

150009695

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS "RESIDUE PARCEL" WAS CONVEYED BY WILLIAM L. APPERSON, MARY MARGRET APPERSON, CHARLES E. APPERSON & PATRICIA A. RUSSO TO WILLIAM L. & MARY M. APPERSON BY PARTITION DEED, DATED SEPTEMBER 21, 1994, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AT DB 722 PG 328.

CERTIFICATE OF SOURCE OF TITLE

THE PROPERTY SHOWN ON THIS PLAT AS "#4912 FENTON MILL ROAD" WAS CONVEYED BY LARRY J. McLAUGHLIN & RACHEL H. McLAUGHLIN TO WILLIAM L. & MARY M. APPERSON BY DEED, DATED FEBRUARY 24, 2009, AND RECORDED IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY AS INST. # 090005811.

AREA TABLE:

ORIGINAL AREAS:

Table with 2 columns: Area Name and Area (AC±). Includes Lot 2 (Nice), Residue Parcel, 4904 Fenton Mill, and 4912 Fenton Mill.

NEW AREAS:

Table with 2 columns: Area Name and Area (AC±). Includes Lot 2 (Nice), Parcel 1 of Residue, Parcel 2 of Residue, 4904 Fenton Mill, 4912 Fenton Mill, and New Parcel 3.

THIS SUBDIVISION IS APPROVED FOR INDIVIDUAL ONSITE SEWAGE SYSTEMS IN ACCORDANCE WITH THE PROVISIONS OF THE CODE OF VIRGINIA, AND THE SEWAGE HANDLING AND DISPOSAL REGULATIONS (12 VAC 5-610-10 ET SEQ., THE "REGULATIONS").

THIS SUBDIVISION WAS SUBMITTED TO THE HEALTH DEPARTMENT FOR REVIEW PURSUANT TO 321-163.5 OF THE CODE OF VIRGINIA WHICH REQUIRES THE HEALTH DEPARTMENT TO ACCEPT PRIVATE SOIL EVALUATIONS AND DESIGNS FROM AN AUTHORIZED ONSITE SOIL EVALUATOR (AOSE) OR A PROFESSIONAL ENGINEER WORKING IN CONSULTATION WITH AN AOSE FOR RESIDENTIAL DEVELOPMENT.

PURSUANT TO SECTION 360 OF THE REGULATIONS THIS APPROVAL IS NOT AN ASSURANCE THAT SEWAGE DISPOSAL SYSTEM CONSTRUCTION PERMITS WILL BE ISSUED FOR ANY LOT IN THE SUBDIVISION UNLESS THAT LOT IS SPECIFICALLY IDENTIFIED AS HAVING AN APPROVED SITE FOR AN ONSITE SEWAGE DISPOSAL SYSTEM.

THIS SUBDIVISION APPROVAL IS ISSUED IN RELIANCE UPON THE CERTIFICATION THAT THE APPROVED LOTS ARE SUITABLE FOR GENERALLY APPROVED SYSTEMS, HOWEVER ACTUAL SYSTEM DESIGNS MAY BE DIFFERENT AT THE TIME CONSTRUCTION PERMITS ARE ISSUED.

ON-SITE SEWAGE DISPOSAL SYSTEM INFORMATION AND SOILS INFORMATION SHOULD BE VERIFIED AND REEVALUATED BY THE HEALTH DEPARTMENT PRIOR TO ANY NEW CONSTRUCTION.

