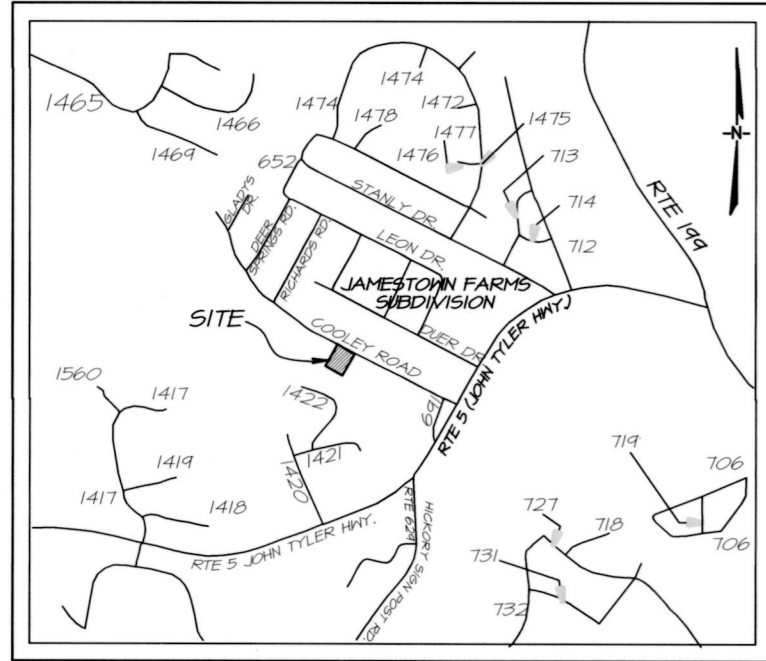
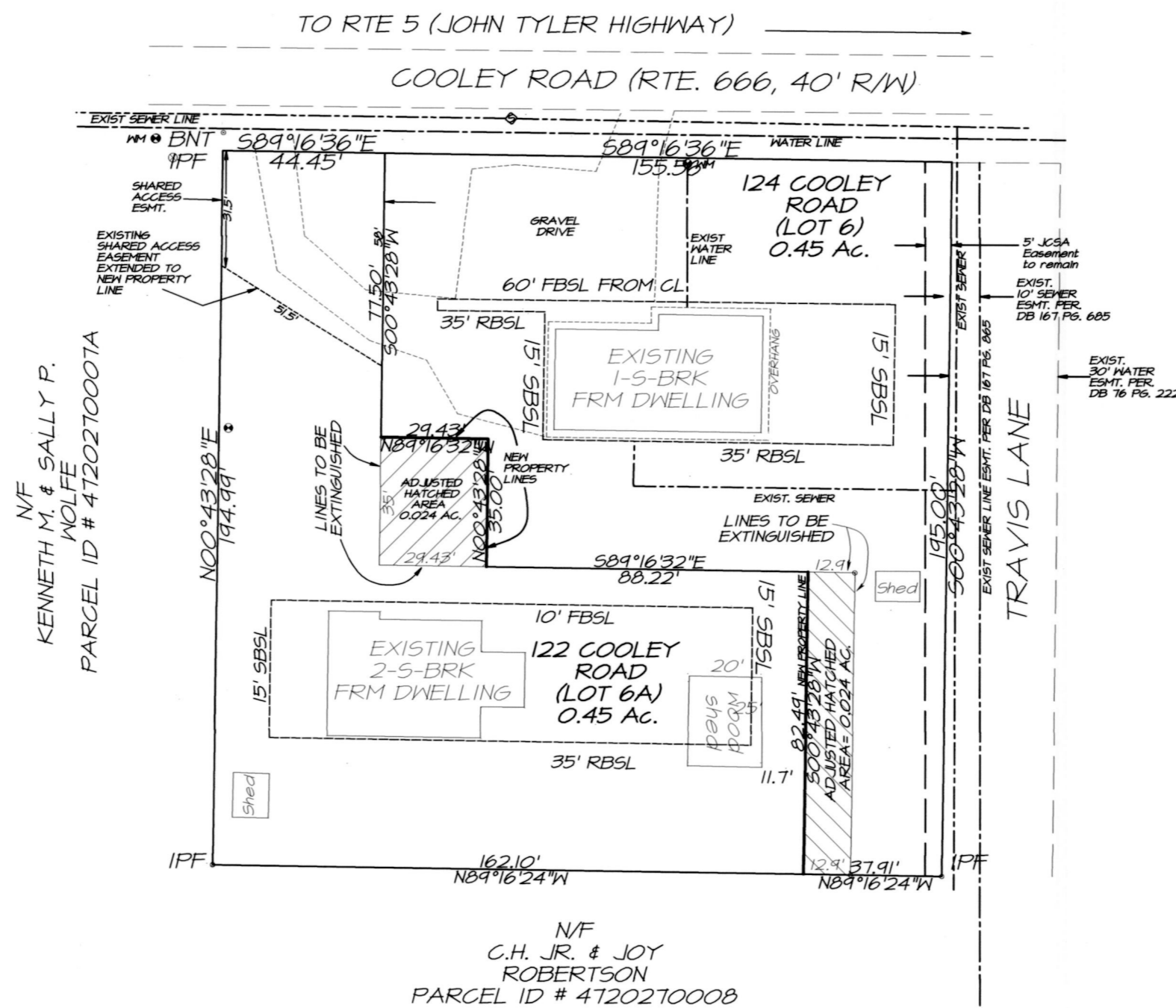
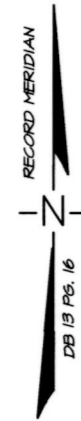


