

167507

CERTIFICATE OF SOURCE OF TITLE

TITLE TO THE PROPERTY SHOWN HEREON STANDS IN THE NAME OF TMM INVESTMENTS, LLC AS RECORDED IN THE CLERKS OFFICE THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG/JAMES CITY COUNTY, VA. AS INSTRUMENT #16649

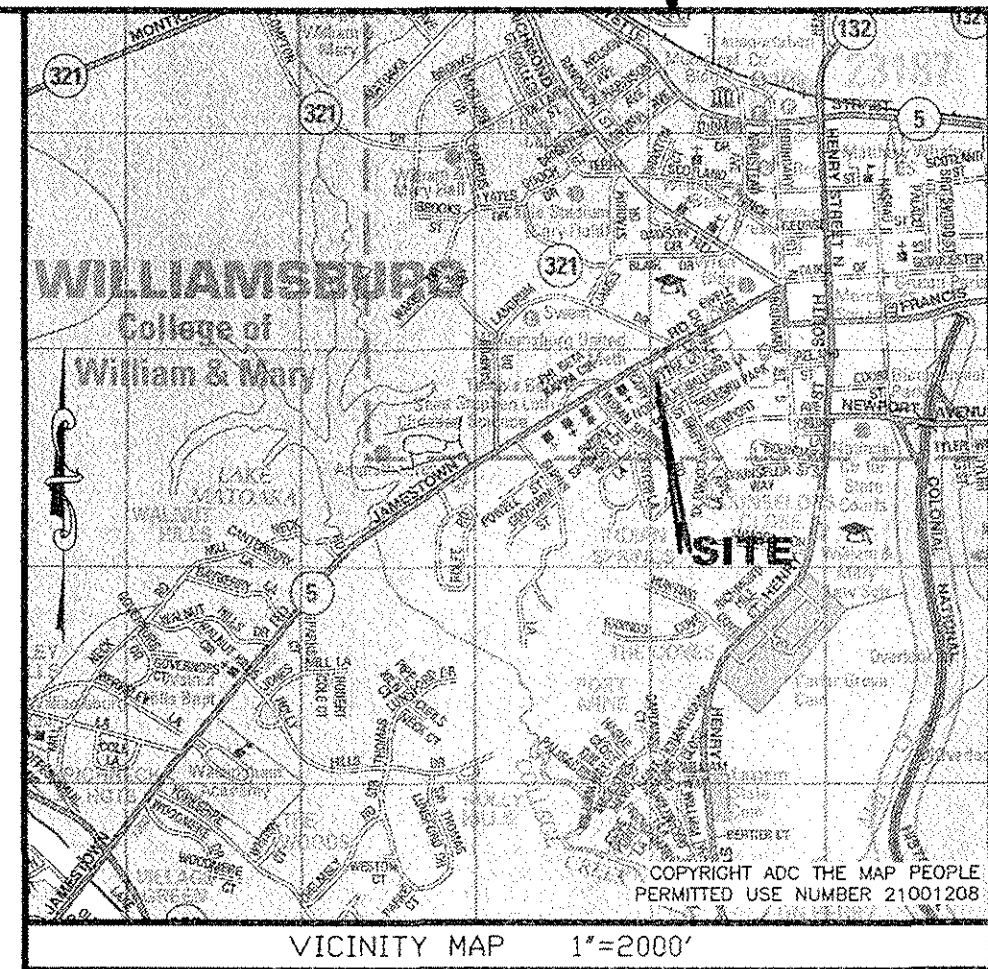
OWNERS CERTIFICATE: TMM INVESTMENTS, LLC

THE BOUNDARY LINE ADJUSTMENT AS SHOWN ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS, PROPRIETORS AND OR TRUSTEES.