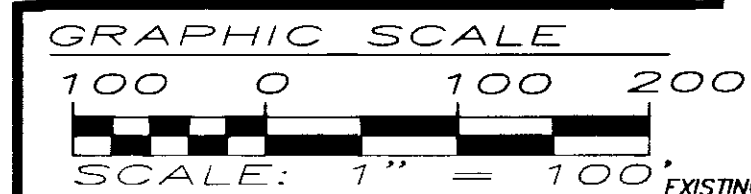
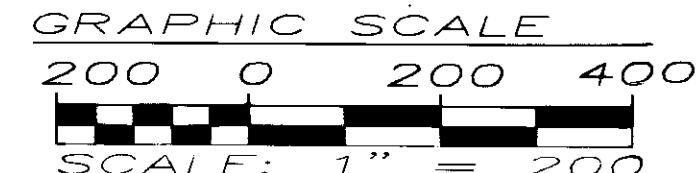
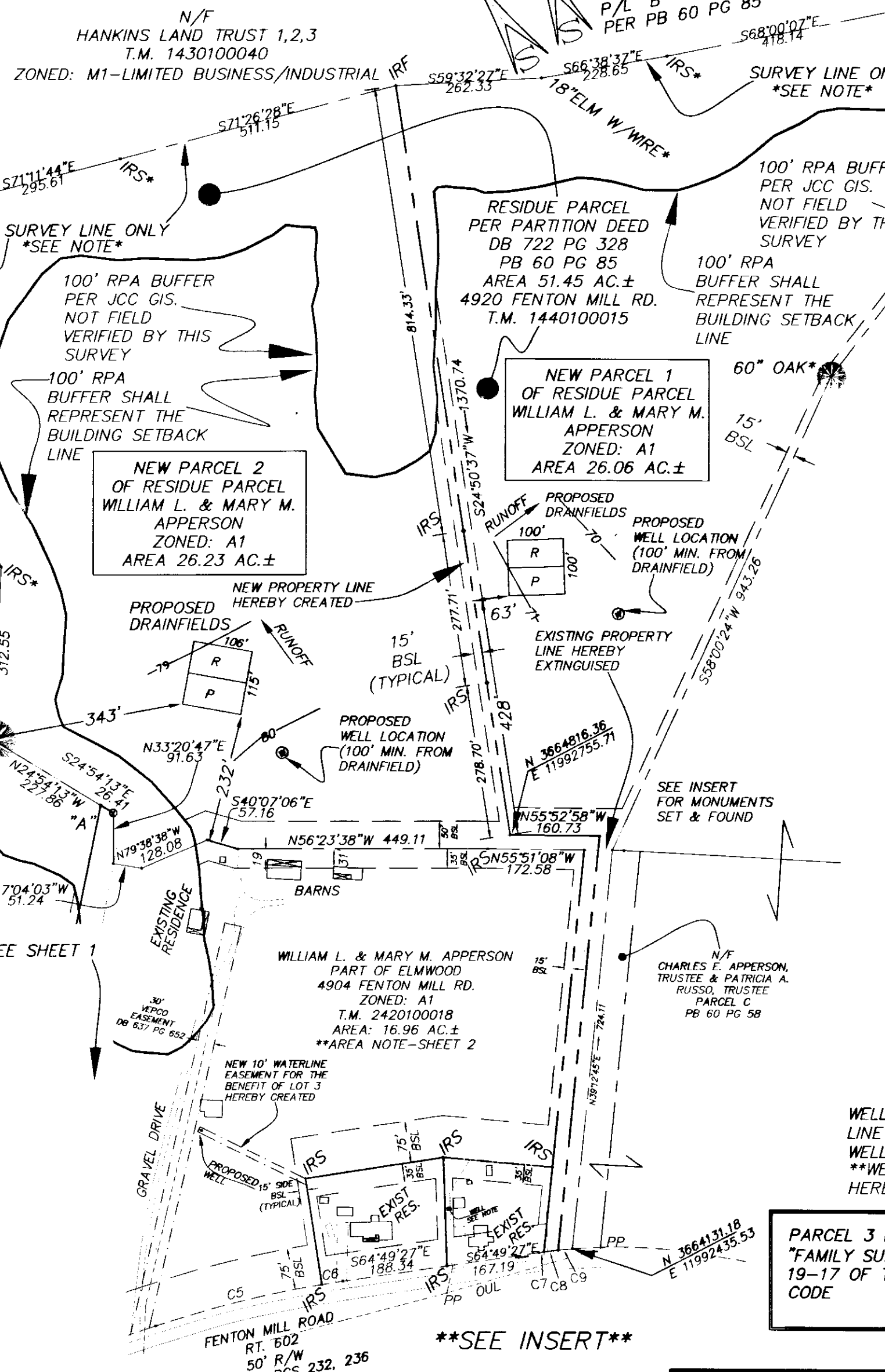
ON-SITE SEWAGE DISPOSAL SYSTEMS SHALL BE PUMPED OUT AT LEAST ONCE EVERY FIVE YEARS PER SECTION 23-9(b)(6) OF THE JAMES CITY COUNTY CODE. CONSTRUCTION PERMITS ARE ISSUED.

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.

