

100012703

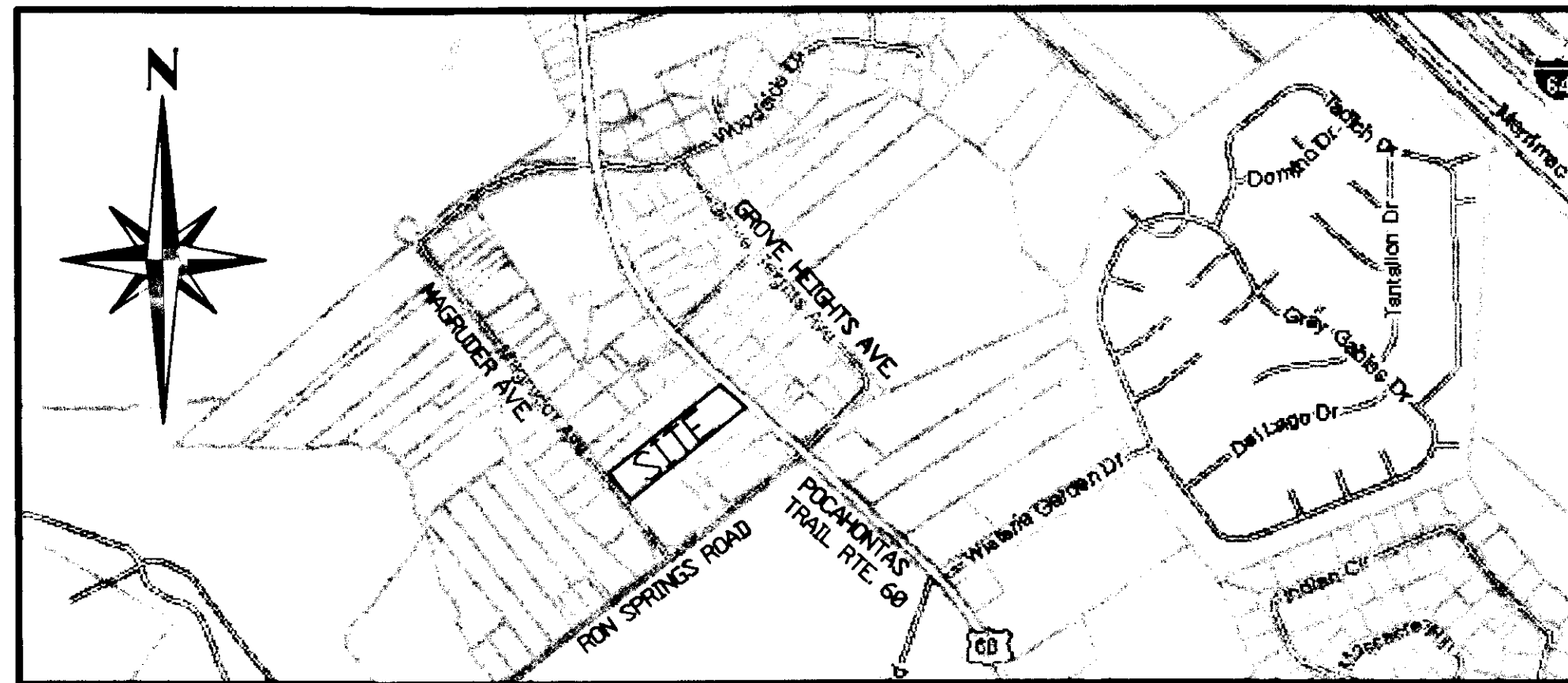
- NOTES:
- THIS SURVEY REPRESENTS AN IN THE FIELD BOUNDARY SURVEY.
 - PROPERTY IS ZONED R-2
SETBACK REQUIREMENTS: LOTS 1-3 FRONT = 25'
LOTS 4 & 5 FRONT = 50' FROM C/L OF STREET
SIDE : 10' MINIMUM
REAR: 35' MINIMUM
 - THIS PROPERTY IS NOT IN A RESOURCE PROTECTION AREA.
 - PROPERTY IS SERVED BY NEWPORT NEWS WATERWORKS FOR PUBLIC WATER AND BY JAMES CITY SERVICE AUTHORITY FOR PUBLIC SEWER.
 - UNLESS OTHERWISE NOTED DRAINAGE EASEMENTS SHOWN ON THIS PLAT SHALL REMAIN PRIVATE.
 - ALL OUTDOOR SIGNS ON THE PROPERTIES SHALL COMPLY WITH THE REGULATIONS FOR EXTERIOR SIGNS IN ARTICLE II, DIVISION 3 OF THIS CHAPTER.
 - IN ACCORDANCE WITH SECTION 19-33 OF THE SUBDIVISION ORDINANCE, ALL UTILITIES SHALL BE PLACED UNDERGROUND.
 - ALL CORNERS SHALL BE MARKED BY IRON RODS AS PROVIDED FOR IN SECTION 19-34 THRU 19-36 OF THE SUBDIVISION ORDINANCE.
 - OWNER NEEDS TO SECURE A LAND USE PERMIT PRIOR TO ANY WORK BEING PERFORMED WITHIN THE STATES RIGHT OF WAY.
 - PROJECT IDENTIFICATION #S-0046-2009, SADIE LEE TAYLOR LOTS 4 & 9.
 - ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
 - WETLANDS AND LAND WITHIN THE RESOURCE PROTECTION AREA SHALL REMAIN IN A NATURAL UNDISTURBED STATE EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECT. 23-7(c)(1) OF THE JAMES CITY COUNTY CODE.
 - OWNERSHIP:
TAX MAP ID#5910200004
ADDRESS: 8735 POCAHONTAS TRAIL
OWNER: CALVIN TAYLOR, SR.