Thomas Dungan *Managing Member*
NAME PRINTED
John Dungan
SIGNATURE
12/8/16
DATE

GENERAL NOTES:

- NOTES:
1. THIS PLAT WAS PRODUCED WITHOUT THE BENEFIT OF A TITLE REPORT AND REFLECTS ONLY THOSE ENCUMBRANCES, EASEMENTS AND SETBACKS AS SHOWN IN D.B. 40, PG. 217.
 2. THIS FIRM IS NOT RESPONSIBLE FOR THE LOCATION OF ANY STRUCTURE, MANHOLE, VALVE, ETC., HIDDEN OR OBSTRUCTED AT THE TIME THE FIELD SURVEY WAS PERFORMED.
 3. LOT LIES IN F.I.R.M. ZONE "X" ACCORDING TO FLOOD INSURANCE RATE MAP #51095C0139D DATED DECEMBER 16, 2015.
 4. WETLANDS, IF ANY, WERE NOT LOCATED FOR THIS SURVEY.
 5. UNDERGROUND UTILITIES WERE NOT LOCATED.
 6. PHYSICAL IMPROVEMENTS ARE NOT SHOWN.
 7. PROPERTY SHOWN HEREON IS ZONED RS-2 (SEE CURRENT ZONING FOR DETAILS).
FRONT SETBACK: 35'
SIDE SETBACK: 10'
REAR SETBACK: 25'



CERTIFICATE OF NOTARIZATION

STATE OF VIRGINIA
CITY/COUNTY OF Williamsburg, I, Susan B. Waltrip, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSON WHOSE NAME IS SIGNED TO THE FOREGOING WRITING HAS ACKNOWLEDGED THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID. GIVEN UNDER MY HAND THIS 8th DAY OF December, 2016. MY COMMISSION EXPIRES 06/30/2019.

Susan B. Waltrip
NOTARY PUBLIC

284510
REGISTRATION NO.



MY COMMISSION EXPIRES: 06/30/2019

CERTIFICATE OF APPROVAL

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

12/9/16 *Cynthia A. Murphy*
DATE SUBDIVISION AGENT OF CITY OF WILLIAMSBURG

ENGINEERS OR SURVEYORS CERTIFICATE

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 FOR THE CITY OF WILLIAMSBURG, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY.

