

**OWNER'S CONSENT & DEDICATION**  
 THIS SUBDIVISION IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE WISHES AND DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETORS.  
 TITLE TO THE LAND SHOWN HEREBY IS VESTED IN FORD'S COLONY AT WILLIAMSBURG, INC.  
 BY DEEDS AS FOLLOWS:  
 DEED BOOK 143 PAGE 211 DATED JANUARY 31, 1973  
 DEED BOOK 143 PAGE 550 DATED NOVEMBER 15, 1973  
 DEED BOOK 143 PAGE 708 DATED FEBRUARY 26, 1973  
 DEED BOOK 148 PAGE 485 DATED OCTOBER 27, 1973  
 DEED BOOK 148 PAGE 487 DATED OCTOBER 27, 1973  
 DEED BOOK 245 PAGE 185 DATED MARCH 12, 1984

RECORDED IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF THE CITY OF WILLIAMSBURG AND COUNTY OF JAMES CITY, VIRGINIA.  
 BY Paul C. Small  
 BY Paul C. Small

STATE OF VIRGINIA,  
 I, Paul C. Small, A NOTARY PUBLIC DO CERTIFY THAT THE PERSONS WHOSE NAMES ARE SIGNER TO THE FOREGOING WRITING HAVE ACKNOWLEDGED THE SAME BEFORE ME IN MY CITY AND STATE AFORESAID.  
 GIVEN UNDER MY HAND THIS 2nd DAY OF April, 1985.  
 MY COMMISSION EXPIRES August 1988

STATE OF VIRGINIA, COUNTY OF JAMES CITY  
 IN THE CLERK'S OFFICE OF THE CIRCUIT COURT FOR THE COUNTY OF JAMES CITY THE 2nd DAY OF April, 1985, THIS MAP WAS PRESENTED AND ADMITTED TO THE RECORD AS THE LAND SURVEY.  
 TESTE: William S. Ward, CLERK  
 PLAT BOOK 40, PAGE 63

**CERTIFICATE OF APPROVAL**  
 THIS SUBDIVISION KNOWN AS FORD'S COLONY AT WILLIAMSBURG, SECTION II IS APPROVED BY THE UNDERSIGNED IN ACCORDANCE WITH EXISTING SUBDIVISION REGULATIONS AND MAY BE COMMITTED TO RECORD.

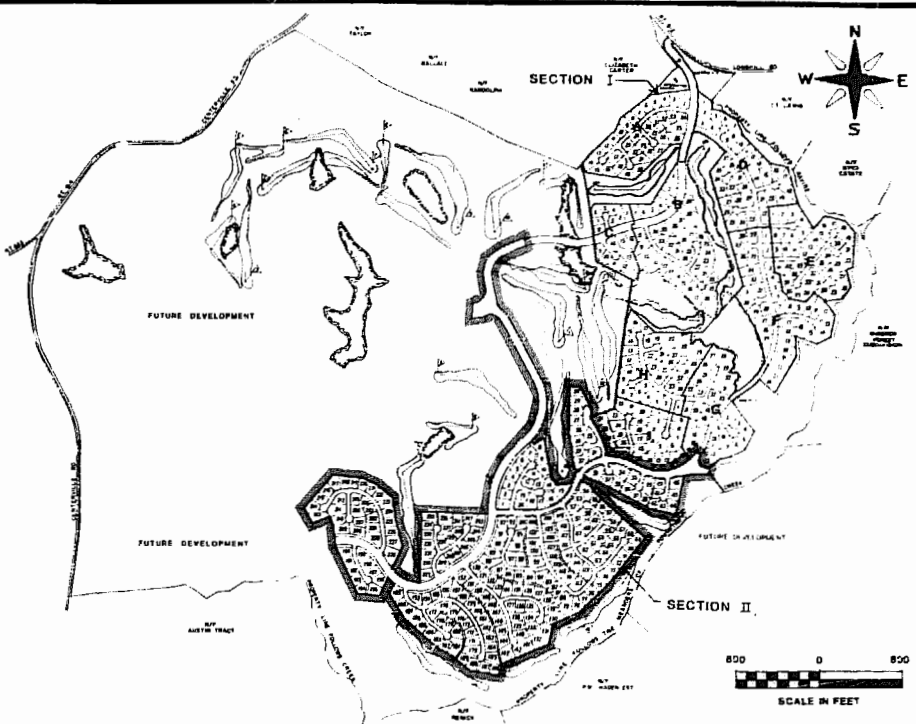
April 1, 1985 Paul C. Small  
 DATE HEALTH OFFICER  
April 2, 1985 William S. Ward  
 DATE AGENT OF GOVERNING BODY

**ENGINEER'S & SURVEYOR'S CERTIFICATE**  
 I CERTIFY THAT THIS PLAT AND SUBDIVISION WAS MADE BY MYSELF AT THE DIRECTION OF THE OWNER, AND THAT THE SUBDIVISION IS ENTIRELY WITHIN THE BOUNDARIES OF LAND COVERED BY DEEDS ONLY OF RECORD IN THE CLERK'S OFFICE OF THE CIRCUIT COURT OF JAMES CITY COUNTY, VIRGINIA IN THE AFOREMENTIONED DEED BOOKS.

