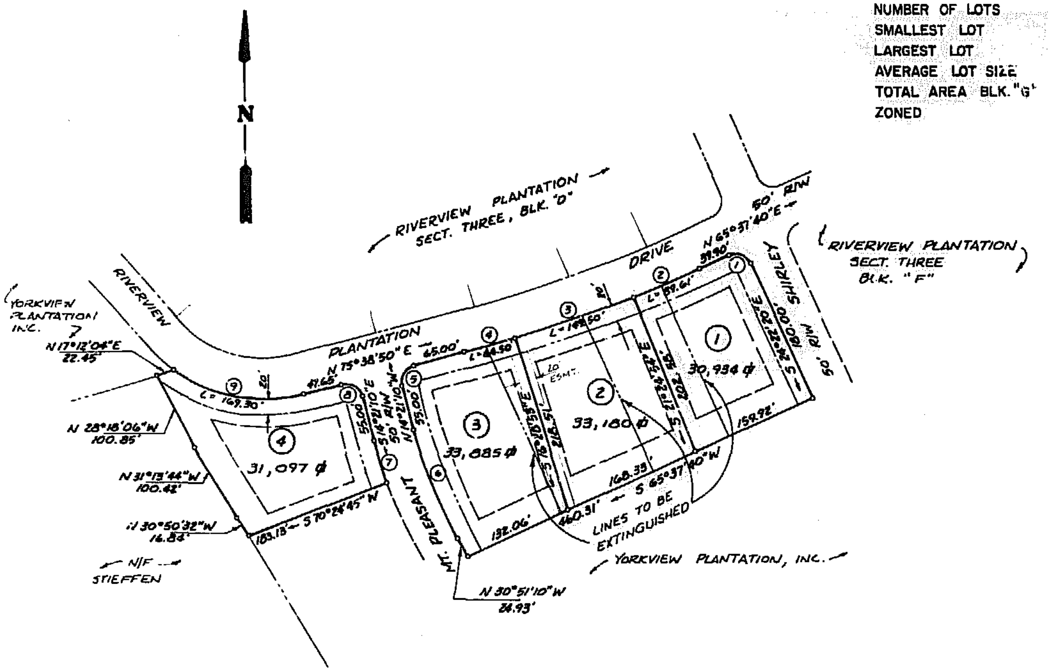
AREA TABULATIONS

NUMBER OF LOTS	4	
SMALLEST LOT	30,934	S.F.
LARGEST LOT	33,885	S.F.
AVERAGE LOT SIZE	32,274	S.F.
TOTAL AREA BLK. "G"	129,096	S.F.
ZONED	R1	



CURVE DATA

NO.	DELTA	RADIUS	ARC	TAN	CHORD	CH. BEARING
1	90°00'00"	20.00'	31.42'	20.00'	28.28'	S 69°22'20" E
2	02°57'26"	1736.16'	89.61'	44.81'	89.60'	N 67°06'23" E
3	04°56'01"	1736.16'	149.50'	74.79'	149.45'	N 71°03'07" E
4	02°07'45"	1736.16'	64.50'	32.25'	64.50'	N 74°31'59" E
5	90°00'00"	20.00'	31.42'	20.00'	28.28'	N 30°38'50" E
6	16°30'00"	497.27'	143.20'	72.10'	142.71'	N 22°36'10" W
7	05°14'05"	547.27'	50.00'	25.02'	49.98'	S 16°58'13" E
8	90°00'00"	20.00'	31.42'	20.00'	28.28'	S 59°21'10" E
9	50°26'07"	192.33'	169.30'	90.57'	163.88'	S 79°08'07" E

DENOTES BLOCK "G" LOT LINES RECORDED IN P.B. 20, PG. 37 TO BE EXTINGUISHED

PROPERTY LINE

DRAINAGE & UTILITY EASEMENT

MINIMUM SETBACK LINE
FRONT 35'
REAR 35'
SIDE 15'

MINIMUN FRONTAGE - 100' AT SETBACK

100 50 0 100 200 300
GRAPHIC SCALE

SURVEYOR'S CERTIFICATE:

To the best of my knowledge and belief all of the requirements set forth in the ordinance for approving plats of subdivisions for recordation in James City County, Virginia, have been complied with.

Lynn D. Evans C.L.S. #1279
Lynn D. Evans, C.L.S.

State of Virginia, County of James City: In the Clerk's office of the Circuit Court for the County of James City, the map shown hereon was presented and admitted to record as the law directs.

Teste: Helene S. Ward Clerk Date 4/17/85

Plat Book 40 Page 75 Date 4/17/85

SUBDIVISION CERTIFICATE:

The subdivision of land as shown on this plat is with the free consent and in accordance with the desires of the undersigned owner.

By: x [signature]

NOTARIZATION:

State of Virginia, City/County of James City to wit I [signature], a notary public certify that the person whose name is signed to the foregoing writing have acknowledged the same before me in my City/County aforesaid.
Given under my hand and seal this 12 day of April, 1985.
My commission expires Oct 16, 1987.

SOURCE OF TITLE:

The property as shown on this plat was conveyed to Yorkview Plantation, Inc., as recorded in Deed Book 92 Page 632 in the Circuit Court of James City County.

CERTIFICATE OF APPROVAL:

This subdivision as shown on this plat is approved by the undersigned in accordance with subdivision regulations and may be committed to record.

[signature] 4/17/85
Agent of Governing Body Date

J. D. Hall 4-12-85
Highway Department Date

[signature] 11 Apr 1985
Health Department Date

VICINITY MAP - SCALE: 1" = 2000'

1 of 2

1361

THE DEYOUNG-JOHNSON GROUP, INC.
ENGINEERS · ARCHITECTS · SURVEYORS
P.O. BOX 197 WILLIAMSBURG, VIRGINIA 23187 (804) 253-0673

DATE SEPT., 1984 | DESIGNED T.C.S. | DRAWN T.G.S. | SCALE 1" = 100'

12:44 p.m.
17th day of April 1985
D.B. 261 page 93
Helene S. Ward Clerk

RESUBDIVISION
RIVERVIEW PLANTATION
SECTION THREE, BLOCK 'G'
JAMES CITY COUNTY VIRGINIA
OWNER/DEVELOPER
YORKVIEW PLANTATION, INC.

1361