

140016351

**CERTIFICATION OF SOURCE OF TITLE (TAX PARCEL ID 474020003A)**  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY JAMES CITY COUNTY SANITARY DISTRICT NO. 3, TO JAMES CITY SERVICE AUTHORITY, ON THE 11TH DAY OF AUGUST, 1980 AND RECORDED IN THE OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY IN DB. 205, PG. 665.  
 TAX PARCEL ID 474020003A  
 WELL LOT, P.B. 16, PG. 38, D.B. 205 & P. 665, D.B. 200, PG. 160  
**OWNER'S CONSENT AND DEDICATION**  
 THE PLATTING OF THE LAND SHOWN HEREON KNOWN AS PLAT SHOWING BOUNDARY LINE ADJUSTMENT & LOT LINE EXTINGUISHMENT WELL LOT, LOT 3 SECTION 1 & LOT 7 SECTION 2 MARL HILLS IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.  
 M. Douglas Powell 9/18/14  
 FOR THE JAMES CITY SERVICE AUTHORITY DATE  
 M. DOUGLAS POWELL GENERAL MANAGER  
 PRINTED NAME TITLE

**CERTIFICATE OF NOTARIZATION (TAX PARCEL ID 474020003A):**  
 COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF JAMES CITY  
 I, RACHELE E. GUSTAVE, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.  
 GIVEN UNDER MY NAME THIS 18 DAY OF SEPTEMBER, 2014.  
 MY COMMISSION EXPIRES 10/31/2016  
 NOTARY REGISTRATION NUMBER: 344854  
 R. Gustave  
 NOTARY PUBLIC

**CERTIFICATION OF SOURCE OF TITLE (TAX PARCEL ID 4740300007)**  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY ROBERT J. SINGLY AND ANGELA A. SINGLY, TO ROBERT P. HOLLAND AND TERRY R. HOLLAND, ON THE 21ST DAY OF JANUARY, 2004 AND RECORDED IN THE OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY IN INSTRUMENT #040002549.  
 TAX PARCEL ID 4740300007  
 LOT 7, D.B. 96, PG. 79, & DOC. #040002549  
**OWNER'S CONSENT AND DEDICATION**  
 THE PLATTING OF THE LAND SHOWN HEREON KNOWN AS PLAT SHOWING BOUNDARY LINE ADJUSTMENT & LOT LINE EXTINGUISHMENT WELL LOT, LOT 3 SECTION 1 & LOT 7 SECTION 2 MARL HILLS IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.  
 Robert P. Holland 9-17-14  
 ROBERT P. HOLLAND DATE  
 Terry R. Holland 9-17-14  
 TERRY R. HOLLAND DATE

**CERTIFICATE OF NOTARIZATION (TAX PARCEL ID 4740300007):**  
 COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF JAMES CITY  
 I, RACHELE E. GUSTAVE, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.  
 GIVEN UNDER MY NAME THIS 17 DAY OF SEPTEMBER, 2014.  
 MY COMMISSION EXPIRES 10/31/2016  
 NOTARY REGISTRATION NUMBER: 344854  
 R. Gustave  
 NOTARY PUBLIC

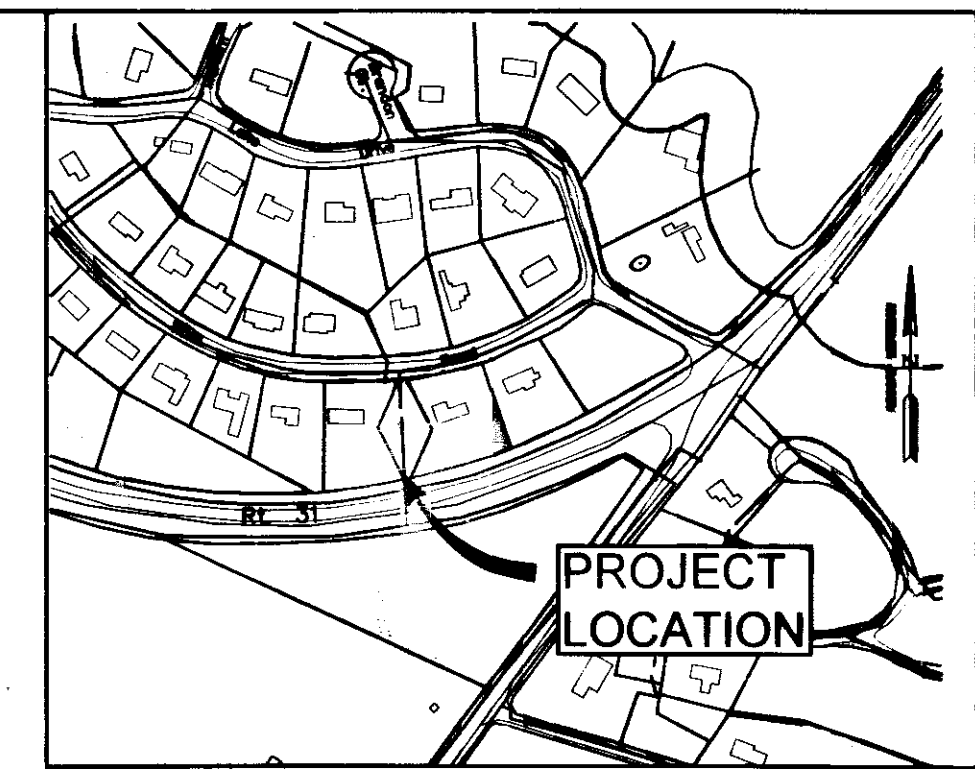
**CERTIFICATE OF APPROVAL**  
 THIS BOUNDARY LINE ADJUSTMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.  
 [Signature] 10/1/14  
 SUBDIVISION AGENT OF JAMES CITY COUNTY DATE