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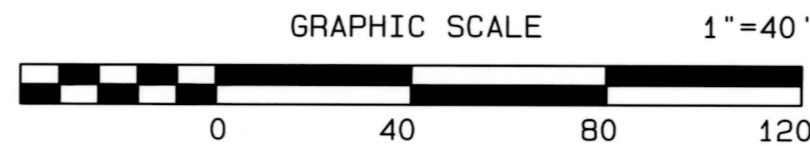


VICINITY MAP -- SCALE 1" = 2000'



N/F
KENNETH M. & SALLY F.
WOLFE
PARCEL ID # 4720210007A

N/F
C.H. JR. & JOY
ROBERTSON
PARCEL ID # 4720210008



BOUNDARY LINE ADJUSTMENT

OF THE PROPERTIES
STANDING IN THE
NAMES OF

GILBERT J. DEMARI
PARCEL ID # 4720210006 (LOT 6)
GILBERT J. & EILEEN M.
DEMARI
PARCEL ID # 4720210006A (LOT 6A)

JCC CASE # 5-20-0058

PROPERTIES BEING
LOT # 6, BLOCK "A"
INDIGO PARK SUBDIVISION

PROPERTIES SHOWN ARE LOCATED
IN JAMESTOWN DISTRICT
JAMES CITY COUNTY, VIRGINIA

PARCEL ID # 4720210006 (LOT 6)
PROPERTY ADDRESS
124 COOLEY ROAD
WILLIAMSBURG, VA.

PARCEL ID # 4720210006A (LOT 6A)
PROPERTY ADDRESS
122 COOLEY ROAD
WILLIAMSBURG, VA.

AREA COMPUTATIONS

ORIGINAL LOT 6 AREA = 0.449 AC. (19,558.44 Sq.Ft.)
ORIGINAL LOT 6A AREA = 0.446 AC. (19,427.76 Sq.Ft.)
ADJUSTED AREA OF LOT 6 = 0.450 AC. (19,602.00 Sq.Ft.)
ADJUSTED AREA OF LOT 6A = 0.445 AC. (19,384.20 Sq.Ft.)
TOTAL AREA OF ADJUSTMENT = 0.024 AC. (1,045.44 Sq.Ft.)

Note regrading adjusted area on previous plat, the adjusted area on previous plat was found to be in error.

PREPARED BY
ANGLE & DISTANCE LAND SURVEYING, INC.
269 RACEFIELD DRIVE, TOANO, VA. 23168
757-561-5334
PLAT DATE 10-27-2020

GENERAL NOTES

BOUNDARY INFORMATION TAKEN FROM PLAT BY THIS SURVEYOR. THIS SURVEY HAS BEEN PREPARED WITHOUT THE BENEFIT OF A FURNISHED TITLE REPORT AND DOES NOT NECESSARILY INDICATE ALL ENCUMBRANCES ON THE PROPERTIES SHOWN. PLAT IS BASED ON A CURRENT FIELD SURVEY.

