

150002716

**CERTIFICATION OF SOURCE OF TITLE**

THESE PROPERTIES ARE IN THE NAME OF JAMES CITY COUNTY AND WERE ACQUIRED AS FOLLOWS:  
 PARCEL ID# 32401000260 FROM PHILIP RICHARDSON COMPANY INC. BY DEED DATED SEPTEMBER 13, 2012 AND DULY RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY, VIRGINIA AS INSTRUMENT #120022765.  
 PARCEL ID# 3240100027 FROM KING AND QUEEN CORPORATION BY DEED DATED DECEMBER 28, 1977 AND DULY RECORDED IN THE CLERKS OFFICE OF THE CURCUIT COURT OF JAMED CITY COUNTY, VIRGINIA IN DEED BOOK 181, PAGE 378.

**OWNER'S CONSENT AND DEDICATION**

FOR:  
 JAMES CITY COUNTY

*[Signature]*  
 BRYAN J. HILL  
 COUNTY ADMINISTRATOR

12/4/2014  
 DATE

**CERTIFICATE OF NOTARIZATION:**

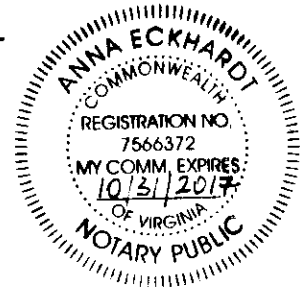
COMMONWEALTH OF VIRGINIA  
 CITY/COUNTY OF  
 I, ANNA ECKHARDT, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID.

GIVEN UNDER MY NAME THIS 4<sup>TH</sup> DAY OF DECEMBER, 2014

*[Signature]*  
 NOTARY PUBLIC

MY COMMISSION EXPIRES 10/31/2014

NOTARY REGISTRATION NUMBER: 7566372



**SURVEYOR'S CERTIFICATE**

I HEREBY CERTIFY THAT 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.