**SURVEYOR'S CERTIFICATE**  
 I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE OR BELIEF, THIS PLAT COMPLIES WITH ALL THE REQUIREMENTS OF THE BOARD OF SUPERVISORS AND ORDINANCES OF JAMES CITY COUNTY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.  
 Thomas C. Sublett 6/05/14  
 THOMAS C. SUBLETT, LS DATE

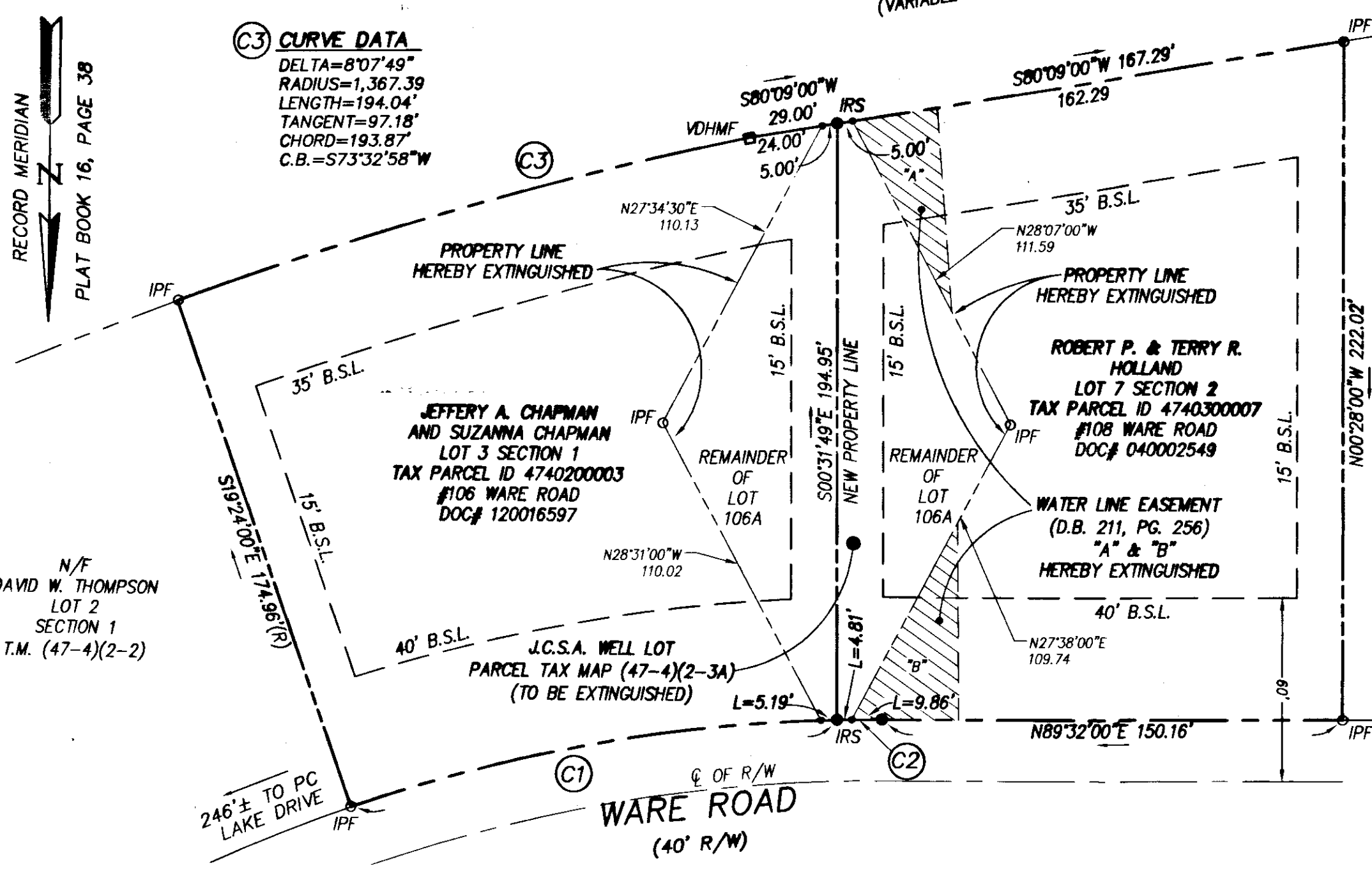
**CERTIFICATION OF SOURCE OF TITLE (TAX PARCEL ID 4740200003)**  
 THE PROPERTY SHOWN ON THIS PLAT WAS CONVEYED BY HAZEL V. WOOD TO JEFFERY A. CHAPMAN AND SUZANNA CHAPMAN ON THE 2ND DAY OF JULY, 2012 AND RECORDED IN THE OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY IN INSTRUMENT #120016597.  
 TAX PARCEL ID 4740200003  
 LOT 3, D.B. 96, PG. 79, & DOC. #120016597  
**OWNER'S CONSENT AND DEDICATION**  
 THE PLATTING OF THE LAND SHOWN HEREON KNOWN AS PLAT SHOWING BOUNDARY LINE ADJUSTMENT & LOT LINE EXTINGUISHMENT WELL LOT, LOT 3 SECTION 1 & LOT 7 SECTION 2 MARL HILLS IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND/OR TRUSTEES.  
 Jeffery A. Chapman 9/17/14  
 JEFFERY A. CHAPMAN DATE  
 Suzanna Chapman 9/17/14  
 SUZANNA CHAPMAN DATE

