

#060001479

OWNERS CERTIFICATE:

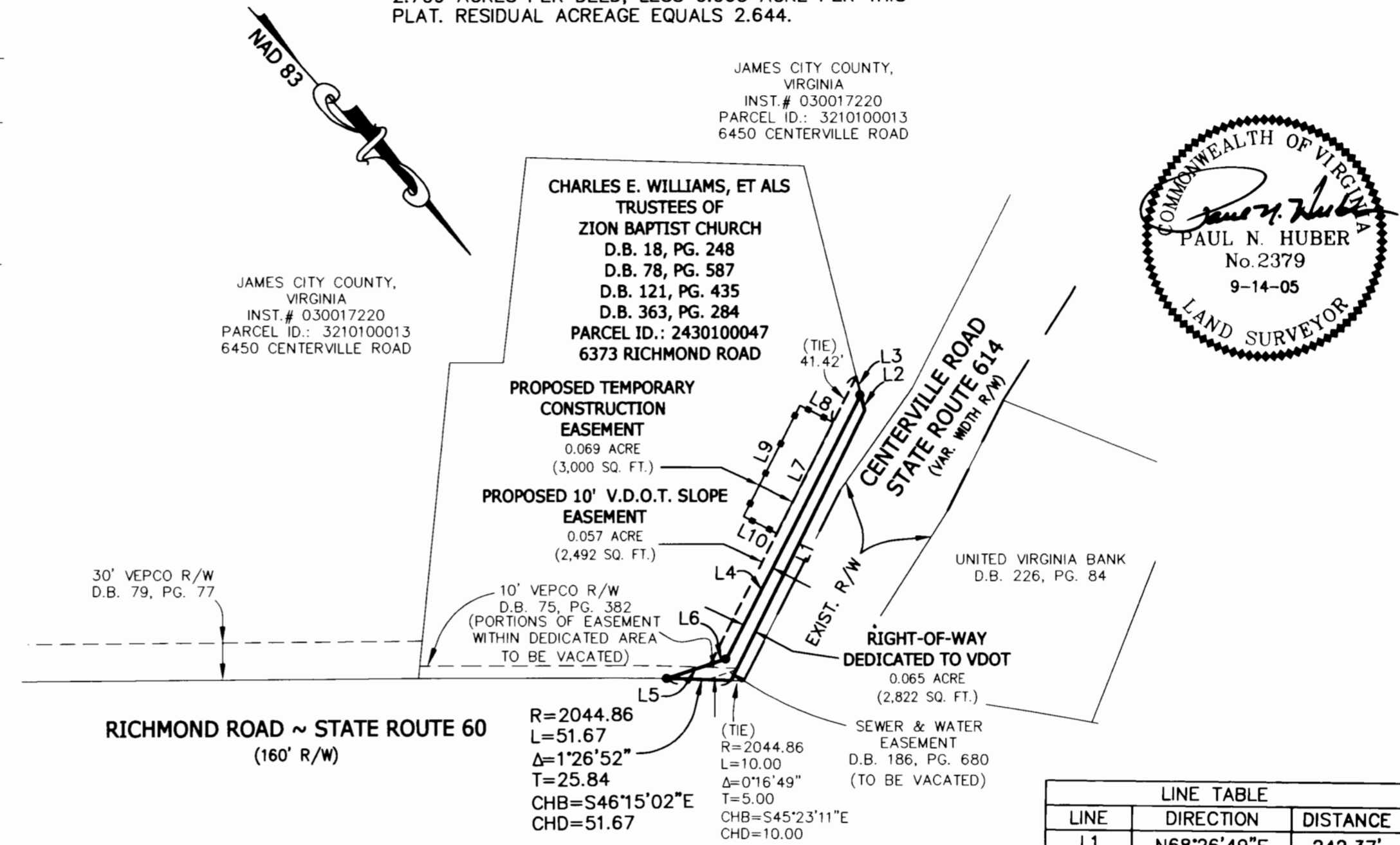
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.

<u>12/19/05</u> DATE	<u>Robert Rocklewitz</u> SIGNATURE	<u>Robert Rocklewitz</u> NAME PRINTED
<u>12/19/05</u> DATE	<u>Clyde Custalow</u> SIGNATURE	<u>Clyde Custalow</u> NAME PRINTED
<u>12/19/05</u> DATE	<u>Donald Crew</u> SIGNATURE	<u>Donald Crew</u> NAME PRINTED
<u>12-19-05</u> DATE	<u>John Norman</u> SIGNATURE	<u>John Norman</u> NAME PRINTED
<u>12-19-05</u> DATE	<u>Billy Hatfield</u> SIGNATURE	<u>Billy Hatfield</u> NAME PRINTED
<u>12-19-05</u> DATE	<u>Charles Taylor</u> SIGNATURE	<u>Charles Taylor</u> NAME PRINTED
<u>12/19/05</u> DATE	<u>Lloyd Minns</u> SIGNATURE	<u>Lloyd Minns</u> NAME PRINTED
_____ DATE	_____ SIGNATURE	_____ NAME PRINTED

