



## **CERTIFICATE OF AUTHENTICITY**

**THIS IS TO CERTIFY THAT THE FOLLOWING ELECTRONIC RECORDS ARE TRUE AND ACCURATE REPRODUCTIONS OF THE ORIGINAL RECORDS OF JAMES CITY COUNTY GENERAL SERVICES DEPARTMENT- STORMWATER DIVISION; WERE SCANNED IN THE REGULAR COURSE OF BUSINESS PURSUANT TO GUIDELINES ESTABLISHED BY THE LIBRARY OF VIRGINIA AND ARCHIVES; AND HAVE BEEN VERIFIED IN THE CUSTODY OF THE INDIVIDUAL LISTED BELOW.**

**BMP NUMBER: 99194**

**DATE VERIFIED: July 5, 2016**

**QUALITY ASSURANCE TECHNICIAN: Jo Anna Ripley**

**LOCATION: WILLIAMSBURG, VIRGINIA**

11000752a

# BOUNDARY LINE EXTINGUISHMENT

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

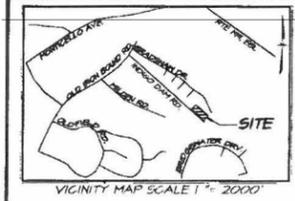
JAMES CITY COUNTY IDENTIFICATION # JCC-S-0016-2011

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

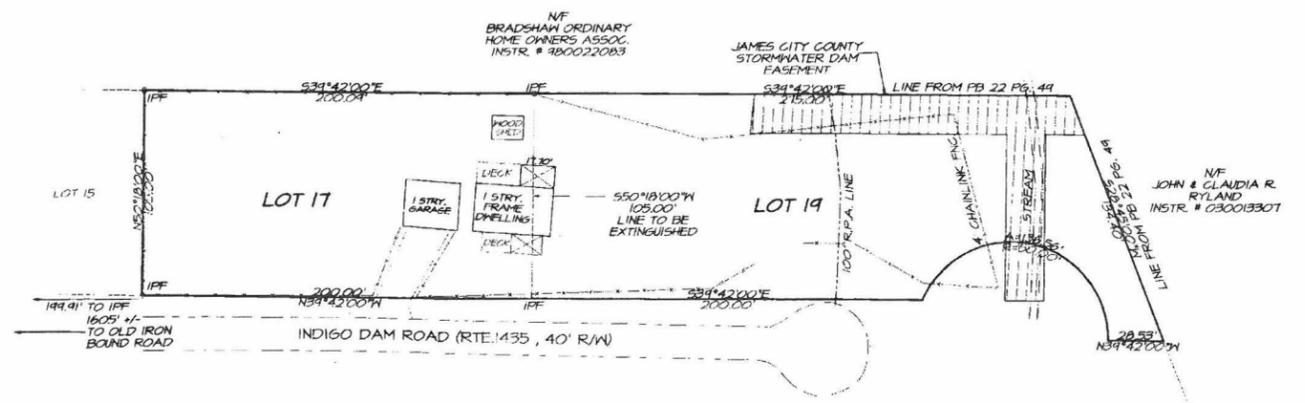
PROPERTIES ARE LOCATED IN THE BERKELEY DISTRICT JAMES CITY COUNTY, VIRGINIA

PREPARED BY ANGLE & DISTANCE LAND SURVEYS, INC. NO BOX 858 TOWN, VA 23140 (757) 661-9534 DATE 3-28-11

AREA CALCULATION  
AREA OF LOT 17 BEFORE LINE EXTINGUISHMENT = 0.46 ACRES  
AREA OF LOT 19 BEFORE LINE EXTINGUISHMENT = 0.69 ACRES  
COMBINED AREA AFTER LINE EXTINGUISHMENT = 1.16 ACRES



RECORD MERIDIAN  
PB 22 PAGE 48



### GENERAL NOTES

THE PROPERTIES SHOWN WERE CONVEYED BY DEED RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY AT DB 203 PAGE 031.  
BOUNDARY INFORMATION TAKEN FROM PLAT BY S.V. CAMP ASSOC. PB 22 PGS. 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 SERVED BY PUBLIC WATER AND SEWER SYSTEMS.  
ALL NEWLY LOCATED UTILITIES SHALL BE PLACED UNDERGROUND, PURSUANT TO SECTION 14-53 OF THE SUBDIVISION ORDINANCE.  
PARCELS SHOWN DO NOT APPEAR TO BE LOCATED IN ANY SPECIAL FLOOD HAZARD ZONES ACCORDING TO FURRY MAP # 51003C/MDC, 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 23-361 OF THE JAMES CITY COUNTY CODE (refer to 19-24(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 031), REGARDING THE DISTANCES PARALLEL 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.