THIS SUBDIVISION AS IT APPEARS ON THIS PLAT CONFORMS TO THE APPLICABLE REGULATIONS RELATING TO THE SUBDIVISION OF LAND.  
 GIVEN UNDER MY HAND THIS 2nd DAY OF April, 1985.  
 BY: Paul C. Small  
 PAUL C. SMALL, P.E., C.L.S.

NOTE: FOR PURPOSES OF COMPLIANCE WITH BUILDING LOCATION REQUIREMENTS PURSUANT TO SECTION 20-80 OF JAMES CITY COUNTY ZONING ORDINANCE, 8011: NO RESTRICTIVE LINES, CONSTRUCTION AREA LIMITS, AND SETBACK LINES REFERRED TO THEREIN ARE HEREBY COINCIDENT WITH THE LOT PROPERTY LINES. OWNERS AND BUILDERS ARE REFERRED TO THE "DECLARATION OF RESTRICTIVE COVENANTS, SECTION II, FORD'S COLONY AT WILLIAMSBURG" FOR ADDITIONAL BUILDING RESTRICTIONS AND REGULATIONS IMPOSED BY THE DEVELOPER AND ON HIS ASSIGNS.

409 pp.  
 Revision of Plat of Capital  
 D.E. No. 245  
 William S. Ward, Clerk



**LAND USE NOTES**

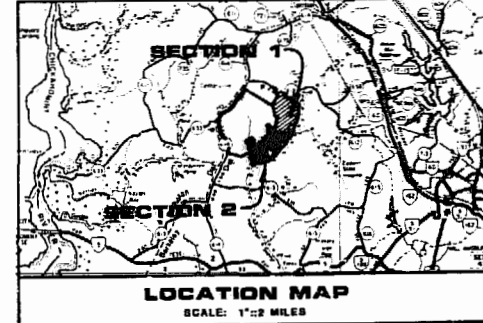
1. TOTAL AREA OF RESIDENTIAL LOTS	118.4994 AC
2. TOTAL AREA OF STREET R/Ws	39.9565 AC
3. TOTAL AREA OF GREENWAYS	8.8685 AC
4. TOTAL AREA OF PUMP STATION LOT	0.1777 AC
5. TOTAL AREA OF SECTION II	167.5020 AC
6. TOTAL NUMBER OF LOTS	249
7. AVERAGE AREA OF LOTS	20730 SF
8. GROSS LOTS PER ACRE	1.4865

- DEVELOPMENT NOTES**
- PROPERTY IS ZONED "R-4" RESIDENTIAL PLANNED COMMUNITY.
  - ALL LOTS ARE TO BE PROVIDED WITH WATER AND SEWER SERVICE BY THE JAMES CITY SERVICE AUTHORITY.
  - ALL STREETS ARE TO BE PRIVATELY OWNED AND MAINTAINED.
  - ALL LOTS ARE WITHIN THE ORIGINAL BOUNDARY SURVEY OF RECORD.

**INDEX TO PLAT SHEETS**

LOT 1 TO LOT 20	20 LOTS	SHEET 2 OF 13
LOT 21 TO LOT 30	10 LOTS	SHEET 3 OF 13
LOT 31 TO LOT 46	16 LOTS	SHEET 4 OF 13
LOT 47 TO LOT 75	28 LOTS	SHEET 5 OF 13
LOT 76 TO LOT 112	37 LOTS	SHEET 6 OF 13
LOT 113 TO LOT 152	40 LOTS	SHEET 7 OF 13
LOT 153 TO LOT 189	37 LOTS	SHEET 8 OF 13
LOT 190 TO LOT 199	10 LOTS	SHEET 9 OF 13
LOT 200 TO LOT 228	29 LOTS	SHEET 10 OF 13
LOT 229 TO LOT 249	21 LOTS	SHEET 11 OF 13
ST. ANDREWS DRIVE	-	SHEET 12 OF 13
FORD'S COLONY DRIVE & ST. ANDREWS DRIVE	-	SHEET 13 OF 13

TOTAL = 249 LOTS



NO	DATE	REVISION / COMMENT / NOTE	BY



**AES**, a professional corporation  
 1761 Jamestown Road  
 Williamsburg, Virginia, 23185  
 804-253-0040  
 engineering, Planning, Surveying



**PLAT OF FORD'S COLONY AT WILLIAMSBURG SECTION II**  
 POWHATAN DISTRICT JAMES CITY COUNTY VIRGINIA

Designed	Drawn
ACB/SLA	ALL
Scale	Date
NOTED	FEB., 1985
Project No	5652
Drawing No	1 of 13

