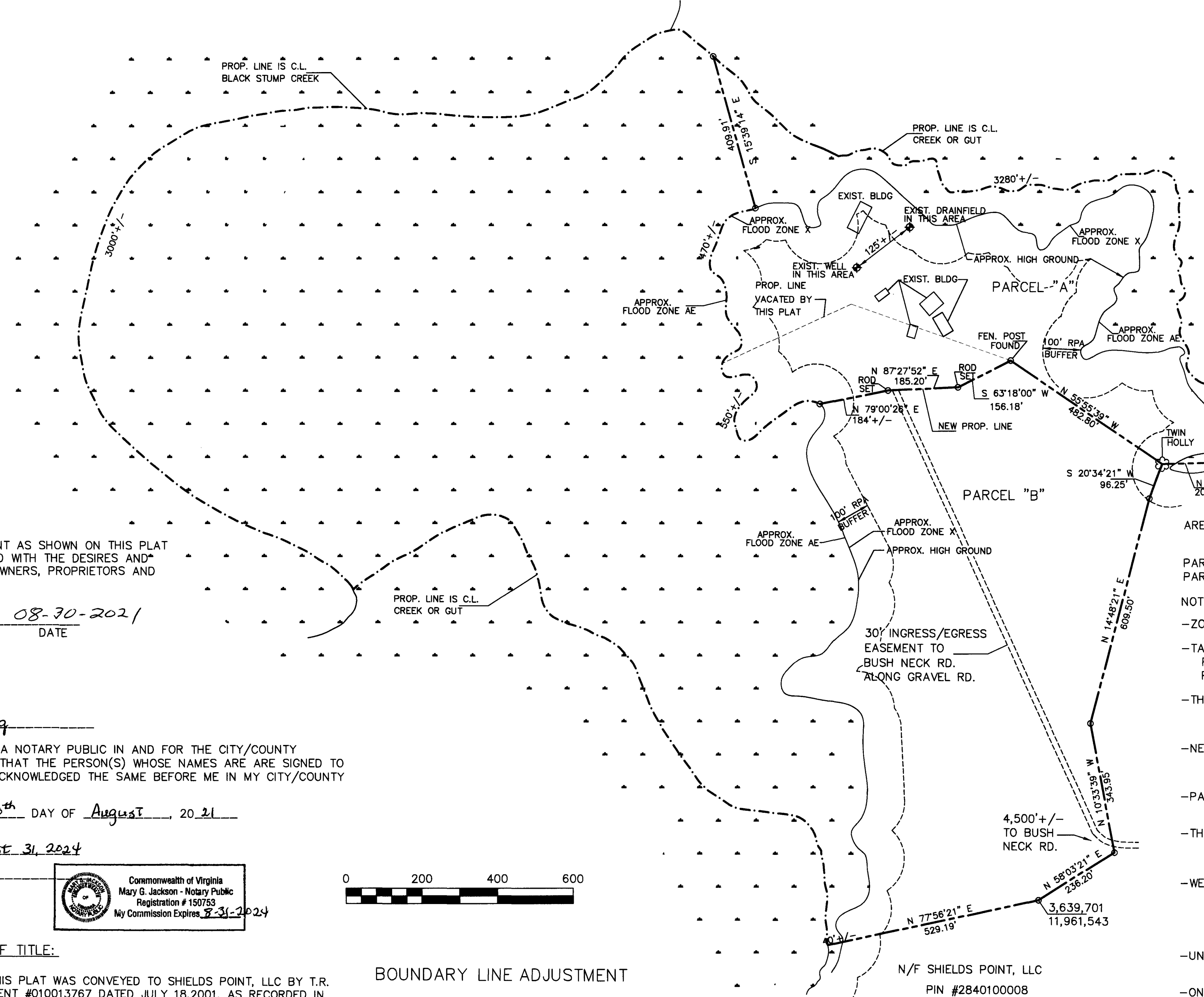
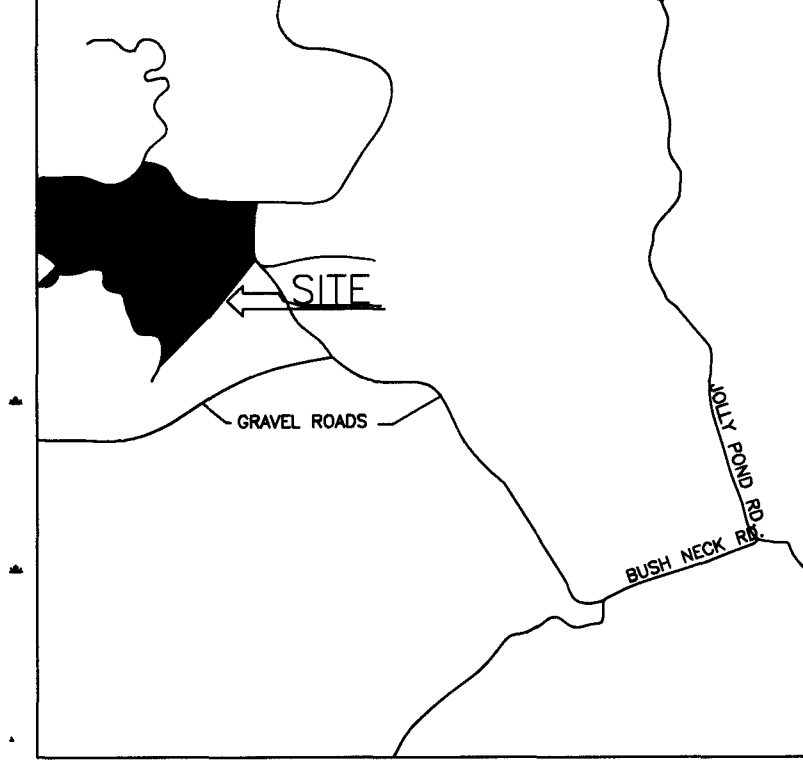