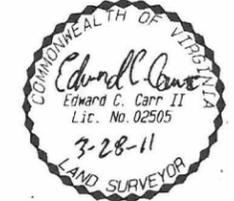
**SURVEYOR'S CERTIFICATE**  
I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE AND BELIEF THIS SURVEY IS CORRECT AND COMPLIES WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA BOARD OF ARCHITECTS, ENGINEERS, LAND SURVEYORS AND CERTIFIED LANDSCAPE ARCHITECTS.  
*Edward C. Carr II* 3-28-11  
EDWARD 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, Rawie 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 WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.  
GIVEN UNDER MY HAND THIS 24th DAY OF March, YR. 2011.  
*Rawie A. Stanislaus*  
MY COMMISSION EXPIRES March 31, 2013



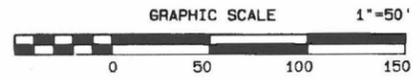
**OWNERS CONSENT**  
THE BOUNDARY LINE EXTINGUISHMENT SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES, AND OR POWER OF ATTORNEY.  
3/29/11 David W. Adkins by David W. Adkins  
DATE DATE DATE  
3/29/11 Carole H. Newman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

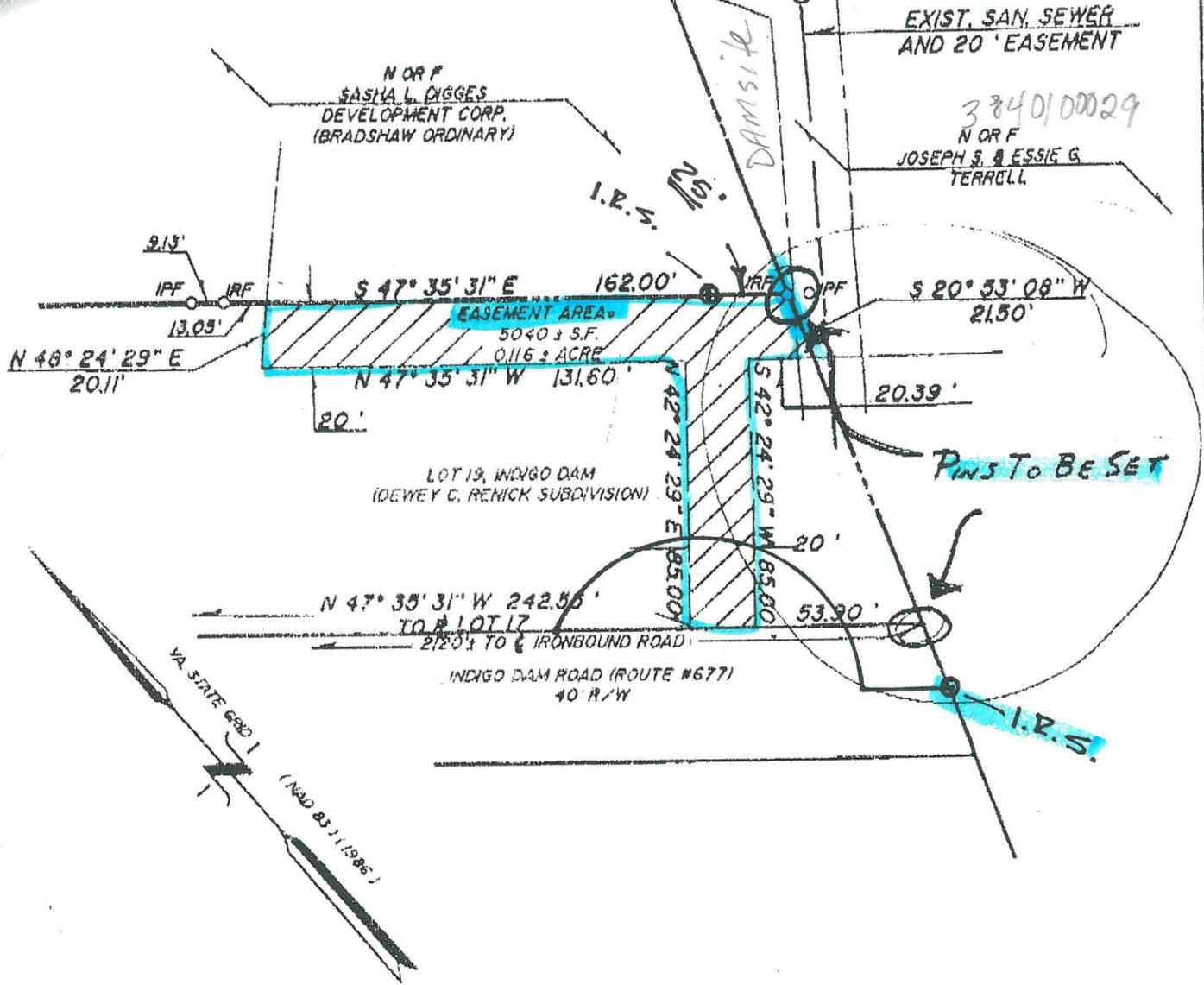
**CERTIFICATE OF APPROVAL**  
THIS BOUNDARY LINE ADJUSTMENT PLAT AS SHOWN HERE ON IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS OF JAMES CITY COUNTY AND MAY BE COMMITTED TO RECORD.  
*John C. Ferrell* 3/29/11  
SUBDIVISION ACTING FOR JAMES CITY COUNTY DATE  
John C. Ferrell P.E. 3/26/11  
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE  
VIRGINIA DEPARTMENT OF HEALTH DATE



