

SUBDIVISION PLAT  
POWHATAN PLANTATION  
PHASE X  
BERKELEY DISTRICT  
JAMES CITY COUNTY, VIRGINIA

VICINITY MAP  
SCALE: 1"=2000'

OWNER CERTIFICATE

THIS SUBDIVISION OF PROPERTY AS SHOWN HEREON IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.  
SUNTERA POWHATAN DEVELOPMENT, LLC  
BY SUNTERA DEVELOPER AND SALES HOLDING COMPANY  
ITS SOLE MANAGER  
OWNER

AREA	ACRES
AREA OF PHASE X	10,989 ACRES
AREA OF PHASES I-IX	116,443 ACRES
TOTAL AREA SUBDIVIDED	127,433 ACRES
REMAINING AREA	113,000 ACRES
ZONE	PUD-R

BY: Frederick C. Bauman  
NAME, POSITION FREDERICK C. BAUMAN, VICE PRESIDENT

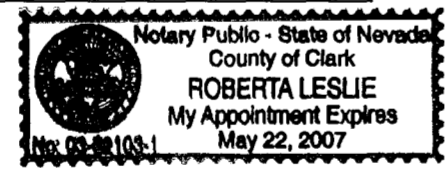
STATE OF ~~VIRGINIA~~ NEVADA County of CLARK  
COUNTY, TO WIT:

I, Roberta Leslie A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME.

GIVEN UNDER MY HAND AND SEAL THIS 16th DAY OF July 2003

NOTARY PUBLIC: Roberta Leslie

MY COMMISSION EXPIRES: 5/22/07



SOURCE OF TITLE

THE PROPERTY SUBDIVIDED HEREON WAS CONVEYED TO POWHATAN ASSOCIATES BY WILLIAMSBURG VACATIONS, INC. BY DEED DATED JUNE 12, 1987 AND DULY RECORDED IN THE CLERK OF COURTS OFFICE IN THE COUNTY OF JAMES CITY IN DEED BOOK 353, AT PAGE 61.

- NOTES:
- REFERENCES: DB 444, PG 301, DB 353, PG 61, DB 251, PG 486, PB 63, PG 54-56, PB 63, PG 54-56, PB 73, 54, PB 64, PG 89-92
  - THE PROPERTY APPEARS TO LIE IN ZONE X AS SHOWN ON FLOOD INSURANCE RATE MAP COMMUNITY- PANEL NUMBERS 510201 0035B, EFFECTIVE DATE 2-6-91.
  - THIS PROPERTY IS SERVED BY PUBLIC WATER AND PUBLIC SEWER.
  - UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS ON THIS PLAT SHALL REMAIN PRIVATE.
  - NATURAL OPEN SPACE EASEMENTS SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES REFERENCED ON THE DEED OF EASEMENT
  - INGRESS/EGRESS SHALL BE BY FITHIAN LANE

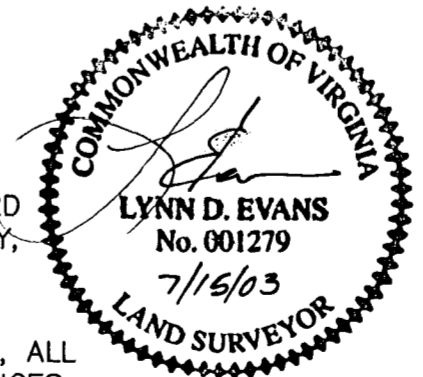
City of Williamsburg & County of James City  
Circuit Court: This PLAT was recorded on  
21 August 2003  
at 10:55 AM/P.M. PB 91 PG 30+31  
DOCUMENT # 030024746  
BETSY B. WOOLRIDGE, CLERK  
Betsy B. Woolridge Clerk

SURVEYOR'S CERTIFICATE

I CERTIFY THAT THIS PLAT OF SUBDIVISION WAS MADE BY ME AT THE DIRECTION OF THE OWNER, AND THAT THE SUBDIVISION IS ENTIRELY WITHIN THE BOUNDARIES OF LAND COVERED BY DEED DULY OF RECORD IN CLERK'S OFFICE OF CIRCUIT COURT OF THE COUNTY OF JAMES CITY, VIRGINIA IN DB 353, PG 61,

I HEREBY CERTIFY THAT TO THE BEST MY OF KNOWLEDGE AND BELIEF, 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 HAVE BEEN COMPLIED WITH.

Lynn D. Evans C.L.S. #1279  
LYNN D. EVANS 7/15/03



STATE OF VIRGINIA,  
COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS.

Betsy B. Woolridge 8/21/03  
TESTE DATE

PLAT BOOK 91, PAGE 30 + 31

CERTIFICATE OF APPROVAL

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

[Signature] 8/15/03  
AGENT OF GOVERNING BODY DATE

Ann St. Hand 7/25/03  
VIRGINIA DEPT. OF TRANSPORTATION DATE

**Rickmond Engineering, Inc.**  
Engineering Surveying Land Planning  
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Voice: (757)229-1776 Fax: (540)349-7730  
Fax: (757)229-4683 Fax: (540)349-7731  
www.rickmond.com

Checked By: LDE	Drawn By: MCG	Scale: AS NOTED	Date: 5/14/03	Job No. 03159
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