LOT AREA SUMMARY TABLE

LOT	AREA SQUARE FOOT	AREA ACRES
LOT 1	22976.20 Sq.ft.	0.527 Acres.
LOT 2	18506.61 Sq.ft.	0.425 Acres.
LOT 3	23611.64 Sq.ft.	0.542 Acres.
LOT 4	15936.74 Sq.ft.	0.366 Acres.
LOT 5	15936.74 Sq.ft.	0.366 Acres.

TOTAL AREA=
2,226 Acres.
96967.94 Sq.ft.

SUBDIVISION
ON PROPERTY BEING
LOTS 4 AND 9
SADIE LEE TAYLOR SUBDIVISION
LOCATED IN ROBERTS DISTRICT
JAMES CITY COUNTY, VIRGINIA
SCALE: 1"=50' DATE: 05/12/2009
J.N. 344.2
SHEET 1 OF 2
JCC PROJECT # S-0046-2009, SADIE TAYLOR
LOTS 4 & 9

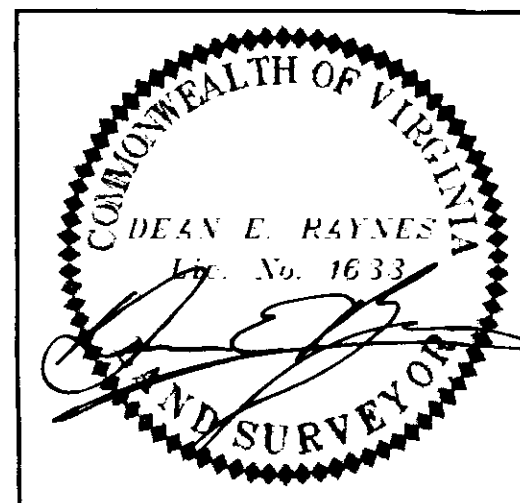


VICINITY MAP SCALE: 1"=700'

SURVEYORS CERTIFICATION:
I HEREBY CERTIFY THAT TO THE BEST OF MY BELIEF OR KNOWLEDGE, THIS PLAT COMPLIES WITH ALL OF THE ORDINANCES OF JAMES CITY COUNTY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY. 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 SUBDIVISIONS WITHIN THE COUNTY.

Dean E. Raynes 2/17/2010
DEAN E. RAYNES CLS #1633 DATE

HIS LAND SURVEYING, INC.
P.O. BOX 100
PROVIDENCE FORGE VIRGINIA 23140
(804) 966-7817



CERTIFICATE OF SOURCE OF TITLE: ID#5910200004
THE PROPERTY SHOWN HEREON WAS CONVEYED BY BERTHA TAYLOR TO CALVIN TAYLOR, SR. BY WILL DATED 10/05/1994 AND RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY IN WB.53, PG.191.

2 Large/Small Plat(s) Recorded
herewith as # 100012703

CERTIFICATE OF APPROVAL

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

3/15/10 *[Signature]*
DATE VIRGINIA DEPARTMENT OF TRANSPORTATION

3/15/10 *[Signature]*
DATE SUBDIVISION AGENT OF JAMES CITY COUNTY

OWNER'S CERTIFICATE:
THE SUBDIVISION OF LAND SHOWN ON THIS PLAT AND KNOWN AS LOT 4 & LOT 9, SADIE LEE TAYLOR SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRE OF THE UNDERSIGNED OWNERS, PROPRIETORS, AND/OR TRUSTEES.

Calvin Taylor Jr. *[Signature]* 3-9-10
NAME PRINTED SIGNATURE DATE

NAME PRINTED SIGNATURE DATE

NAME PRINTED SIGNATURE DATE

CERTIFICATE OF NOTARIZATION
COMMONWEALTH OF VIRGINIA
CITY/COUNTY OF JAMES CITY, VIRGINIA
I, *[Notary Name]*, 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 THE CITY/COUNTY AFORESAID.

GIVEN UNDER MY HAND THIS 09th DAY OF March, 2010.

[Signature] 1800491
SIGNATURE REGISTRATION NUMBER
MY COMMISSION EXPIRES Aug. 26, 2010

City of Williamsburg & County of James City
Circuit Court: This PLAT was recorded on
24 June 2010
at 9:55 AM/BK/PB PG
DOCUMENT # 100012703
BETSY B. WOOLRIDGE, CLERK
[Signature] Clerk