PROPERTY IS ZONED RI, BUILDING SETBACK LINES ARE FRONT = 60' FROM CENTERLINE OF ROAD REAR = 35' SIDE = 15'

PROPERTIES SHOWN ARE NOT LOCATED IN A FLOOD HAZARD AREA.

ALL NEWLY CREATED CORNERS TO BE MONUMENTED IN ACCORDANCE WITH JAMES CITY COUNTY ORDINANCE 19-34 THROUGH 19-36.

LOTS SHOWN ARE SERVED BY PUBLIC SEWER AND WATER.

PARCELS SHOWN ARE LOCATED IN THE PRIMARY SERVICE AREA.

NO SUBSURFACE INVESTIGATION WAS PERFORMED. UTILITY LINE LOCATIONS ARE APPROXIMATE ONLY.

SOURCE OF TITLE

PARCEL # 4720210006, WAS CONVEYED BY BARBARA J. HARVELL AND JOHN W. WATKINS, TO GILBERT J. DEMARI BY DEED DATED MARCH 26th, 2001, RECORDED AS INSTRUMENT # 010009891. IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY.

PARCEL # 4720210006A WAS CONVEYED BY GILBERT J. DEMARI TO GILBERT J. DEMARI AND EILEEN MARY DEMARI BY DEED DATED JUNE 7th, 2016, RECORDED AS INSTRUMENT # 160010430. IN THE OFFICE OF THE CLERK OF THE CIRCUIT COURT OF JAMES CITY COUNTY.

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 JAMES CITY COUNTY ORDINANCES REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY AND WITH THE MINIMUM STANDARDS ESTABLISHED BY THE VIRGINIA BOARD OF ARCHITECTS, ENGINEERS, LAND SURVEYORS AND CERTIFIED LANDSCAPE ARCHITECTS.

Edward C. Carr II
10-27-2020
EDWARD C. CARR II L.S.# 2505 DATE

OWNERS CERTIFICATE

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

PARCEL ID # 4720210006 (LOT 6)
SIGNATURE: *Gilbert J. Demari* DATE: 12/23/20

PARCEL ID # 4720210006A (LOT 6A)
SIGNATURE: *Gilbert J. Demari* DATE: 12/23/20

SIGNATURE: *Eileen M. Demari* DATE: 12/23/2020

CERTIFICATE OF NOTARIZATION

COMMONWEALTH OF VIRGINIA
CITY/COUNTY OF JAMES CITY
I, Kimberly Gloria Welty, A NOTARY PUBLIC IN AND FOR THE CITY/COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING HAVE ACKNOWLEDGE THE SAME BEFORE ME IN THE CITY/COUNTY AFORESAID, GIVEN UNDER MY HAND THIS 23rd DAY OF December, YR. 2020.

Kimberly Gloria Welty
SIGNATURE
NOTARY REGISTRATION NUMBER 7833607

KIMBERLY GLORIA WELTY
NOTARY PUBLIC
COMMONWEALTH OF VIRGINIA
MY COMMISSION EXPIRES DEC. 31, 2023
COMMISSION # 7833607

CERTIFICATE OF APPROVAL

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

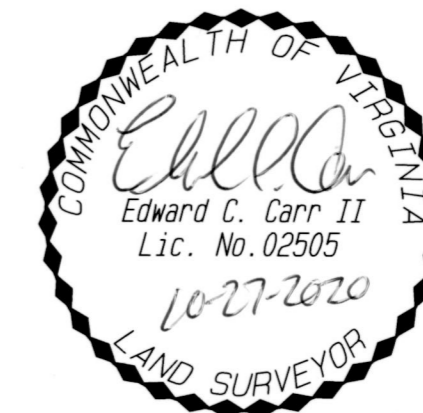
SUBDIVISION AGENT OF JAMES CITY COUNTY
DATE 29 Dec 2020

DATE 23 Dec '20

STATE OF VIRGINIA

COUNTY OF JAMES CITY
IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 29th DAY OF December, 2020
THIS PLAT WAS PRESENTED AND ADMITTED TO RECORD AS THE LAW DIRECTS IN PLAT BOOK _____, PAGE _____ AND OR INSTRUMENT NUMBER 200022670

TESTE: **MONA A. FOLEY, CLERK**
CLERK
BY: *Mona A. Foley*



Large/Small Plat(s) Recorded
herewith as # 200022670