12/05/2016 *Peter Farrell*
DATE PETER FARRELL, L.S. LIC. NO. 2036

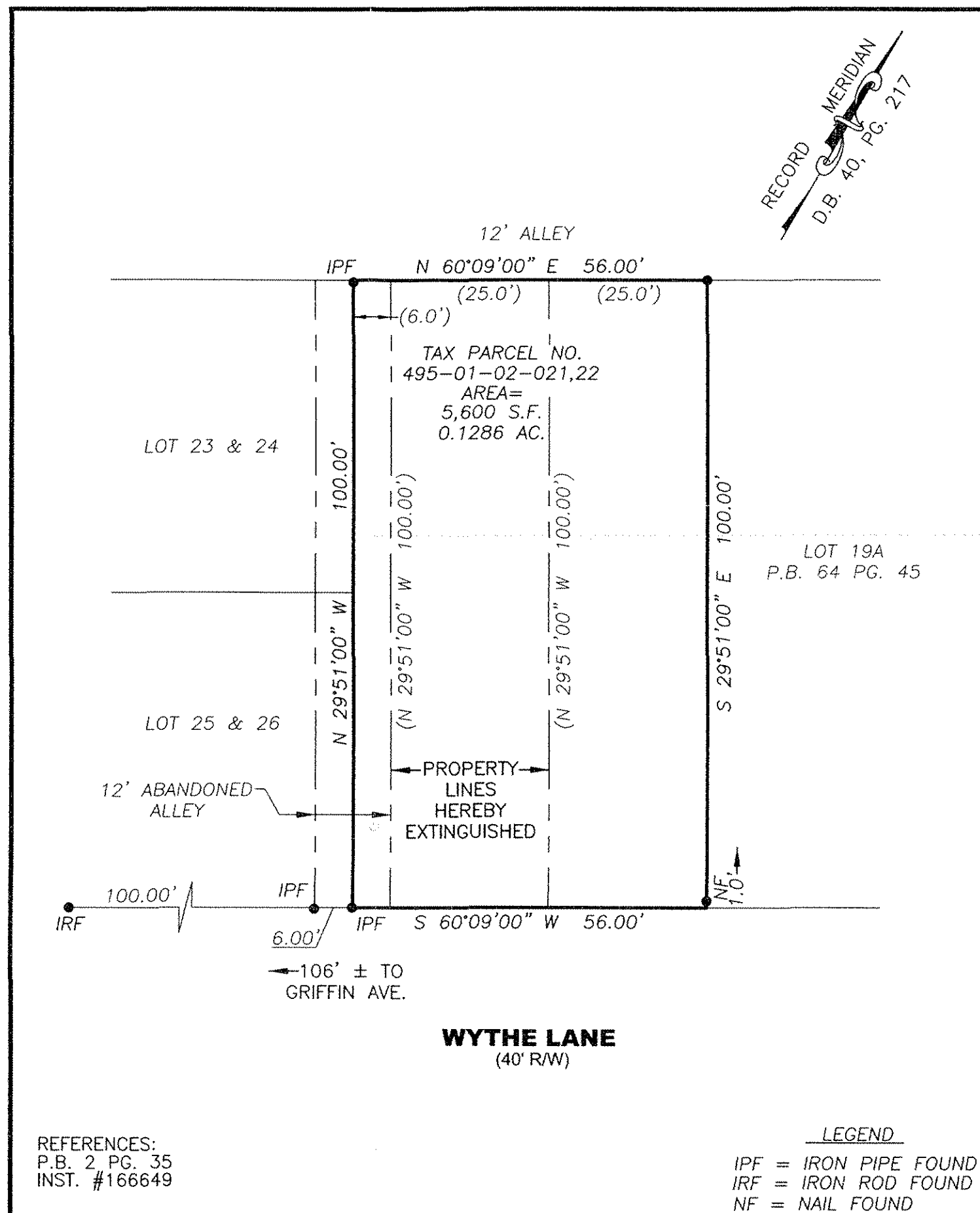


STATE OF VIRGINIA, CITY OF WILLIAMSBURG

IN THE CLERKS OFFICE OF THE CIRCUIT COURT FOR THE CITY OF WILLIAMSBURG THE 12 DAY OF DECEMBER, 2016. THIS MAP WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS AS DOCUMENT NO. 167507

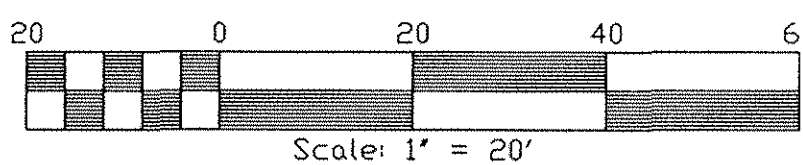
TESTE MONA A. FOLEY, CLERK
BY *Catherine Fletcher* DEPUTY CLERK

Large/Small Plat(s) Recorded
herewith as # 167507



REFERENCES:
P.B. 2 PG. 35
INST. #166649

LEGEND
IPF = IRON PIPE FOUND
IRF = IRON ROD FOUND
NF = NAIL FOUND



BOUNDARY LINE EXTINGUISHMENT PLAT

LOT 21, LOT 22 &
PART OF ABANDONED ALLEY, BLOCK NO. 2
WILLIAMSBURG BUSINESS ANNEX

LOCATED IN THE
CITY OF WILLIAMSBURG, VIRGINIA

DATE: 12/05/16 SCALE: 1"=20' JOB #: 16-228

LandTech Resources, Inc.
Engineering & Surveying Consultants

3925 Midlands Road, Williamsburg, Virginia 23188

Telephone: 757-565-1677 Fax: 757-565-0782

Web: landtechresources.com