Large/Small Plat(s) Recorded herewith as # 11000752a

STATE OF VIRGINIA  
COUNTY OF JAMES CITY  
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 13th 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 11000752a  
TESTE: BETTY B. WOODRIDGE, CLERK  
CLERK  
BY: John H. Hanks





SOURCE OF TITLE:

TITLE TO DAVID WAYNE ADKINS WAS CONVEYED BY JACK W. FORD & FRANCES P. FORD BY DEED DATED OCTOBER 2, 1985 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 283, PAGE 831.

NOTE: HATCHED AREA IS FOR CONVEYANCE.

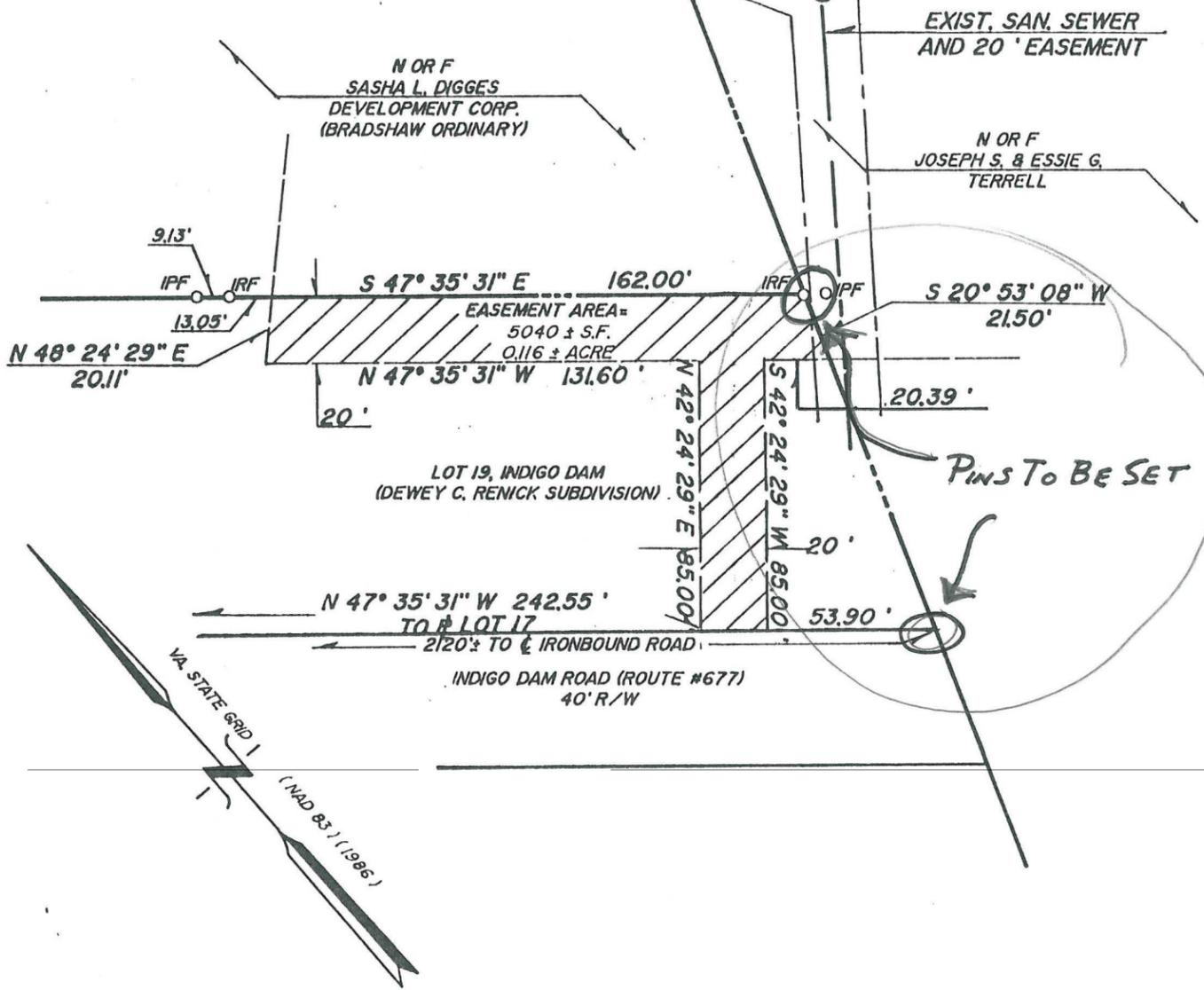
ADDRESS: #154 INDIGO DAM ROAD

TAX MAP (38-4)(10-19)

*\* Not the current plat see document# 110007522 for BLA/BLE*

DRAWING # 1

	REFERENCES: DB. 283 P. 831	PLAT TO ACCOMPANY CONVEYANCE OF EASEMENT FOR A STORMWATER MANAGEMENT DAM  FROM DAVID WAYNE ADKINS TO JAMES CITY COUNTY  JAMES CITY COUNTY, VIRGINIA SPEARMAN & ASSOCIATES, P.C. SURVEYING AND PLANNING 489 McLaws Circle --- WILLIAMSBURG, VA. (804) 253-9720
