

140021471

SUBDIVISION CERTIFICATE

THE SUBDIVISION OF LAND SHOWN HEREON, DESIGNATED AS QUARTERPATH AT WILLIAMSBURG, SECTION 1, IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER. THERE IS NO MORTGAGE ON THE PROPERTY. GIVEN UNDER OUR HANDS AND SEALS THIS 21 DAY OF NOV, 2014.

BY: RIVERSIDE HEALTHCARE ASSOCIATION, INC.

Waide Broughman
WAIDE BROUGHMAN, CHIEF OPERATING OFFICER

COMMONWEALTH OF VIRGINIA,
CITY OR COUNTY OF NEWPORT NEWS, TO WIT:

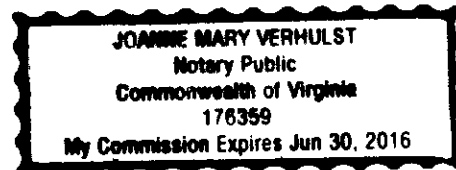
I, JOANNE M. VERHULST, a notary public in and for the city or county of Newport News, Commonwealth of Virginia, do hereby certify that WAIDE BROUGHMAN, whose name is signed to the subdivision certificate has acknowledged the same before me in my city or county and commonwealth aforesaid.

Given under my hand and seal this 20th day of NOVEMBER, 2014.

Joanne M. Verhulst
Notary Public Signature

My commission expires: 6/30/2016

176359
Registration Number



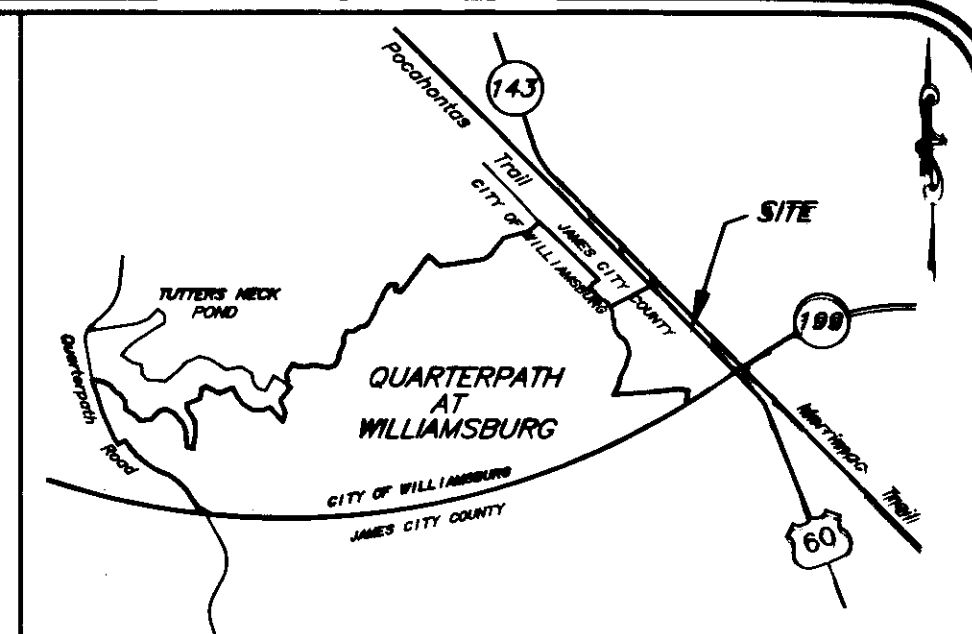
SOURCE OF TITLE

THE PROPERTY IS COMPRISED OF TAX PARCEL: 5020100075

CONVEYED BY GWIC, LLC TO RIVERSIDE HEALTHCARE ASSOCIATION, INC. BY DEED, DATED JUNE 28, 2005 AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY AS INSTRUMENT NO. 050014379.

NOTES:

- USE: MIXED
- ZONING: B-1 (GENERAL BUSINESS)
FRONT SETBACK = 50.00'
SIDE SETBACK = 20.00'
REAR SETBACK = 20.00'
- TAX PARCEL NUMBER: 5020100075
- DRAINAGE: CURB & GUTTER
- WATER: NEWPORT NEWS WATERWORKS
- SEWER: JAMES CITY COUNTY
- NUMBER OF LOTS: 3
- AREAS:
 - AREA IN LOTS: 14.870± ACRES
 - AREA IN ROADS: 1.557 ACRES
 - TOTAL AREA: 16.427± ACRES
 - TOTAL AREA IN SPECIAL FLOOD HAZARD AREA (COMMUNITY PANEL NO. 51095C-0145-C): 0.000 ACRES
- SUBDIVISION IS IN ZONE "X" AS DEFINED BY FEMA FIRM COMMUNITY PANEL NO. 51095C-0145-C, DATED SEPTEMBER 28, 2007
- WETLANDS AND LAND WITHIN RESOURCE PROTECTION AREAS SHALL REMAIN IN A NATURAL UNDISTURBED STATE, EXCEPT FOR THOSE ACTIVITIES PERMITTED BY SECTION 23-7 OF THE JAMES CITY COUNTY CODE.
- UNLESS OTHERWISE NOTED, ALL DRAINAGE EASEMENTS DESIGNATED ON THIS PLAT SHALL REMAIN PRIVATE.
- 5/8" IRON RODS TO BE SET AT ALL PROPERTY CORNERS.
- EASEMENTS DENOTED AS "JCSA UTILITY EASEMENTS" ARE FOR THE EXCLUSIVE USE OF THE JAMES CITY SERVICE AUTHORITY AND THE PROPERTY OWNER. OTHER UTILITY SERVICE PROVIDERS DESIRING TO USE THESE EASEMENTS WITH THE EXCEPTION OF PERPENDICULAR UTILITY CROSSINGS MUST OBTAIN AUTHORIZATION FOR ACCESS AND USE FROM JCSA AND THE PROPERTY OWNER. ADDITIONALLY, JCSA SHALL NOT BE HELD RESPONSIBLE FOR ANY DAMAGE TO IMPROVEMENTS WITHIN THIS EASEMENT, FROM ANY CAUSE.
- ANY EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.