210018104



OWNER:
SHIELDS POINT, LLC
%HUNTER VERMILLION
BOX 3678
WILLIAMSBURG, VA. 23187

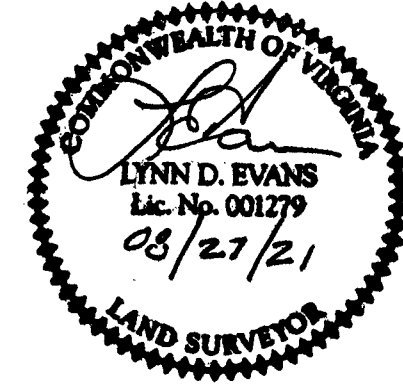
OWNERS CERTIFICATE:
THE BOUNDARY LINE ADJUSTMENT AS SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND WITH THE DESIRES AND WISHES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND TRUSTEES.
Hunter Vermillion 08-30-2021
HUNTER S. VERMILLION DATE
FOR SHIELDS POINT, LLC

CERTIFICATE OF NOTARIZATION:
STATE OF VIRGINIA
CITY/COUNTY OF Williamsburg
I, Mary G. Jackson, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AFORESAID DO HEREBY CERTIFY THAT THE PERSON(S) WHOSE NAMES ARE ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY/COUNTY AND STATE AFORESAID.
GIVEN UNDER MY HAND THIS 30th DAY OF August, 2021

MY COMMISSION EXPIRES August 31, 2024
Mary G. Jackson
SIGNATURE
Commonwealth of Virginia
Mary G. Jackson - Notary Public
Registration # 150753
My Commission Expires 8-31-2024

CERTIFICATE OF SOURCE OF TITLE:
THE PROPERTY AS SHOWN ON THIS PLAT WAS CONVEYED TO SHIELDS POINT, LLC BY T.R. VERMILLION RECORDED IN DOCUMENT #010013767 DATED JULY 18,2001, AS RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT FOR JAMES CITY COUNTY, VIRGINIA.

SURVEYORS CERTIFICATE:
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS PLAT COMPLIES WITH THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF JAMES CITY COUNTY, VIRGINIA, REGARDING THE PLATING OF SUBDIVISIONS WITHIN THE COUNTY.
Lynn D. Evans 08/27/21
LYNN D. EVANS, LS #001279 DATE



EVANS SURVEYING, LLC
631 BLUE HERON DR.
SURRY, VIRGINIA 23883
(757)592-5855



BOUNDARY LINE ADJUSTMENT
PROPERTY OF SHIELDS POINT, LLC
JAMES CITY COUNTY, VIRGINIA
JUNE 18, 2021 1"=200'

CERTIFICATE OF APPROVAL:
THE BOUNDARY LINE ADJUSTMENT AS SHOWN ON THIS PLAT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE COMMITTED TO RECORD.

Donna A. Pineda 9-1-21
VIRGINIA DEPT. OF HEALTH DATE
Monna A. Foley 1 Sept 2021
AGENT FOR JAMES CITY COUNTY DATE

- AREA:
- | | ORIGINAL | NEW |
|------------|--------------|--------------|
| PARCEL "A" | 12.3 AC. +/- | 15.1 AC. +/- |
| PARCEL "B" | 77.5 AC. +/- | 74.7 AC. +/- |
- NOTES:
- ZONING- A1, GENERAL AGRICULTURE
 - TAX MAP PARCEL NUMBERS:
PARCEL "A"-2840100006, 2312 BUSH NECK RD.
PARCEL "B"-2840100007, 2190 BUSH NECK RD.
 - THIS SURVEY WAS PREPARED WITHOUT THE BENEFIT OF A COMPLETE TITLE REPORT AND MAY NOT SHOW ALL EASEMENTS
 - NEW MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE COUNTY CODE
 - PARCELS ARE SERVED BY PRIVATE WATER AND SEWER
 - THIS PROPERTY LIES WITHIN FLOOD ZONES X AND AE BASED ON FIRM MAP PANELS 51095C0111D AND 51095C0103D EFFECTIVE DATE 12/16/15.
 - WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR ACTIVITIES PERMITTED BY SECTION 23-7 OF THE JAMES CITY COUNTY CODE.
 - UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS SHALL REMAIN PRIVATE.
 - ONSITE SEWAGE DISPOSAL SYSTEM INFORMATION AND SOILS INFORMATION SHOULD BE VERIFIED AND REEVALUATED BY THE HEALTH DEPARTMENT PRIOR TO ANY NEW CONSTRUCTION.
 - ONSITE 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.
- BUILDING SETBACKS:
FRONT- 50'
SIDE YARD- 15'
REAR YARD- 35'

NOTE:
A 30' INGRESS/EGRESS EASEMENT IS HEREBY RESERVED TO SHIELDS POINT, LLC ACROSS ALL INTERIOR GRAVEL ROADS.

REVISED 07/22/2021

CASE #S-21-0047

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
September 3, 2021
at 2:31 AM (PM) PG 1
Document # 210018104
MONA A. FOLEY, CLERK
Monna A. Foley, Clerk