	DATE: JULY 18, 1991 SCALE: 1" = 50' U.S. & 5546 P.B. # 1	



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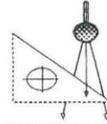
TAX MAP (38-4)(10-19)

DRAWING # 1

	<p>REFERENCES :</p> <p>DB, 283 P. 831</p>	<p><b>PLAT TO ACCOMPANY CONVEYANCE OF EASEMENT FOR A STORMWATER MANAGEMENT DAM</b></p> <p>FROM</p> <p><b>DAVID WAYNE ADKINS</b></p> <p>TO</p> <p><b>JAMES CITY COUNTY</b></p> <p>JAMES CITY COUNTY, VIRGINIA</p> <p><b>SPEARMAN &amp; ASSOCIATES, P.C.</b></p> <p>SURVEYING AND PLANNING</p> <p>489 McLAWS CIRCLE ---- WILLIAMSBURG, VA. (804) 253-8720</p>
	<p>IPF - IRON PIPE FOUND</p> <p>IPB - IRON PIPE SET</p> <p>IRS - IRON ROD SET</p> <p>IRF - IRON ROD FOUND</p> <p>BSL - BLDG. SETBACK LINE</p> <p>DATE: JULY 12, 1991</p> <p>SCALE: 1" = 50'</p> <p>J.O.# 5548 F.B. "F"</p>	