VICINITY MAP - SCALE: 1"=2000'

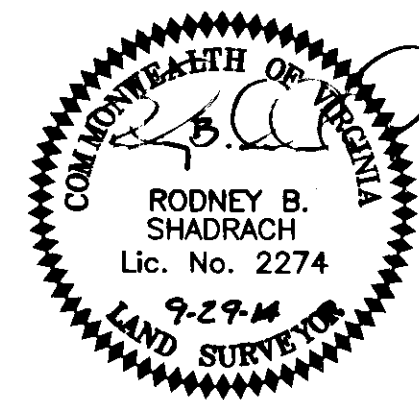
VDOT NOTES:

- VDOT SHALL HAVE NO RESPONSIBILITY FOR THE MAINTENANCE OF ANY STORMWATER MANAGEMENT FACILITY OR OUTFALL STRUCTURE LOCATED OUTSIDE OF VDOT MAINTAINED RIGHT OF WAY LIMITS. VDOT SHALL HAVE THE RIGHT TO ENTER ANY STORMWATER MANAGEMENT FACILITY OR OUTFALL STRUCTURE WITHIN THE PROPERTY SHOWN ON THIS PLAT IN ORDER TO UNDERTAKE ANY CORRECTIVE MEASURES TO ALLEVIATE PROBLEMS THAT MAY ADVERSELY AFFECT THE SAFE OPERATION OR INTEGRITY OF ANY VDOT MAINTAINED RIGHT OF WAY. VDOT MAY ALSO ENTER OTHER PROPERTY SHOWN ON THIS PLAT AS COMMON AREA IN ORDER TO OBTAIN ACCESS TO, OR TO UNDERTAKE SUCH CORRECTIVE MEASURES TO, SUCH STORMWATER MANAGEMENT FACILITY OR OUTFALL STRUCTURE. THE OWNER AGREES TO INDEMNIFY AND HOLD VDOT HARMLESS FROM AND AGAINST ANY AND ALL CLAIMS, DEMANDS, LAWSUITS, LIABILITIES, LOSSES, DAMAGES AND PAYMENTS, INCLUDING ATTORNEY'S FEES, CLAIMED BY THE OWNER OR ANY THIRD PART AS A RESULT OF VDOT'S ACCESS TO FACILITIES OR STRUCTURES, OR CORRECTIVE MEASURES DESCRIBED ABOVE.
- ALONG ALL PLANTING STRIPS AND WITHIN ALL SIGHT DISTANCE TRIANGLES, THE AREA BETWEEN 2 AND 7 FEET ABOVE GROUND SHALL BE MAINTAINED AS A CLEAR ZONE TO PRESERVE SIGHT LINES AND ACCOMMODATE PEDESTRIANS.

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY TO THE BEST OF MY KNOWLEDGE AND 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.

Rodney B. Shadrach
RODNEY B. SHADRACH, L.S.
SHADRACH & ASSOCIATES LLC



3 Large/Small Plat(s) Recorded
herewith as # 140021471

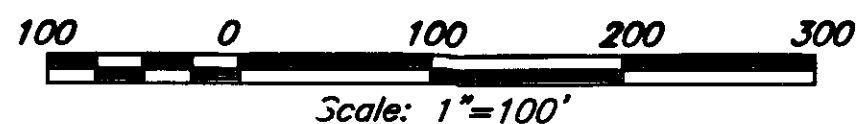
City of Williamsburg & County of James City
Circuit Court; This PLAT was recorded on
December 30, 2014
at 3:12 AM/PM, PG 1 of 1
Document # 14 002 1471
BETSY B. WOOLRIDGE, CLERK
Betsy Woolridge, Dep. Clerk

CERTIFICATE OF APPROVAL

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

Charles Catlett Jr. 12/8/14
VIRGINIA DEPARTMENT OF TRANSPORTATION DATE

Christina Green 12/8/14
SUBDIVISION AGENT OF JAMES CITY COUNTY DATE



MONUMENTS SHALL BE SET IN ACCORDANCE WITH SECTIONS 19-34 THROUGH 19-36 OF THE COUNTY CODE. SUBSEQUENT TO COMPLETION OF ALL IMPROVEMENTS, BUT PRIOR TO FINAL RELEASE OF SURETY FOR A SUBDIVISION OR ANY PART THEREOF, THE SUBDIVIDER SHALL PROVIDE TO THE AGENT A SURVEYOR'S CERTIFICATE THAT THE MONUMENTS AS SHOWN ON THE RECORD PLAT HAVE BEEN INSTALLED WERE PROPERLY SET, ARE PROPERLY ALIGNED, AND ARE UNDAMAGED. THE PROVISION OF THE CERTIFICATE SHALL BE WITHIN SIX MONTHS OF PLAT APPROVAL UNLESS OTHERWISE ARRANGED IN ADVANCE IN WRITING WITH THE AGENT.

Quarterpath
at
Williamsburg
Section 1
Roberts District, James City County, Virginia
SCALE: 1"=100' DATE: SEPTEMBER 29, 2014

Shadrach & Associates, LLC
LAND SURVEYING
430 Southlake Blvd., Suite 10-B • Richmond, Virginia 23236
Phone: (804)379-9300 • Fax: (804)379-9301