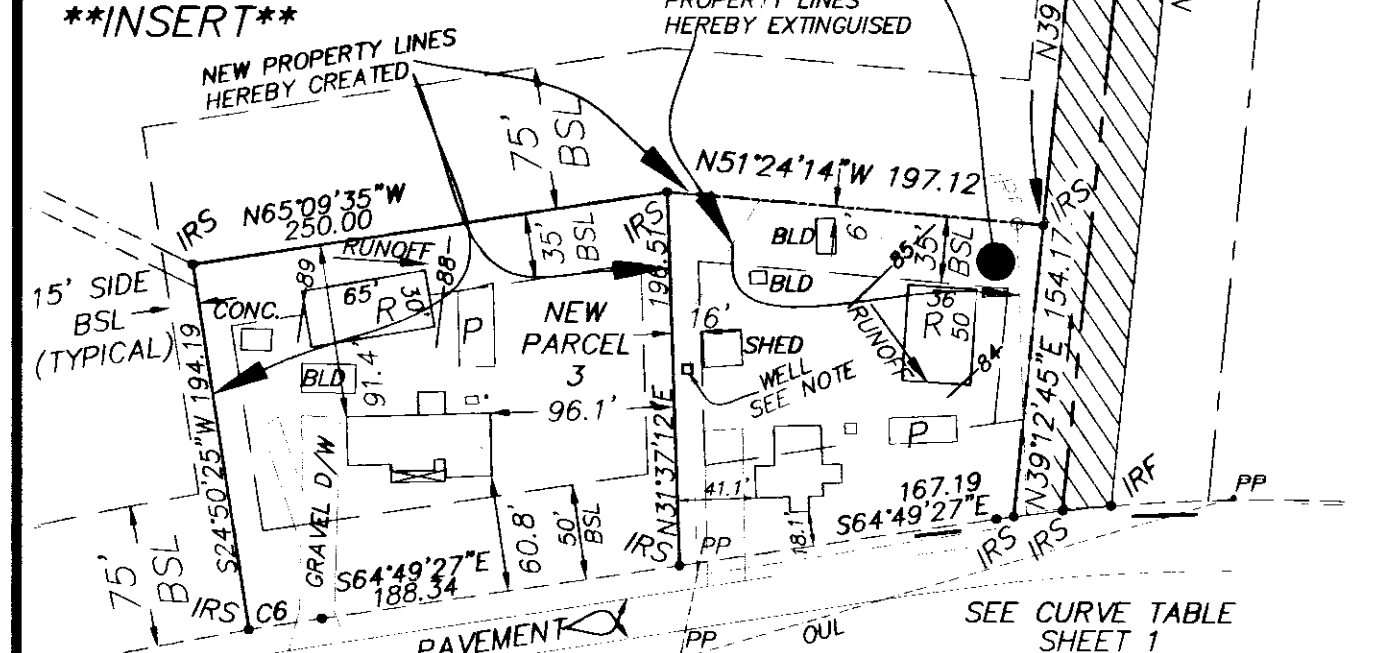
SURVEYOR'S CERTIFICATE

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.

A.D. Sebert, L.S. 07/22/2013 DATE



MONUMENTS FOR SURVEY LINE FOR "RESIDUE PARCEL" (INDICATED BY "**") ARE AS SHOWN AT PB 60 PG 85 -NOT RECOVERED BY THIS SURVEY-



CERTIFICATE OF APPROVAL: THIS PLAT OF SUBDIVISION AND BOUNDARY LINE ADJUSTMENT IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD. DATE: 2/19/15. DATE: 2/10/15. DATE: . DATE: .

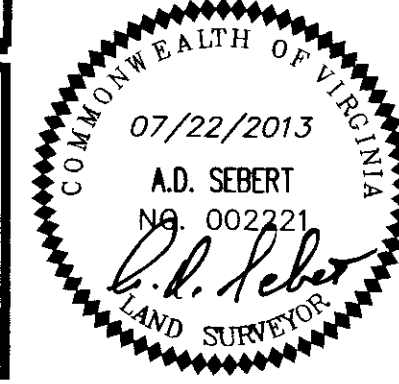
PARCEL 3 HEREBY CREATED AS A "FAMILY SUBDIVISION" PER SECTION 19-17 OF THE JAMES CITY COUNTY CODE SUP-0017-2013

2 Large/Small Plat(s) Recorded herewith as # 150009695

City of Williamsburg & County of James City Circuit Court: This PLAT was recorded on May 21, 2015 at 1:23 AM PM PB PG Document # 150009695 BETSY B. WOOLRIDGE, CLERK ED Connor, Dep. Clerk

SEBERT SURVEYING & LAYOUT, LLC 173 BARLOW ROAD WILLIAMSBURG, VA PHONE (757) 345-0931 CELL: (757) 784-2413

PLAT OF BOUNDARY LINE ADJUSTMENT AND SUBDIVISION AND FAMILY SUBDIVISION BEING THE PROPERTIES OF WILLIAM L. & MARY M. APPERSON (HUSBAND & WIFE) & DAVID A. NICE BUILDERS, INC. STONEHOUSE DISTRICT JAMES CITY COUNTY VIRGINIA



LEGEND: N/F NOW OR FORMERLY, IPF IRON PIPE FOUND, IRF IRON ROD SET, IRS IRON ROD SET, BSL BUILDING SETBACK LINE, R/W RIGHT-OF-WAY, PP POWER POLE, OUL OVERHEAD UTILITY LINE, P PRIMARY DRAINFIELD, R RESERVE DRAINFIELD

JCC CASE NO. S-0015-2014 DATE: 07/22/2013 REVISIONS: 08/08/14 COMMENTS:

DESIGNED BY: ADS SCALE: 1" = 200' PROJECT NO: J144-1 DRAWING NO: 2 OF 2