*[Signature]* 12-2-2014  
 THOMAS C. SUBLETT, L.S. #1886 DATE

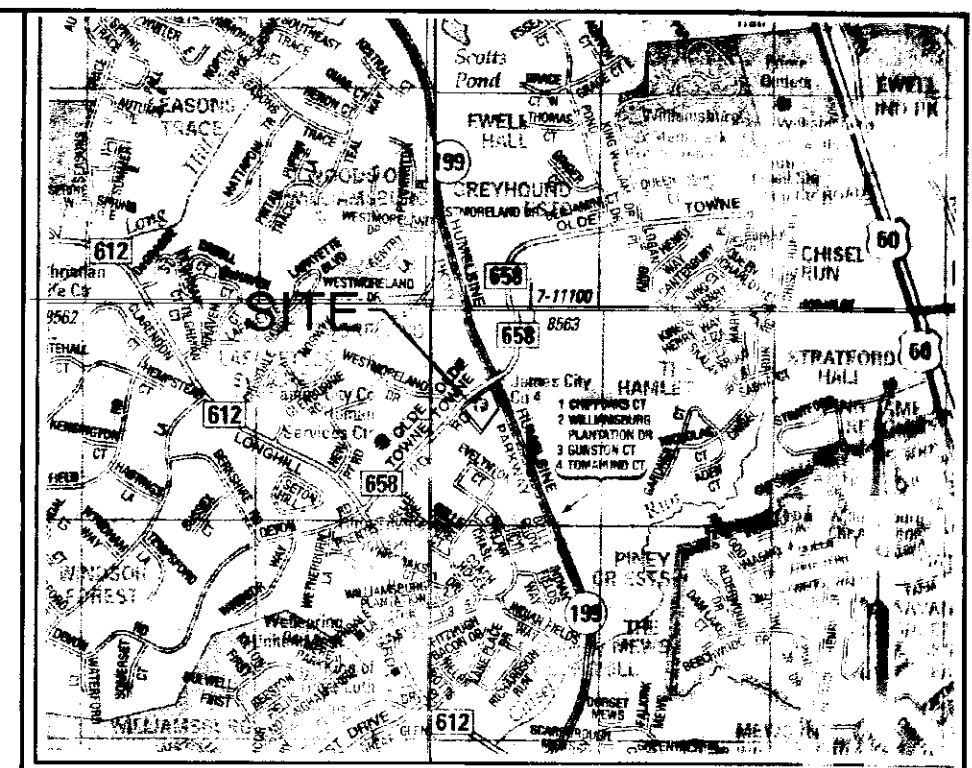
**CERTIFICATE OF APPROVAL**

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

*[Signature]* 12/10/14  
 SUBDIVISION AGENT OF THE COUNTY OF JAMES CITY DATE

**GENERAL NOTES**

1. ALL UTILITIES SHALL BE INSTALLED UNDERGROUND.
2. THIS PROPERTY IS IN FIRM ZONE "X", (AREAS DETERMINED TO BE OUTSIDE THE 0.2% ANNUAL CHANCE FLOODPLAIN), AS SHOWN ON COMMUNITY PANEL 51095C0140C, DATED 9/28/07 OF THE FLOOD INSURANCE RATE MAPS FOR JAMES CITY COUNTY, VIRGINIA.
3. PROPERTY IS ALL OF PARCEL ID#3240100027 AND ALL OF PARCEL ID#3240100026D.
4. THE PROPERTY ADDRESS FOR PARCEL ID#3240100027 IS 5312 OLDE TOWNE ROAD, AND 5316 OLDE TOWNE ROAD FOR ID#3240100026D.
5. PROPERTY IS CURRENTLY ZONED "PL"—PUBLIC LANDS.
6. LOTS TO BE SERVED BY PRIVATE WATER AND SEWER.
7. ALL EXISTING UNUSED WELLS SHALL BE ABANDONED IN ACCORDANCE WITH STATE PRIVATE WELL REGULATIONS AND JAMES CITY COUNTY CODE.
8. THIS PLAT IS BASED ON RECORD DOCUMENTS AND PREVIOUS SURVEYS BY AES AND WAS PREPARED WITHOUT THE BENEFIT OF A CURRENT TITLE REPORT. THIS PROPERTY IS SUBJECT TO EASEMENTS, SERVITUDE, AND COVENANTS OF RECORD.
9. 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 MONUMENT AS SHOWN ON THE RECORD 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.



VICINITY MAP  
 SCALE 1"=2000'

**AREA TABULATION**

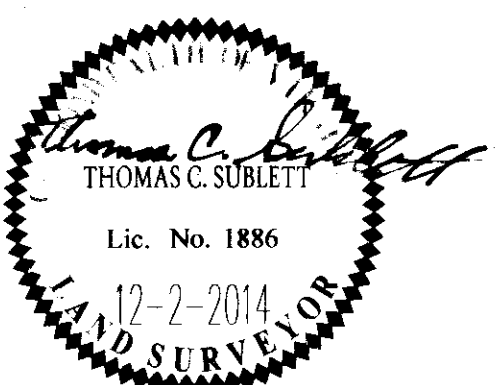
	SQUARE FEET	ACRES
AREA OF FORMER PARCEL ID#3240100027		1.50 AC.±
AREA OF FORMER PARCEL ID#3240100026D		0.68 AC.±
<b>TOTAL AREA OF NEW PARCEL</b>		<b>2.18 AC.±</b>

STATE OF VIRGINIA  
 CITY OF WILLIAMSBURG & COUNTY OF JAMES CITY CIRCUIT COURT. THIS 13<sup>TH</sup> DAY OF February, 2015  
 THE PLAT SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS. @ 1:09 AM/PM  
 INSTRUMENT # 150002716

TESTE: *[Signature]*  
 BETSY B. WOOLRIDGE, CLERK

2 Large/Small Plat(s) Recorded  
 herewith as # 150002716

Rev.	Date	Description	Revised By



**AES**  
 CONSULTING ENGINEERS  
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 Williamsburg, Virginia 23188  
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 Fax: (757) 220-8994  
 www.aesva.com  
 Hampton Roads | Central Virginia | Middle Peninsula

BOUNDARY LINE EXTINGUISHMENT  
**JAMES CITY COUNTY FIRE STATION #4**  
 5312 OLDE TOWNE ROAD  
 BERKELEY DISTRICT COUNTY OF JAMES CITY VIRGINIA

Project Contacts: JRK/TCB  
 Project Number: W10119-E-10  
 Scale: 1"=30' Date: 12-02-2014  
 Sheet Number  
**1 OF 2**