2000

**MITCHELL-WILSON ASSOCIATES, PC**  
**Civil Engineers & Land Surveyors**



720 MAIN STREET, P.O. BOX 1269  
WEST POINT, VIRGINIA 23181  
804/843-9744  
Fax: 804/843-9744

fax -  
9884

July 25, 2000

Carole Newman  
101 Redbud Lane  
Williamsburg, Virginia 23188

**RE: LOT 19 #154 INDIGO DAM ROAD, JAMES CITY COUNTY VIRGINIA**

Dear Ms. Newman:

Mitchell-Wilson Associates, P.C. is pleased to provide you with a proposal for professional services.

Conduct a field survey of a parcel of land identified as tax parcel (38-4)(10-19) on the James City County Tax Maps. The physical address is shown as #154 Indigo Dam Road and is labeled as Lot 19. The field survey will establish the property lines and set iron rods at the missing corners located along the southeast property line.

Mitchell-Wilson Associates, P.C. bills all work by our standard hourly rates. The estimated cost for this project is \$300 - \$350.

Courthouse Research	\$75/hr
Field Work	\$85/hr
Land Surveyor	\$75/hr

400

Payment for the work will be due upon completion of the project.

Please contact me if you should have any questions.

Sincerely,

James E. Mitchell, L.S.

# Memorandum



To: DARRYL COOK, P.E.

CC: CAROLE NEWMAN

From: JAMES E. MITCHELL, L.S.

Date: 08/31/2000

Re: LOCATION OF IRON RODS THAT WERE SET

---

ENCLOSED IS THE PLAT OF SURVEY THAT WAS PROVIDED BY CAROLE NEWMAN AND THE EASEMENT PLAT PROVIDED BY JAMES CITY COUNTY. I HAVE MARKED UP THE TWO PLATS SHOWING THE TWO POINTS THAT WERE SET. IF THERE ARE ANY QUESTIONS PLEASE CALL.

WORK COMPLETED

PAYMENT AUTHORIZED 9/18/00

This was part of an agreement made w/ DAVID ADKINS when the easement was granted. We could not verify that it (setting of pins) was ever done. So we agreed to set them & work was accomplished and verified on this date.

DEC 9/18/00

MITCHELL-WILSON ASSOCIATES, P.C.

CIVIL ENGINEERS & LAND SURVEYORS

720 MAIN STREET, 2<sup>ND</sup> FLOOR, SUITE 112

P.O. BOX 1269

WHIT POINT, VIRGINIA 23181

# Mitchell-Wilson Associates, P.C.

Invoice No.

Civil Engineers & Land Surveyors  
720 Main Street, 2nd Floor, P.O. Box 1269  
West Point, Virginia 23181  
804/843-9744 fax 804/843-9884

## INVOICE

### Customer

Name JAMES CITY COUNTY ENVIROMENTAL DIVISION  
Address P.O. BOX 8784  
City WILLIAMSBURG State VA ZIP 23187-8784  
Phone ATTENTION: DARRYL COOK, P.E.