**CERTIFICATE OF NOTARIZATION (TAX PARCEL ID 4740200003):**  
 COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF JAMES CITY  
 I, RACHELE E. GUSTAVE, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.  
 GIVEN UNDER MY NAME THIS 17 DAY OF SEPTEMBER, 2014.  
 MY COMMISSION EXPIRES 10/31/2016  
 NOTARY REGISTRATION NUMBER: 344854  
 R. Gustave  
 NOTARY PUBLIC

- GENERAL NOTES**
- PROPERTY SHOWN HEREON IS ALL OF TAX MAP PARCELS 4740200003, 4740200003A & 4740300007.
  - PROPERTIES ARE CURRENTLY ZONED "R1".
  - PROPERTY ADDRESSES ARE 108, 108A & 108 WARE ROAD.
  - MONUMENTS SHALL BE INSTALLED IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE JAMES CITY COUNTY SUBDIVISION ORDINANCE. SUBSEQUENT TO COMPLETION OF ALL IMPROVEMENTS, BUT PRIOR TO FINAL RELEASE OF SURETY FOR SUBDIVISION OR ANY PART THEREOF, THE SUBDIVIDER SHALL PROVIDE TO THE AGENT A SURVEYOR'S CERTIFICATE THAT THE MONUMENTS AS SHOWN ON THE RECORDED PLAT HAVE BEEN INSTALLED, WERE PROPERLY SET, ARE PROPERLY ALIGNED, AND ARE UNDAMAGED. THE PROVISION OF THE CERTIFICATION SHALL BE WITHIN SIX MONTHS OF PLAT APPROVAL, UNLESS OTHERWISE ARRANGED IN ADVANCE IN WRITING, WITH THE AGENT.
  - THIS PLAT IS COMPILED FROM RECORD INFORMATION AND DOES NOT REPRESENT A CURRENT FIELD SURVEY. EASEMENTS OF RECORD MAY EXIST BUT ARE NOT SHOWN ON THIS PLAT. THIS PLAT PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT.
  - LOTS SERVED BY PUBLIC WATER AND SEWER.
  - PLATS OF RECORD DO NOT HAVE MATHEMATICAL CLOSURE.



