

OWNER'S CONSENT & DEDICATION

This subdivision is with free consent and in accordance with the wishes and desires of the undersigned owners and proprietors. Title to the land shown hereon is vested in W. E. SHELDON by deed dated October 11, 1977 recorded in deed book 179 at page 691 in the clerks office of James City County.

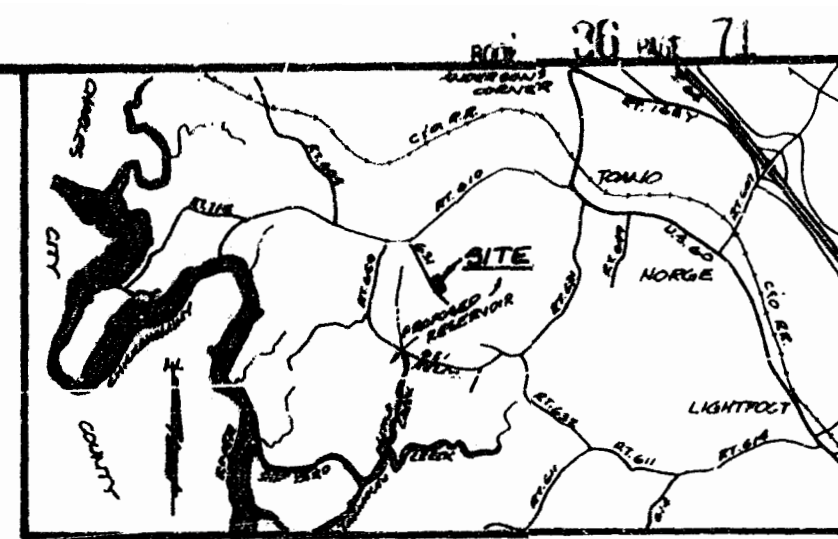
BY W. E. Sheldon BY _____
W. E. SHELDON

BUILDING RESTRICTIONS

1. PROPERTY IS ZONED A-1, GENERAL AGRICULTURAL.
2. TAX PARCEL NO. (21-1) (1-86).
3. MINIMUM LOT SIZE = 20,000 SQ. FT.
4. MINIMUM FRONTAGE = 100' @ SETBACK LINE.
5. FRONT SETBACK LINE = 35' MINIMUM.
6. REAR SETBACK LINE = 35' MINIMUM.
7. SIDE SETBACK LINE = 15' MINIMUM, A TOTAL OF 35' FOR BOTH.
8. ALL LOTS SHALL HAVE INDIVIDUAL SEPTIC TANK SYSTEMS.
9. ALL LOTS SHALL HAVE INDIVIDUAL WELLS. (CLASS II B)

LAND USE DATA

5 FT. STRIP FOR FUTURE WIDENING OF S.R. 631 = 2,500 ± = 0.058 AC±
AREA OF LOTS = 132,500 ± = 3.018 AC±
TOTAL AREA SUBDIVIDED = 135,000 ± = 3.076 AC±



LOCATION MAP
SCALE: 1" = 2 MILES

STATE OF VIRGINIA,

I, Patricia Anne Stewart, a Notary Public do certify that the persons whose names are signed to the foregoing writing have acknowledged the same before me in my city and state aforesaid. Given under my hand this 20th day of February 19 81. My commission expires August 30, 1982.

STATE OF VIRGINIA, COUNTY OF JAMES CITY

In the clerk's office of the circuit court for the county of James City the 20th day of February 19 81, this map was presented and admitted to the record as the law directs.

