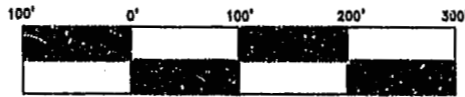


VIRGINIA STATE GRID SOUTH ZONE
JAMES CITY COUNTY GEODETIC CONTROL NETWORK



PLAT OF RIGHT-OF-WAY DEDICATION
FROM
WILLIAMSBURG-JAMES CITY COUNTY PUBLIC SCHOOLS
TO
VIRGINIA DEPARTMENT OF TRANSPORTATION
BEING

EAGLE WAY
LOCATED: BERKELEY DISTRICT, JAMES CITY COUNTY, VIRGINIA
DATE: MARCH 28, 2002 SCALE: 1" = 100'

MITCHELL-WILSON ASSOCIATES, P.C.
CIVIL ENGINEERS & LAND SURVEYORS
720 MAIN STREET, SUITE 112
P.O. BOX 1269
WEST POINT, VIRGINIA 23181
(804) 843-9744

VICINITY MAP

OWNERS CERTIFICATE

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

4/22/2002 *ME Shouler*
DATE WILLIAMSBURG-JAMES CITY COUNTY PUBLIC SCHOOLS

CERTIFICATE OF NOTARIZATION

CITY-COUNTY OF James City, Virginia 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 ACKNOWLEDGED THE SAME BEFORE ME IN CITY-COUNTY AFORESAID, GIVEN UNDER MY NAME THIS 22 DAY OF April 2002. MY COMMISSION EXPIRES 12-31-2005.

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY JAMES CITY COUNTY TO WILLIAMSBURG-JAMES CITY COUNTY PUBLIC SCHOOLS BY DEED DATED JUNE 20, 1994, AND RECORDED IN THE OFFICE OF THE CLERK OF CIRCUIT COURT IN THE COUNTY OF JAMES CITY IN DEED BOOK 694 PAGE 434

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 AND ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA REGARDING THE PLATTING OF SUBDIVISION WITHIN THE COUNTY.

3-28-02
DATE JAMES E. MITCHELL, LAND SURVEYOR

CERTIFICATE OF APPROVAL

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

4/24/02 *Charles Egan*
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

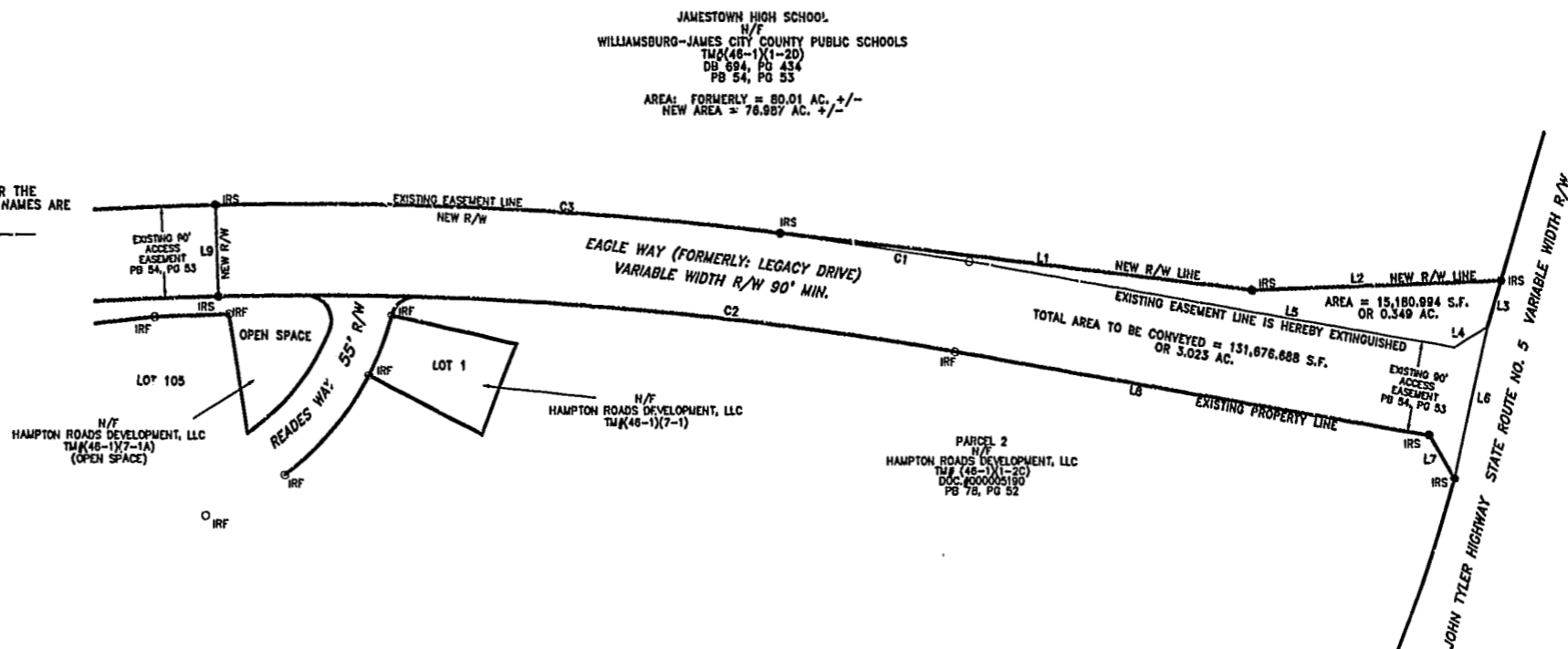
5/1/02 *James E. Mitchell*
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