- LEGEND**
- IRS IRON ROD SET
  - VDHF VA DEPT. OF TRANS. MONUMENT FOUND
  - IPF IRON PIPE FOUND



**AREA TABULATION**

FORMER AREA			
LOT 3	4740200003	28,984 S.F.±	0.67 ACRES±
LOT 7	4740300007	28,361 S.F.±	0.65 ACRES±
WELL LOT	474020003A	12,026 S.F.±	0.28 ACRES±

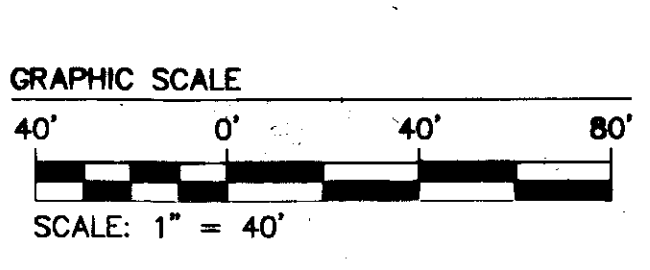
  

NEW AREA			
NEW LOT 3	4740200003	34,997 S.F.±	0.80 ACRES±
NEW LOT 7	4740300007	34,374 S.F.±	0.79 ACRES±

N/F  
 JOHN C. SCHMEDTJE  
 LOT 6  
 SECTION 2  
 T.M. (47-4)(3-6)

NOTE:  
 THIS PLAT IS BASED ON RECORD INFORMATION AND WAS PERFORMED WITHOUT THE BENEFIT OF A TITLE REPORT.

NOTE:  
 THE LOTS SHOWN LIE IN ZONE X (AREAS DETERMINED TO BE OUTSIDE THE 0.2% CHANGE FLOODPLAIN) PER F.L.R.M. #51095C, PANEL 185 C, FOR COMMUNITY #510201, DATED September 28, 2007.



**C1 CURVE DATA**  
 DELTA=17°21'27"  
 RADIUS=533.52'  
 LENGTH=161.63'  
 TANGENT=81.44'  
 CHORD=161.01'  
 C.B.=N79°19'43"E

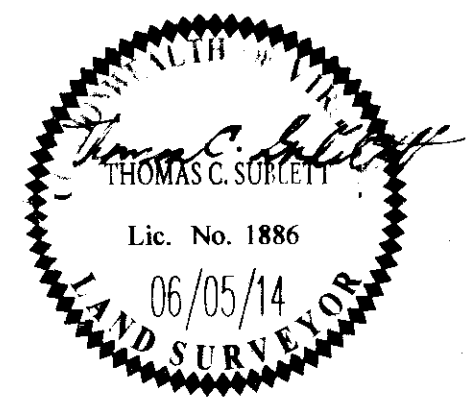
**C2 CURVE DATA**  
 DELTA=1°34'33"  
 RADIUS=533.52'  
 LENGTH=14.67'  
 TANGENT=7.34'  
 CHORD=14.67'  
 C.B.=N88°44'43"E

**REFERENCES**  
 DEED BOOK 250, PAGE 630  
 DEED BOOK 205, PAGE 665  
 DEED BOOK 200, PAGE 665  
 PLAT BOOK 20, PAGE 48  
 DEED BOOK 83, PAGE 6  
 DEED BOOK 154, PAGES 298 & 319  
 DEED BOOK 200, PAGE 160

Large Plat(s) Recorded herewith as # 140016351

STATE OF VIRGINIA  
 CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT.  
 THIS 7<sup>th</sup> DAY OF October, 2014  
 THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. 02:01 AM PM.  
 INSTRUMENT # 140016351  
 TESTE: [Signature] Betsy B. Woolridge, CLERK

Rev	Date	Description	Revised By
1	8-4-14	REVISED PER COUNTY COMMENTS DATED 7-25-2014	JFS



**AMES**  
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 Williamsburg, Virginia 23188  
 Phone: (757) 253-0040  
 Fax: (757) 220-8994  
 www.amesva.com

**PLAT SHOWING BOUNDARY LINE ADJUSTMENT & LOT LINE EXTINGUISHMENT**  
**WELL LOT, LOT 3 SECTION 1 & LOT 7 SECTION 2 MARL HILLS**  
 PREPARED FOR JAMES CITY COUNTY SERVICE AUTHORITY  
 BERKELEY DISTRICT JAMES CITY COUNTY VIRGINIA

Project Contacts: TCS/JFS  
 Project Number: W10119-S-22  
 Scale: 1" = 40'  
 Date: 6/05/2014  
 Sheet Number  
**1 of 1**