Date 08/31/2000

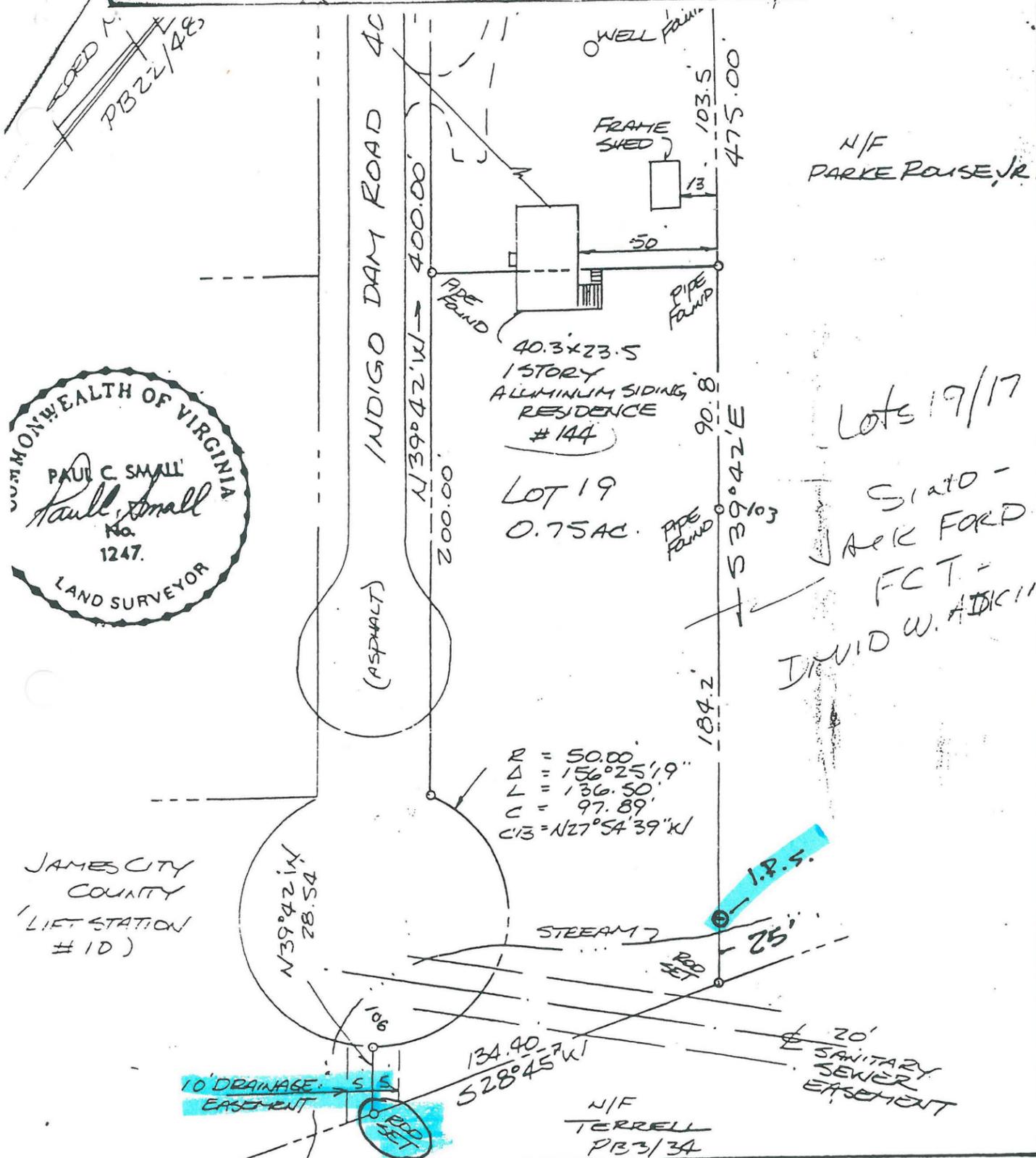
Re: MSA69T  
SET TWO IRON RODS ON PROPERTY IDENTIFIED AS TM (38-4)(10-19)  
DAVID WAYNE ADKINS

Hours	Description	Unit Price	TOTAL
1	SET IRON RODS	\$400.00	\$400.00
<i>Darryl E Cook</i>			
		SubTotal	\$400.00
			\$0.00
		<b>TOTAL</b>	<b>\$400.00</b>

013-020-0300  
Ok to pay  
9/18/00

IF PAYMENT IS NOT RECEIVED WITHIN 30 DAYS FROM THE DATE OF INVOICE, 1.5 PERCENT INTEREST PER MONTH WILL BE ASSESSED.

We Appreciate Your Business!



S, a professional corporation		architects, engineers, surveyors, and planners		Williamsburg, Virginia	
SURVEY OF LOTS 17 & 19, DENNEY C. RENICK DEVELOPMENT FOR R. S. BRIZENDINE					
JAMES CITY CO., VIRGINIA					
Scale: 1" = 50'	Rel: FEB 22/98	Date: 3/15/98	Job No.: 5622		