GENERAL NOTES:

- PROPERTY IS ZONED R1, LIMITED RESIDENTIAL. TAX MAP NUMBERS (46-1)(1-2D)
- ADDRESS: #3751 JOHN TYLER HIGHWAY
- THIS PORTION OF THE PROPERTY IS IN FLOOD ZONE "X" AREAS DETERMINED TO BE OUTSIDE THE 500-YEAR FLOODPLAIN PER COMMUNITY PANEL No. 510201 0045 B, PREPARED BY THE FEDERAL EMERGENCY MANAGEMENT AGENCY, EFFECTIVE DATE FEBRUARY 6, 1991.
- BUILDING SETBACKS FRONT = 35'
SIDE = 15'
REAR = 35'

NOTES:

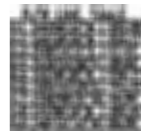
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- NEW MONUMENTATION SHALL BE SET PER THE REQUIREMENTS OF SECTIONS 19-34 - 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE



City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
23 May 2002
at 2:29 AM/PM, PB 86 PG 29
DOCUMENT # 020012248
BETSY B. WOOLRIDGE, CLERK
Charles Egan Dup. Clerk

THIS PLAT REPRESENTS AN ACTUAL FIELD SURVEY DATED MARCH 20, 2002. THIS PLAT MEETS ALL THE REQUIRED MINIMUM STANDARDS TO THE BEST OF MY KNOWLEDGE AND BELIEF.

James E. Mitchell
JAMES E. MITCHELL, LAND SURVEYOR
VIRGINIA LICENSE # 1452B



R/W CURVE TABLE

STATION	LEN.	TAN.	CH.	CB
1+00.00	100.00	100.00	100.00	100.00
2+00.00	200.00	400.00	400.00	400.00
3+00.00	300.00	900.00	900.00	900.00
4+00.00	400.00	1600.00	1600.00	1600.00
5+00.00	500.00	2500.00	2500.00	2500.00
6+00.00	600.00	3600.00	3600.00	3600.00
7+00.00	700.00	4900.00	4900.00	4900.00
8+00.00	800.00	6400.00	6400.00	6400.00
9+00.00	900.00	8100.00	8100.00	8100.00
10+00.00	1000.00	10000.00	10000.00	10000.00