Tests: Fred M. Flannery, Clerk
Plate Book 36 Page 71

CERTIFICATE OF APPROVAL

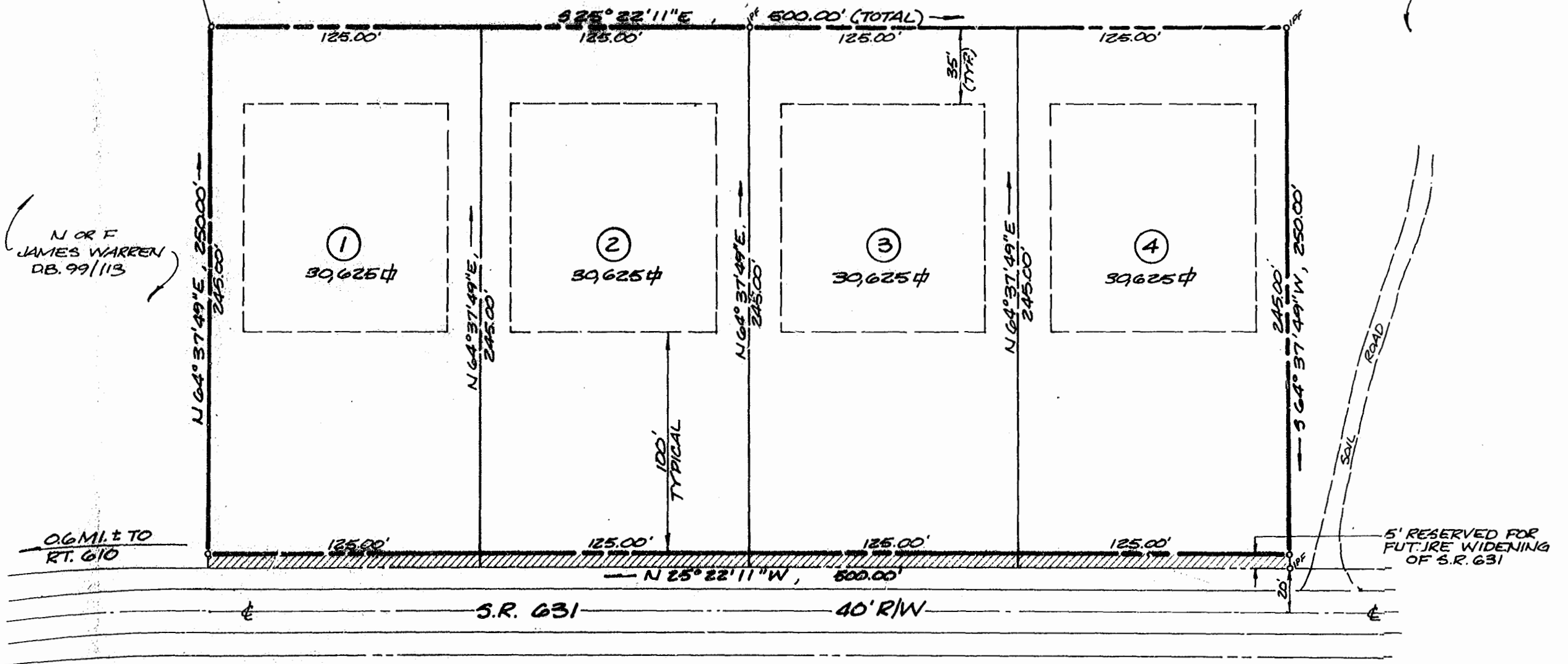
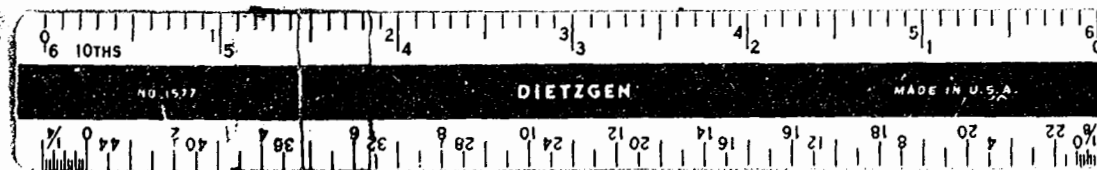
This subdivision known as _____ is approved by the undersigned in accordance with existing subdivision regulations and may be committed to record.

Date 2-5-81 J. N. Hall Highway Engineer
Date 2-18-81 Cony A. Hagg Health Officer
Date 2-20-81 _____ Agent of Governing Body

N OR F JAMES WARREN DB. 99/113

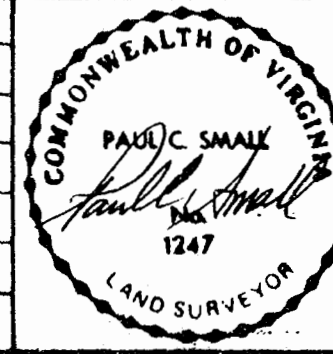
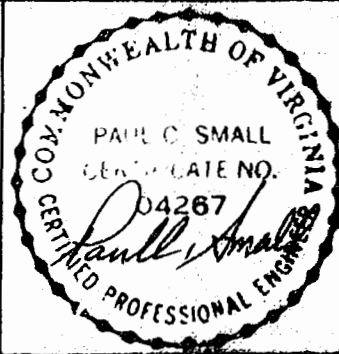
CGM.L.± TO RT. 610

3:15 p.m.
Recorded 20th day of Oct. 1981
in _____
D. B. No. 811 pages 464
Fred M. Flannery Clerk



ENGINEER'S & SURVEYOR'S CERTIFICATE

I hereby certify that to the best of my knowledge and belief, 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 have been complied with. Given under my hand this 8th day of Sept. 1980 BY Paul C. Small Paul C. Small, P.E., C.L.S.



No.	DATE	REVISION/COMMENT/NOTE	BY

PLAT OF LAKESIDE WEST

POWATAN DISTRICT JAMES CITY COUNTY VIRGINIA
Small Engineering, Inc.
Engineers, Planners, Surveyors
625 Ironbound Road #04 253-0040
WILLIAMSBURG, VA 23185
Scale 1" = 60'
Date SEPTEMBER, 1980
Job 3612