

THIS SUBDIVISION OF PROPERTY OF WAREHAM'S POND ASSOC. JAMES CITY COUNTY, VIRGINIA, AS THE SAME APPEARS ON THIS PLAT IS WITH FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER.

WAREHAM'S POND ASSOCIATES

ON LAND AND BUILDING CORPORATION

BY Loren C. Carley GENERAL PARTNER

ATTEST Gail Spivey

STATE OF Maryland, Montgomery Co. TO WIT:

CITY OF Debarah N. Kurlow A NOTARY

PUBLIC IN AND FOR THE CITY AND STATE AFORESAID DO HEREBY CERTIFY THAT

WHOSE NAMES ARE SIGNED TO THE FOREGOING WRITING BEARING DATE ON THE 7 DAY OF May HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID.

GIVEN INTO MY HANDS THIS 7 DAY OF May

BY Debarah N. Kurlow NOTARY PUBLIC

DONAHOE-SWIFT MANAGEMENT CORPORATION

BY John F. Hill Jr. GENERAL PARTNER

ATTEST John F. Hill Jr.

STATE OF Maryland, Montgomery Co. TO WIT:

CITY OF Debarah N. Kurlow A NOTARY

PUBLIC IN AND FOR THE CITY AND STATE AFORESAID DO HEREBY CERTIFY THAT

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GIVEN INTO MY HANDS THIS 7 DAY OF May

BY Debarah N. Kurlow NOTARY PUBLIC

SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT TO THE BEST OF MY KNOWLEDGE & BELIEF, ALL OF THE REQUIREMENTS OF THE BOARD OF SUPERVISORS & ORDINANCES OF THE COUNTY OF JAMES CITY, VIRGINIA, REGARDING THE PLATTING OF SUBDIVISIONS WITHIN THE COUNTY HAVE BEEN COMPLIED WITH.

GIVEN UNDER MY HAND THIS 30 DAY OF APRIL 1980

BY John F. Hill Jr. LAND SURVEYOR

STATE OF VIRGINIA, COUNTY OF JAMES CITY

IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE COUNTY OF JAMES CITY THIS 17 DAY OF May 1980, THE MAP SHOWN HEREON WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAW DIRECTS.

TESTE Jubette C. Clovick CLERK

PLAT BOOK 36 PAGE 17  
Deed Book 203 Page 156 3:52 p.m.

CERTIFICATE OF APPROVAL

THIS SUBDIVISION KNOWN AS HARROP'S GLENN SUBDIVISION IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE ADMITTED TO RECORD.

DATE 5-9-80 BY Henry H. Bess AGENT OR REPRESENTATIVE OF GOVERNING BODY

LOT NO. ACREAGE

107	.091
108	.054
109	.056
110	.063
111	.059
112	.130
101	.095
102	.056
103	.054
104	.063
105	.061
106	.119

OVERALL SITE OF 2.090 Ac.  
RECORDED IN P.B. 35, PG. 62  
D.B. 191, PG. 169  
SEE P.B. 35, PG. 62 FOR TIE TO  
POINT "K"  
KINGSMILL ROAD R/W  
(P.B. 31, PG. 19)