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
23 January 2006
at 9:57 AM/PM, PG.
DOCUMENT # 060001479
BETSY B. WOOLRIDGE, CLERK
Betsy B. Woolridge Clerk

NOTES:

- EASEMENTS SHOWN ON THIS PLAT WERE PROVIDED BY TITLE SEARCH PREFORMED BY KDR REAL ESTATE SERVICES.
 - ZONING: R8
 - NEW MONUMENTS SHALL BE INSTALLED PER SECTIONS 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE.
 - EASEMENT RECORDED IN INSTRUMENT NO. 010020701 MAY AFFECT SUBJECT PROPERTY, HOWEVER, PLAT RECORDED WITH THE INSTRUMENT IS NOT THE PLAT SHOWING THE LOCATION OF THE EASEMENT THAT THE INSTRUMENT REFERENCES.
- DENOTES 5/8" ROD SET.
- 2.709 ACRES PER DEED, LESS 0.065 ACRE PER THIS PLAT. RESIDUAL ACREAGE EQUALS 2.644.



CERTIFICATE OF NOTIFICATION:

CITY/COUNTY OF James City
I, Stephanie Pollard, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAME ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY HAND THIS 19th DAY OF December, 2005.

Stephanie Pollard
SIGNATURE

MY COMMISSION EXPIRES 8/31/08

CERTIFICATE OF SOURCE OF TITLE:

THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY VIRGINIA INTERNATIONAL TO THE TRUSTEES OF ZION BAPTIST CHURCH BY DEED DATED JULY 14, 1987 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY, IN DEED BOOK 363, PAGE 284, AND BY THE TRUSTEES OF THE KELTON METHODIST CHURCH TO THE TRUSTEES OF ZION BAPTIST CHURCH BY DEED DATED AUGUST 19, 1919 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 18 PAGE 248, AND BY CONTINENTAL CAN COMPANY, INC. TO THE TRUSTEES OF ZION BAPTIST CHURCH BY DEED DATED NOVEMBER 1, 1960 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 78 PAGE 587, AND BY CONTINENTAL CAN COMPANY, INC. TO THE TRUSTEES OF ZION BAPTIST CHURCH BY DEED DATED MARCH 13, 1972 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY IN DEED BOOK 135 PAGE 728.

SURVEYORS 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 THE ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

9/14/05 DATE
Paul N. Huber NAME

Paul N. Huber
NAME PRINTED

LINE TABLE		
LINE	DIRECTION	DISTANCE
L1	N68°26'49"E	242.37'
L2	N27°51'19"E	13.14'
L3	N27°51'19"E	15.18'
L4	S69°03'49"W	238.40'
L5	N66°20'13"W	50.48'
L6	N66°20'13"W	14.24'
L7	S69°03'49"W	100.00'
L8	S20°56'11"E	30.00'
L9	S69°03'49"W	100.00'
L10	S20°56'11"E	30.00'

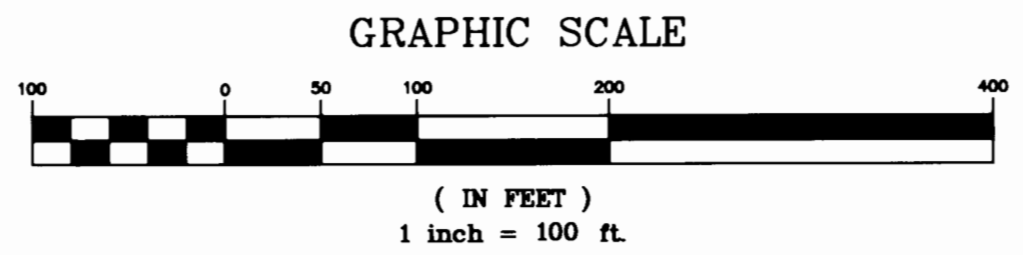
CERTIFICATE OF APPROVAL

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

12/21/05 DATE
Bruce A. Wilcox VIRGINIA DEPARTMENT OF TRANSPORTATION

12/21/05 DATE
[Signature] SUBDIVISION AGENT OF JAMES CITY COUNTY

L Large/Small Plat(s) Recorded herewith as # 060001479



PLAT SHOWING 0.065 ACRE OF LAND AND VARIOUS EASEMENTS LYING ON THE SOUTH LINE OF RICHMOND ROAD ~ STATE ROUTE 60

REVISED: 11-14-05
REVISED: 10-12-05
REVISED: 6-13-05
REVISED: 12-7-05

Powhatan District	James City County, Va
DATE: 09/14/05	SCALE: 1"=100'
SHEET 1 OF 1	J.N.: 22303
DRAWN BY: M.S.F./R.L.F.	CHECK BY: PNH

THIS DRAWING PREPARED AT THE CORPORATE OFFICE
 1001 Boulder Parkway, Suite 300 | Richmond, VA 23225
 TEL: 804.300.6500 FAX: 804.560.1016 www.timmons.com
TIMMONS GROUP
 Infrastructure Residential Site Development