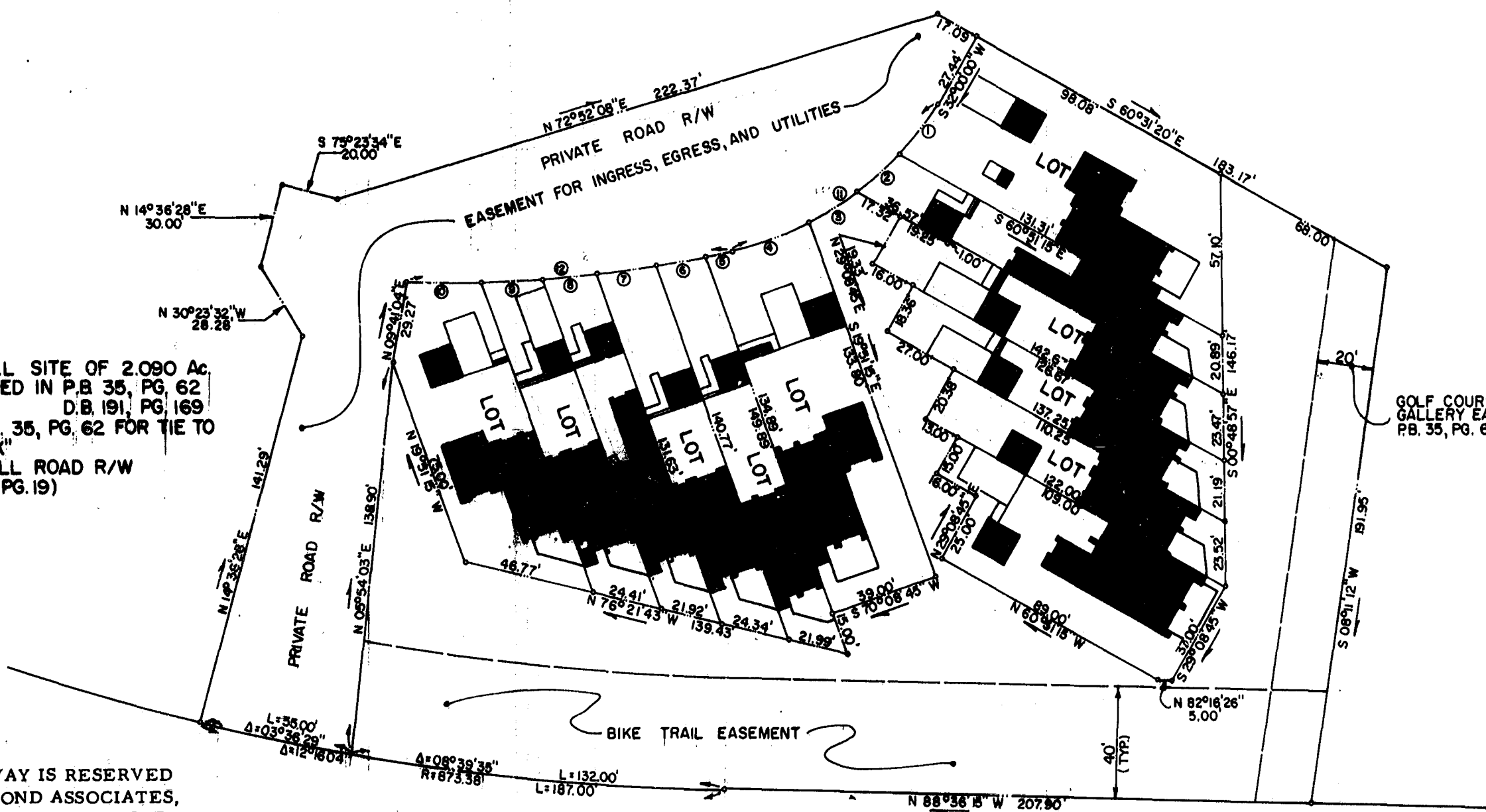
NOTES

- ALL PRIVATE ROAD RIGHT-OF-WAY IS RESERVED AS EASEMENT FOR WAREHAM'S POND ASSOCIATES, BUSCH PROPERTIES, INC., JAMES CITY SERVICE AUTHORITY, NEWPORT NEWS DEPARTMENT OF PUBLIC UTILITIES, AND ARE PART OF COMMON AREAS OWNED AND RESERVED BY BUSCH PROPERTIES, INC.
- USE OF COMMON AREAS IS RESERVED IN ACCORDANCE WITH DECLARATION OF COVENANTS AND RESTRICTIONS APPLYING TO HARROP'S GLENN.
- LATERALS FOR UTILITY SERVICE MAY BE INSTALLED ACROSS AND MAINTAINED WITHIN LIMITED COMMON AREAS AND COMMON AREAS.
- ALL LAND AREA WITHIN HARROP'S GLENN, EXCLUDING ROAD RIGHT-OF-WAY, BIKE TRAIL EASEMENT AND LOT AREA, IS LIMITED COMMON AREA.
- WAREHAM'S POND ASSOCIATES RESERVES THE RIGHT TO CONSTRUCT AND MAINTAIN STORM DRAINAGE FACILITIES ACROSS THAT PORTION OF ANY AND ALL LOTS NOT OCCUPIED BY RESIDENTIAL UNIT.
- BIKE TRAIL EASEMENT IS PART OF COMMON AREA OWNED AND RESERVED BY BUSCH PROPERTIES, INC.
- SEE D.B. 198, PG. 315 FOR C&P TELEPHONE COMPANY EASEMENTS.
- SEE D.B. 201, PG. 209 FOR VEPCO EASEMENTS.

AREA BREAKDOWN

- AREAS WITHIN PRIVATE ROAD RIGHT-OF-WAY = 0.434 AC.
- LIMITED COMMON AREAS = 0.370 AC.
- AREA OF LOTS = 0.901 AC.
- COMMON AREA = 0.819 AC.
- TOTAL AREA OF SITE = 2.090 AC.

NO.	DELTA	RADIUS	LENGTH
1	11°07'30"	118.00'	22.91'
2	09°48'40"	118.00'	20.21'
3	9°45'12"	118.00'	20.02'
4	14°18'29"	118.00'	29.47'
5	01°17'11"	431.74'	9.69'
6	02°27'59"	431.74'	18.59'
7	02°45'15"	431.74'	20.75'
8	02°30'24"	431.74'	18.89'
9	02°49'47"	431.74'	21.32'
10	03°28'45"	431.74'	28.22'
11	44°57'51"	118.00'	92.60'
12	15°19'21"	431.74'	115.46'



WAREHAM'S POND ROAD (72' R/W)

GOLF COURSE GALLERY EASEMENT  
P.B. 35, PG. 62



HARROP'S GLENN - PHASE I  
BEING A  
SUBDIVISION OF PARCEL 1  
P.B. 35, PG. 62  
JAMES CITY COUNTY, VIRGINIA  
FOR  
WAREHAM'S POND ASSOCIATES  
SCALE: 1" = 40' DATE: 3/17/80

Langley and McDonald  
ENGINEERS-PLANNERS-SURVEYORS  
VIRGINIA BEACH, VIRGINIA

REV. 5/5/80 LOT'S CHANGED TO 100 SERIES  
REV. 5/5/80 OWNERS NAME & NOTARY STATEMENT